

## Kaitlyn Elliott (Planning)

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**From:** John Hornick (Fire Services)  
**Sent:** Wednesday, September 18, 2024 3:09 PM  
**To:** Beth Garmon (CDI: Planning)  
**Cc:** Katie L. Greenway (CDI: Planning); Kaitlyn Elliott (Planning); Jerry Smith (Fire Services); Michael Vieira (Fire Services)  
**Subject:** Fire Comments

**Tuesday, October 21<sup>st</sup>, 2024** Hall County Planning Commission Meeting.

[\(B\) 2811 Athens Highway | Use Subject to County Commission Approval | from Agricultural Residential-IV \(AR-IV\) to Heavy Industrial \(I-II\) & Gateway Corridors Overlay District \(GCOD\) | on a 21.21± acre tract located on the east side of Athens Highway approximately 1,556 feet from its intersection with Squires Road | Zoned AR-IV, Tax Parcel 15023 000037 | Proposed Use: Outdoor storage | \\*\\* Commission District 3 | Paden M. Dunagan, applicant](#)

Hall County Fire Marshal's Office Comments:

- 1) The project narrative describes a welding shop structure that will be approximately 70,000 SF however the site plan overview and architectural drawings show building A, the proposed welding shop to be 64,200 SF. The applicant will have to revise the application to show what the building size will be 70,000 SF or 64,200 SF
- 2) The site plan overview dimensions of building A do not match the dimensions for building A in the architectural drawings, the site plan and architectural dimensions should match. Applicant will have to revise application and include site development and architectural plans that have matching dimensions.
- 3) In the project narrative the applicant describes the 70,000 SF building as a welding shop while the architect in the architectural plans classifies the occupancy as a mercantile, both the project narrative and architectural drawings will need to reflect the same occupancy classification. Applicant will have to revise application to shown correct occupancy.
- 4) The Hall County Fire Marshal's Office considers the engineered site development plan conceptual in nature and if approved will have to meet all applicable code requirements of the International Fire Code 2018 edition. Engineered concept plan does not meet fire code as proposed.
- 5) The Hall County Fire Marshal's Office considers the architectural plan conceptual in nature and if approved will have to meet all the applicable code requirements of Life Safety Code 2018 edition, and International Building Code 2018 edition. Architectural concept plan does not meet fire code as proposed.
- 6) Architect indicates the welding shop will not have a fire protection system installed. The Hall County Fire Marshal's Office will determine if a fire protection system is required based of accurate code analysis data, construction type, occupancy classification, and building height provided by the architect.
- 7) The project narrative, engineered site overview, and architectural plans should match.
- 8) A fire protection system will be required for the 45,000 SF transfer station and 10,000 SF paint building.
- 9) All 3 buildings will be required to have an emergency responder radio frequency test completed to determine the radio signal strength inside the building, any building failing the test will be required to have a bi-directional antenna system designed, installed, and certified.
- 10) Additional fire hydrants will have to be installed throughout the development to meet the hose lay distance requirements of the International Fire Code Chapter 5, Section 507
- 11) Fire apparatus accessibility as shown on the proposed site plan does not meet code requirements of the International Fire Code Chapter 5, Section 503

Regards,

**John Hornick, NPQ Fire Service Plans Examiner 1**

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