

Corrections Notice

January 12, 2024

Permit Application: SPRRN231785

Property address: 405 ANGLERS DR;

Following are the comments regarding the plan review for the above referenced application. We have noted several concerns and/or non-conforming items regarding the work to be performed. These items must be addressed through revised drawings submitted online through your My Items page in order to proceed.

Building Code Review (Reviewed By: Todd Carr)

1. Commercial Plunge Tubs: We must be provided the manufactures specifications on these tubs, if there all the same size and dimensions then we just need one manual to review along with any installation instructions. Please submit for review as the only item we recieved was an advertising flyer for the Plunge Tub.
3. New Shower Shown called "Rinse Off Station": We will need more information and details on this shower unit, see list below we have created for this.
 1. IBC Section 1202.5.2.1 Bathrooms. Rooms containing bathtubs, showers, spas and similar bathing fixtures shall be mechanically ventilated in accordance with the International Mechanical Code. This code section requires mechanical ventilation to be provided on all shower, please review and respond on how this will be met.
 2. ADA Compliance: All therapy offices that are open to the Public, shall be ADA compliant, this Shower will need to be ADA compliant, please provide details with dimensions on the type of ADA Shower you will call this, show benches if needed unless it meets roll-in shower dimensions, and also provide details on the controls and the specific locations of the controls in compliance with the 2009 ICC A117.1 manual
 4. IPC Section 421.4.1 Floor and wall area. Bathtub floors, shower floors, wall areas above built-in tubs that have installed shower heads and walls in shower compartments shall be constructed of smooth, corrosion-resistant and nonabsorbent waterproof materials. Wall materials shall extend to a height of not less than 6 feet (1829 mm) above the room floor level, and not less than 70 inches (1778 mm) above the drain of the tub or shower. Such walls shall form a water-tight joint with each other and with either the tub or shower floor. Please provide details on the finishes to be installed on this shower floor and wall, and also explain if there is a privacy curtain or door that will be installed.
 4. IBC Section 1209.2.1 Floors and wall bases.
In other than dwelling units, toilet, bathing and shower room floor finish materials shall have a smooth, hard, nonabsorbent surface. The intersections of such floors with walls shall have a smooth, hard, nonabsorbent vertical base that extends upward onto the walls not less than 4 inches (102 mm).
Please show us on the plans by labeling all flooring and base to be installed in both individual rooms with Plunge Tubs, but also in the main room that has two Plunge Tubs shown, show compliance with this section.
5. 1. Infrared Saunas: Please upload the manufactures specifications on all Sauna Unit types, currently your submittal shows two different types but your floor plans do not deviate and state the type to be installed in each of the 3 locations shown. You have shown a sauna unit that looks like a tanning bed "Prism", and a unit that looks like a traditional sauna box you enter into through a door. Upload all manufactures specifications and installation manuals to the permit for review, we will require them to be UL listed as well. Currently you

provided an overview manual of the Prism Light Pod, then a owners manual for the Ally, Compose, Festive 2,3 and 6 person steam saunas, please tell us which sauna model you will be purchasing and then list it on the floor plan as well. I did search the website and could not find actual specifications that show these are UL Listed, so please reach out to the company and ask for UL Listing and Testing information for us. Also the owners manual for the Ally, Compose, and Festive Sauna you provided call these steam saunas, this will trigger mechanical ventilation to be designed and submitted for review due to the production of steam and moisture in the building.

2. Please explain if at minimum one sauna unit will be ADA compliant for entry, access, and if not roll-in then for seating as well once you have transferred into the unit. \

3. Sauna by Rinse Off Shower: Entry to this unit is not shown on the plans, please show the entry point.

4. Once we read the manufactures specifications, we may need mechanical ventilation dependent if these units actually produce heat the would raise the temperture inside the office and individual units. to be determined.

5. Electrical Connections: To be reviewed and determined if more information is needed on existing panel loads if the sauna units have the need for specific power loads above and beyond what is available.

6. Change Stations: Please provide exact dimensions of the changing rooms shown, also explain how privacy will be met. Also review the 2009 ICC A117.1 manual for accessibility for dressing, fitting, locker rooms Section 803, then show compliance on the floor plans and section views or code sections being added to explain compliance.

7. Plunge Tubs: Which tub will meet ADA requirments, or please explain how ADA requirements will be met for the general public to access and use the Plunge Tub.

Environmental Health Review (Reviewed By: Heather Savalox)

Utilities Review - Mt. Werner (Reviewed By: Beau Cahill)

1. need additional plans detail: Seeing building department corrections related to new plumbing and fixtures. need additional plans detail

2. Plant investment Fee form must be filled out and submitted to Mt. Werner Water. Form can be downloaded from mwwater.com; please email completed form to bcahill@mwwater.com. Must be able to verify form against complete plans

If I can provide any further information to you, please feel free to contact me at (970) 870-5334 or by email at mmichael-ferrier@co.routt.co.us.

Sincerely,



Malea Michael-Ferrier

Sr Permit Tech/Plan Reviewer Assistant