



Land Use Planning Division
 1600 SE 190th Ave, Ste 116
 Portland OR 97233
 Ph: 503-988-3043 Fax: 503-988-3389
 multco.us/landuse

**FIRE SERVICE AGENCY
 REVIEW**

TO THE APPLICANT: Take this form to the Structural Fire Service Provider* that serves your property along with the following:

- A site plan drawn to scale showing the subject property, its improvements, location of fire hydrants and driveway information;
- A floor plan of the proposed development; and
- A fire flow report from your water purveyor (if applicable) [Not applicable for Properties served by MCRFD#14 customers]
- After the fire official signs this form, include it with your application material. See Fire Code Application Guide for fire-related access standards and fire flow information.

*If your property is not served by a structural fire service provider, your project is to be reviewed by the appropriate building official serving your property.

Address of Site 13195 NW McNamee Road, Portland MCO 97231
 Map & Tax Lot: 2N1W32B703 'R' number R649631870
 Description of Proposed Use: Single Family Dwelling
 Total Square Footage of Building (including roof projections, eaves & attached structures): 4,994
 Applicant Name: Dieter Waiblinger Phone: _____
 Mailing Address: 604 NE 84th Circle
 City: Vancouver State: WA Zip Code: 98665 Email: dieter@yogalifeink.com

STRUCTURAL FIRE SERVICE AGENCY REVIEW

Fire Agency completing this form: Tualatin Valley Fire & Rescue Date of Review May 28, 2019

- The subject property is located within our service boundaries or is under contract.
- The subject property is outside of our service boundaries and will not be providing fire protection services via contract. (Additional review is not needed.)

**** Access Review by Structural Fire Service Agency Providing Service ****

- The proposed development is in compliance with the fire apparatus access standards of the Oregon Fire Code standards as implemented by our agency.
- The following access improvements must be completed prior to issuance of the building permit and be re-inspected by our agency before flammable materials are placed on the property.

Applicant proposes installation of an NFPA 13 D fire sprinkler system in lieu of a fire apparatus turnaround, OFC 503.1.1 Ex. # 1.

Provide a physical address visible from both approaches of NW McNamee Road. OFC, 505. Driveway to be an all-weather surface capable of sustaining 60K gross vehicle weight and 12.5 wheel loading. OFC, 503.2.3

- The proposed development is **not** in compliance with the adopted Fire Service Agency's access standards. The proposed building/structure is required to have a fire sprinkler system installed in compliance with Section 903.1.3 (NFPA 13D) of the Oregon Fire Code.

Fire Official: Please sign or stamp the presented site plan & floor plan and attach it to this form.

Dieter Waiblinger
DFM / CFI

Signature & Title of Fire Official

See Other Side

Dieter Waiblinger

STRUCTURAL FIRE SERVICE AGENCY REVIEW, cont.

**** Fire Flow by Structural Fire Service Agency Providing Service ****

The structure, building or addition is exempt from the fire flow standards of the OFC B-105.2.

- The proposed non-commercial structure is less than 3,600 sq. ft. (including the horizontal projections of the roof) and there is 1,000 gallons per minute of fire-flow available at 20 psi from public water lines. No mitigation measures are necessary.
- The proposed non-commercial structure is more than 3,600 sq. ft. (including the horizontal projections of the roof) and the fire-flow & flow duration at 20 psi is available from public water lines or private well and is in compliance with minimums specified in Appendix B, Table B105.1 of the Oregon Fire Code. No mitigation measures are necessary.
- The existing fire-flow & flow duration available from public water lines or private well is not adequate to serve the proposed non-commercial structure in compliance with Appendix B of the Oregon Fire Code. The following mitigation measures are necessary* and must be installed prior to occupancy or use of the structure.
 - A monitored fire alarm must be installed.
 - Class A or non-combustible roof materials must be installed.
 - Defensible space of 30 feet around the structure/building/addition.
 - A defensible space of 100 feet around the structure/building/addition due to slopes greater than 20 %.
 - A fire sprinkler system meeting Section 903.1.3 (NFPA 13D) of the Oregon Fire Code shall be installed.
 - Other Manual fire suppression water to be provided through fire district water tender operations.

