

From: Daniel Horn <dhorn@gilpincounty.org>
Date: Wednesday, April 25, 2018 at 4:12 PM
To: Paul Ondr <pvondr@timberlinefire.com>
Cc: Tami Archer <tarcher@gilpincounty.org>, Stephen Strohming <sstrohming@gilpincounty.org>
Subject: RE: Roosevelt ridge

I have attached a copy of the original resolution approving Roosevelt Ridge, it does not appear to mention anything specifically requiring fire sprinkler systems. Although there may be something for you to enforce under condition #9, the caveat being the verbiage *code improvements*.

However, removing a fire sprinkler system requires a demolition permit issued by our office, by issuing this permit he is then subject to the 2015 IRC which requires sprinkler systems over 3600 sq ft heated floor space. This house is well over that mark at 7,381 sq ft total area with 4,668 sq ft of heated space.

AND the Roosevelt Ridge Covenants, Conditions, and Restrictions (CCR) along with the attached Resolution were recorded against their title (meaning they have to abide by the CCR and Resolution). A condition of the CCR is that every house must be built with a fire sprinkler suppression system, if he starts asking if other houses were built without sprinkler systems then the fault lies with the Roosevelt Ridge HOA or whatever their name is.

So, in short, NO they definitely cannot remove their fire sprinkler system.

Sincerely,

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