



# City of Madison

City of Madison  
Madison, WI 53703  
[www.cityofmadison.com](http://www.cityofmadison.com)

## Agenda - Approved

### BUILDING CODE, FIRE CODE, CONVEYANCE CODE AND LICENSING APPEALS BOARD

---

Tuesday, June 18, 2019

12:15 PM

215 Martin Luther King, Jr. Blvd.  
Room 13 (Madison Municipal Building)

---

If you need an interpreter, translator, materials in alternate formats or other accommodations to access this service, activity or program, please call the phone number below immediately.

Si necesita un intérprete, un traductor, materiales en formatos alternativos u otros arreglos para acceder a este servicio, actividad o programa, comuníquese inmediatamente al número de teléfono que figura a continuación.

Yog tias koj xav tau ib tug neeg txhais lus, ib tug neeg txhais ntawv, cov ntaub ntawv ua lwm yam los sis lwm cov kev pab kom siv tau qhov kev pab, kev ua num los sis kev pab cuam no, thov hu rau tus xov tooj hauv qab no tam sim no.

Building Inspection, 608-266-4551

#### CALL TO ORDER / ROLL CALL

#### APPROVAL OF MINUTES

May 21, 2019: <http://madison.legistar.com/Calendar.aspx>

#### PUBLIC COMMENT

#### DISCLOSURES AND RECUSALS

Members of the body should make any required disclosures or recusals under the City's Ethics Code.

#### PETITION FOR VARIANCE, AREA EXCEPTIONS OR APPEALS

1. [55884](#) 308 N. Carroll St.  
BLDVAR-2019-07150  
Scott Pratt of Live Here, LLC is seeking a variance from IBC 1011.10 to allow a spiral stair to be used as an exit for space of 900 sq. ft. and 8 occupants. The proposed stair was previously considered with no action taken by the Building Board of Appeals. Design alterations have been made to the stairway to meet the code requirements except for the required 7.5" tread depth at a point 12" from the narrow edge.  
Alder District #4

2.     [56348](#)       1277 Deming Way  
                  BLDVAR-2019-07800

Dean Health Plan Inc. is seeking a variance to allow for an exemption of SPS 363.0401 and SPS 363.0402, requiring structures that are heated and cooled to meet the IECC standards.  
Alder District #9

3.     [56350](#)       5006 Buckeye Rd.  
                  BLDVAR-2019-07776

Mike Foerster Real Estate is seeking a variance from SPS 321.06, requiring a minimum headroom of 7 ft. fir 50% of habitable room. A previous second-level attic storage space has been opened, finished, and converted to habitable space that is open to the lower level with an approximate headroom of 54" (4'6") at the center and 24" (2') at the edges.

Proposed equivalence:

1. Install guard rail 36" in height over open area to lower level.
2. Interconnected smoke detector in area.
3. Tempered glass or safety film on window in area.
4. Designate area not to be used for sleeping.

Alder District #15

4. [56351](#) 1953 Schlimgen Ave.  
BLDVAR-2019-07803

Michael Moline is seeking a variance from:

1. SPS 321.04 (2)d1 - Stairways shall be provided with a minimum headroom clearance of 76 in. measured vertically from a line parallel to the nosing of the treads to the ceiling, soffit, or any overhead obstruction directly above that line. Headroom at the bottom of the basement stairs is 75"; needs 76"
2. SPS 321.04 (2)d1 - Stairways shall be provided with a minimum headroom clearance of 76 in. measured vertically from a line parallel to the nosing of the treads to the ceiling, soffit, or any overhead obstruction directly above that line. Headroom at the top of the basement stairs is 60"; needs 76"
3. SPS 321.06 - All habitable rooms, kitchens, hallways, bathrooms, and corridors shall have a ceiling height of at least 7 ft. Attic room ceiling height is 5'9" at peak and 3' at knee walls; need 7' height for 50% of room.
4. SPS 321.04(2)a1 - Stairways shall measure at least 36 in. in width. Stair width to the attic is 21" at last five steps; need 36".
5. SPS 321.05 - The area of the glazed openings shall be at least 8% of the net floor area. Natural light and ventilation in the basement is 5.65% of the floor area; need 8%.

Proposed equivalence:

1. Interconnected smoke detectors installed in the lower level.
2. Interconnected smoke detectors installed in the attic level.
3. Interconnected smoke detectors installed in the attic level.
4. Interconnected smoke detectors installed in the attic level.
5. Install artificial light and comply with IBC 1205.3 of the commercial code, 10 ft. candles.

Alder District #12

## ADJOURNMENT