* The above required structural features are required by the Oregon Fire Code and shall be shown clearly on all building plans.

Commercial/Industrial Buildings & Uses.

- The minimum fire flow and flow duration is available from public water lines or private well as specified in Appendix B, Table B105.1. No mitigation measures are required.
- The minimum fire flow & flow duration is not available from public water lines or private well as specified in Appendix B, Table B105.1. The following mitigation measures are required:

Drew DeBois

Signature & Title of Fire Official

To the Fire Official:

Drew DeBois

- Land Use Planning has determined that the proposed building will qualify as an Exempt Farm Structure and the property owner has indicated that the building will be used solely for farm purposes and they intend on using the provision under ORS 455.315 and will not be obtaining a building permit for its construction.

Multnomah County Land Use Planning



June 30, 2010

Matt Newman
NW Engineers LLC
Hillsboro, Oregon Suite 160
97124

Re: Luethe Measure 49 Category Land Division, 13225 NW McNamee Road, Portland Oregon

Dear Mr. Newman,

Thank you for the opportunity to review the proposed site plan surrounding the above named development project. Tualatin Valley Fire & Rescue endorses this proposal predicated on the following criteria and conditions of approval:

- 1) **FIRE APPARATUS ACCESS ROAD DISTANCE FROM BUILDING AND TURNAROUNDS:** Access roads shall be within 150 feet of all portions of the exterior wall of the first story of the building as measured by an approved route around the exterior of the building. An approved turnaround is required if the remaining distance to an approved intersecting roadway, as measured along the fire apparatus access road, is greater than 150 feet. (IFC 503.1.1) *Final footprint of the proposed structures is unknown at this time. Approval of access shall be confirmed with the fire district prior to issuance of a building permit.*
- 2) **FIRE APPARATUS ACCESS ROAD EXCEPTION FOR AUTOMATIC SPRINKLER PROTECTION:** When buildings are completely protected with an approved automatic fire sprinkler system, the requirements for fire apparatus access may be modified as approved by the fire code official. (IFC 503.1.1) *As per the applicant's representative, both new homes are to be provided with NFPA 13 D fire sprinkler systems.*
- 3) **SURFACE AND LOAD CAPACITIES:** Fire apparatus access roads shall be of an all-weather surface that is easily distinguishable from the surrounding area and is capable of supporting not less than 12,500 pounds point load (wheel load) and 60,000 pounds live load (gross vehicle weight). You may need to provide documentation from a registered engineer that the design will be capable of supporting such loading. (IFC D102.1) *Provide a roadway profile demonstrating that the driveways will sustain 60,000 pounds gross vehicle weight rating and 12,500 pounds point load.*
- 4) **GRADE:** Fire apparatus access roadway grades shall not exceed 10 percent. Intersections and turnarounds shall be level (maximum 5%) with the exception of crowning for water run-off. When fire sprinklers are installed, a maximum grade of 15% may be allowed. The approval of fire sprinklers as an alternate shall be accomplished in accordance with the provisions of ORS 455.610(5). (IFC 503.2.7 & D103.2)
- 5) **GATES:** Gates securing fire apparatus roads shall comply with all of the following: Minimum unobstructed width shall be 16 feet, or two 10 foot sections with a center post or island. Gates serving one- or two-family dwellings shall be a minimum of 12 feet in width. Gates shall be set back at minimum of 30 feet from the intersecting roadway. Gates shall be of the swinging or sliding type. Manual operation shall be capable by one person. Electric gates shall be equipped with a means for operation by fire department personnel. Locking devices shall be approved. (IFC D103.5) *A gate and or other traffic control devices are not depicted on the proposed site plan.*
- 6) **RURAL BUILDINGS - REQUIRED FIRE FLOW:** Required fire flow for rural and suburban areas in which adequate and reliable water supply systems do not exist may be calculated in accordance with National Fire Protection Association Standard 1142, 2001 Edition, when approved by the fire code official. Please contact the Fire Marshal's Office for special assistance and other requirements that may apply. (IFC B107) *Waived through the benefit of NFPA 13 D residential fire sprinklers within each new dwelling.*

