



MAURA HEALEY
GOVERNOR

KIM DRISCOLL
LIEUTENANT GOVERNOR

YVONNE HAO
SECRETARY, EXECUTIVE OFFICE
OF ECONOMIC DEVELOPMENT

Commonwealth of Massachusetts
Division of Occupational Licensure
Office of Public Safety and Inspections
1000 Washington Street, Suite 710
Boston, Massachusetts 02118

LAYLA R. D'EMILIA
UNDERSECRETARY, CONSUMER
AFFAIRS AND BUSINESS
REGULATION

SARAH R. WILKINSON
COMMISSIONER, DIVISION OF
OCCUPATIONAL LICENSURE

Minutes
BBRS Building Code Appeals Board (BCAB)
Meeting Location: Virtual Microsoft Teams-Meeting
August 1, 2024

Meeting Called to order by the Chairman Michael McDowell, at 9:30 a.m. followed by Roll call:

Board Members Present:

Jeffrey Clemons
Michael McDowell, Chairman
Jacob Nunnemacher

Guests Present:

See sign-in sheet for each case:

- Case Number:** 24-0065
Appellant: Nicole Townsend
Property Address: 226 Sargeant Street, Holyoke, MA. 01040
Summary of Case: Appellants sought relief from 527 CMR 24.00, 2015 IBC, 780 CMR Chapter 9 & 780 CMR Chapter 10, with respect to new construction.

Jacob Nunnemacher made a **MOTION** that was **SECONDED** by Jeffrey Clemons, to **OVERTURN** The Building Official's order of **780 CMR Chapter 9** (Fire Alarm System) and **780 CMR Chapter 10** (Exit lights and Exit Signs) and noting that the building official was not present so the board could not ask him questions. The Motion was approved by unanimous vote.

- Case Number:** 24-0068
Appellant: John Slyman (Owner-7 Broad Street LLC.)
Property Address: 7 Broad Street, North Attleboro, MA. 02760
Summary of Case: Appellants sought relief from 2015 MSBC Section 102.6.4, with respect to an existing building.

Jeffrey Clemons made a **MOTION** that was **SECONDED** by Jacob Nunnemacher, to **UPHOLD** the Building Inspector's order of **780 CMR 102.6.4** for the second means of egress. The Motion was approved by unanimous vote.



3. **Case Number:** 24-0072
Appellant: Jessica Brenn (Owner-Erik Olson)
Property Address: 25 Kensington Avenue, #1, Somerville, MA. 02145
Summary of Case: Appellants sought relief from 780 CMR 105.1, 111.1, 111.1.1 and 102.8, with respect to an existing building.

Jeffrey Clemons made a **MOTION** that was **SECONDED** by Jacob Nunnemacher, to **OVERTURN** the Building Official's determination of **780 CMR 105.1, 111.1, 111.1.1**. (Motion #1). The Motion was approved by unanimous vote. Jeffrey Clemons made a **MOTION** that was **SECONDED** by Jacob Nunnemacher to **UPHOLD** the Building Official's citation of **780 CMR 102.8** for the unauthorized locking mechanism on the egress door. (Motion #2). The Motion was approved by unanimous vote.

4. **Case Number:** 24-0073
Appellant: Jared Hamre
Property Address: 140 Greenwich Plains Road, Ware, MA. 01082
Summary of Case: Appellants sought relief from a "Failure to Act" on the part of the Building Official, with respect to an existing building.

Jacob Nunnemacher made a **MOTION** that was **SECONDED** by Jeffrey Clemons, that the Board has made a **DETERMINATION** that there has been a "**Failure to Act**" and the Board **ORDERS** the Building Official to either sign off on the Building Permit or to provide to the building permit applicant a list of the building code violations associated with **780 CMR 104.4**. This must be done within two (2) weeks. The Motion was approved by unanimous vote.

The meeting adjourned at 2:15 p.m.