North Division Office

14480 S.W. Jenkins Road, Beaverton, Oregon 97005-1152 Phone (503) 356-4700 Fax (503) 644-2214 www.tvfr.com

- 7) **ACCESS AND FIRE FIGHTING WATER SUPPLY DURING CONSTRUCTION:** Approved fire apparatus access roadways and fire fighting water supplies shall be installed and operational prior to any combustible construction or storage of combustible materials on the site. (IFC 1410.1 & 1412.1)
- 8) **PREMISES IDENTIFICATION:** Buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet numbers. Numbers shall be a minimum of 4 inches high with a ½ inch stroke. (IFC 505.1) *Provide a physical address visible from both approaches of NW McNamee Road.*

If you have questions or need further clarification, please feel free to contact me at (503) 356-4704

Sincerely,

Drew S. DeBois

Drew DeBois
Deputy Fire Marshal II

Copy: File, Multnomah County LUT



July 9, 2010

RE: Larry & Laura Luethe Property
13225 NW McNamee Road
Portland, Oregon 97231

On July 9, 2010 a site evaluation of the proposed Luethe M49 Category 1 Land Division for three parcels was conducted. The following are the results of that site evaluation in regards to these parcels in the Wildland Urban-Interface.

Parcel #1 was evaluated and found to be level ground with easy access. There ground cover was light grasses that would be removed for the construction. I found no Wildland Urban-Interface issues for this parcel. The trees along the outer edge were not considered Wildland Urban-Interface problems as they are deciduous type trees.

Parcel #2 was evaluated and the following was found.

- The topography was partially level with light grasses
- To the northeast edge were four Fir trees that would require as a minimum having ladder fuels trimmed up 10 feet to minimize fire hazard.
- The outer 6ft of slope area should have the Thistles and grasses cut down and removed from the site to minimize fire hazard.

Prior to any construction a secondary site evaluation shall be required to verify mitigation has taken place along with adequate access of 20 feet unobstructed roadway width is available.

Any questions please contact me.

Respectfully,

Edward P. Bonollo

Edward P. Bonollo, Deputy Fire Marshal
Tualatin Valley Fire & Rescue

Copy: Multnomah County LUT

SUBJECT PROPERTY
TAX MAP 2N1W32B
TAX LOT 703
15.07 ACRES

NOTES

1. THE FIELD WORK WAS PERFORMED DURING AUGUST 2017.
2. ELEVATIONS ARE ON AN ASSUMED DATUM BASED ON GOOGLE EARTH APPROXIMATION.



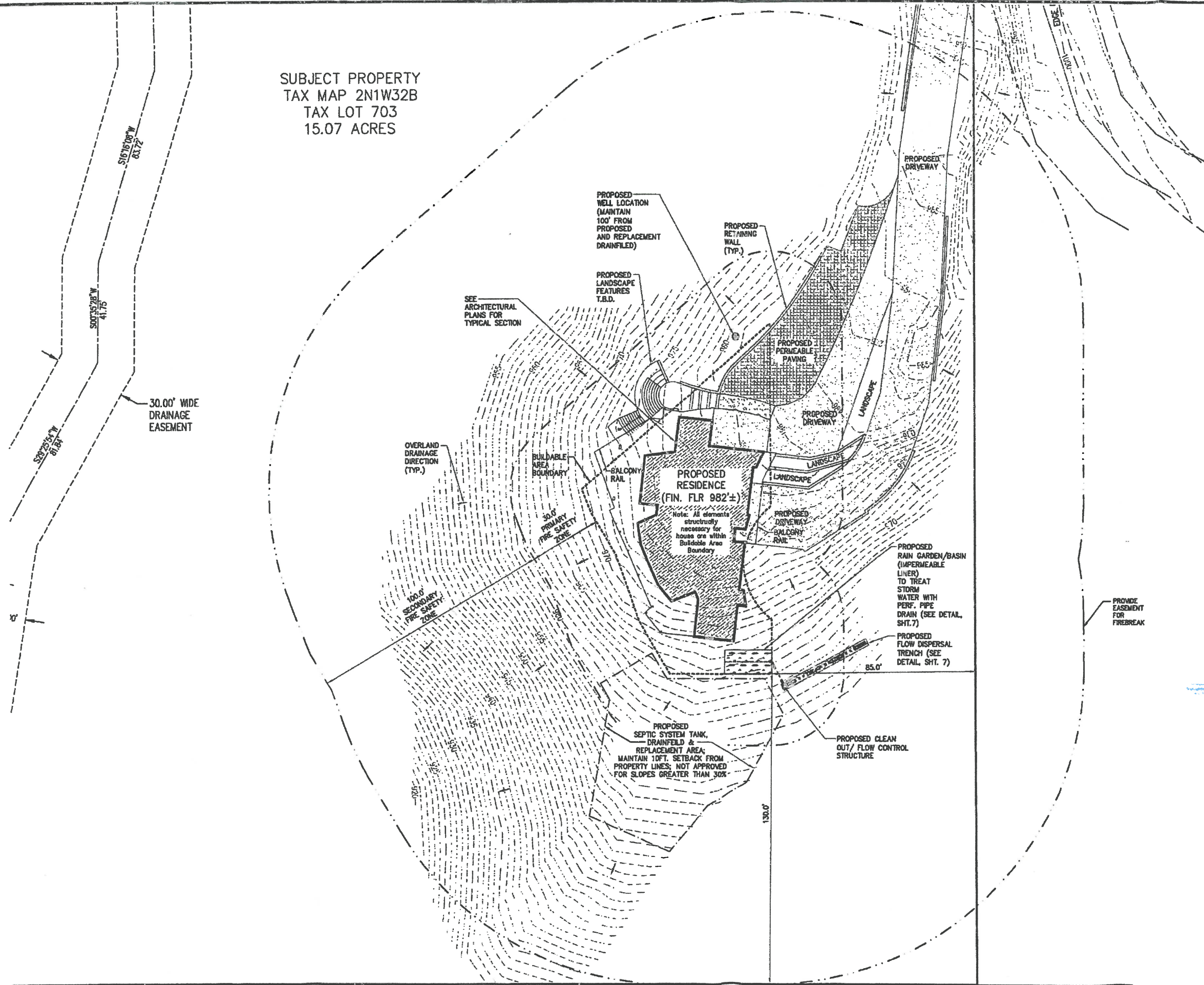
FOR: DIETER WAUBLINGER
609 NE 84TH CIRCLE
VANCOUVER, WA 98666
503-790-6453
SITE: TAX MAP 2N1W32B
MULTNOMAH COUNTY, OREGON

WAUBLINGER M49 RENEWAL
NO612
PRELIMINARY SITE PLAN
WITH FIRE BREAKS

REVISION	BY	DATE
1		
2		
3		
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5		
6		
7		

DESIGNED	DRAWN	REVIEWED	SUBMITTAL

PSIT 5 of 7



TUALATIN VALLEY FIRE & RESCUE
APPROVED
CONDITIONALLY APPROVED
APPROVAL OF THIS PLAN IS NOT AN APPROVAL OF
THE PROJECT OR ITS CONSEQUENTS.
SE: *Dieter Waublinger* DATE: 05/25/18
FW: *Drew DeBo* DATE: 05/25/18

