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Minutes

Board of Elevator Regulations

One Ashburton Place, 21st Floor

February 2, 2016 - 1:00PM

Board Members Present:

Stephen Sampson, Chairman
David Gaudet, Building Owners
Tom Riley, Engineering
Harold McGonagle, City of Boston
Cheri Davis, Elevator Manufacturing
John O'Donoghue, Dept. Fire Services
Michael Nicoloro, City of Cambridge

Guests Present:

Robert Chiampi (Delta Beckwith Elevator)
Bruce Catalano (MCCA)
Eric Morse (VDA)
Margaret Tamuleviz (Equity Office)
Jay Lawrence (Ashley Corporation)
John Jankauskas (EBSCO)
Wendy Cole (EBSCO)
Stephen Carley (DPS)
Ethan J Clough (DPS)

Board Members Absent:

David Morgan, Elevator Mechanic

1. The Board of Elevator Regulations ("Board") reviewed the Meeting Minutes from January 26, 2016. A motion was put forth by David Gaudet to accept these minutes as amended. The motion was seconded by Tom Riley. **Vote: 3-0; Granted. McGonagle, Davis Abstained**

The Board discussed the following:

2. **24 Yawkey Way – Boston, MA**

GEDA Lift System

Owner: Boston Red Sox

Petitioner: John Ryan

The petitioners reappeared before the Board requesting a variance to allow the installation of a GEDA Transport Platform for the 'Big Air Fenway' event to be held on February 11, 2016 & February 12, 2016. The petitioners were placed on hold at the January 26, 2016 Board Meeting. The petitioner returned with a representative from Kone Elevator Company to discuss this lift in more detail. The Board agreed that this unit does not meet the full requirements of a passenger elevator. The Board was primarily concerned with the safety features on this unit. The proposed transport platform will reach a height of 125-feet and withstand a 3300 load capacity. The unit has two gates that will only be open when it reaches the landing. The unit has emergency lowering. The Board asked the petitioners to generate a list of code sections where this unit is in need of a variance. A motion was put forth by Tom Riley to place this variance on hold until

the petitioners can provide more information on the unit. The motion was seconded by Dave Gaudet. John O'Donoghue and Mike Nicoloro excused themselves from the meeting.

Motion by: Tom Riley

Seconded by: David Gaudet

Vote: 5-0; Placed on Hold

3. 5 Peatfield Street – Ipswich, MA

524 CMR 34.09

Owner: EBSCO Publishing

Petitioner: Jay Lawrence

The petitioners came before the Board seeking a variance to allow security swipe pads on their wheelchair lift located at 5 Peatfield Road in Ipswich. The petitioners want to install this security feature to prevent local youth from damaging or getting injured by the lift. The Board referred the petitioners to speak with Tom Hopkins, who is the Architectural Access Board Director. A motion was put forth by David Gaudet to deny the variance. The motion was seconded by Tom Riley.

Motion by: David Gaudet

Seconded by: Tom Riley

Vote: 5-0; Denied

4. 415 Summer Street – Boston, MA

524 CMR 35.00 § 3.26.4.2(f)

Owner: Massachusetts Convention Center Authority

Petitioner: Robert Chiampi

The petitioner came before the Board seeking a variance under 524 CMR 35.00 § 3.26.4.2(f) – “in-car stop switch, where required by 2.26.2.21”. The hydraulic elevators in this building were installed in 2001 and were not designed with the anti-creep feature. The stop switch is keyed and behind a locked panel. The only people with access to this key are Group 1 Security personnel. A motion was put forth by Cheri Davis to grant the variance for units 1-P-11344, 1-P-11345, 1-P-11346, 1-P-11343, 1-P-11332, & 1-P-11334 under 524 CMR 35.00 § 3.26.4.2(f) with the understanding that the stop key is only handled by Group 1 Security personnel. Also, this variance is only valid until the unit’s controller is changed. The motion was seconded by Tom Riley.

Motion By: Cheri Davis

Seconded By: Tom Riley

Vote: 5-0; Granted

5. 399 Boylston Street – Boston, MA

ASME A17.1-1996 2000.7a

Owner: Equity Office

Petitioner: Wayne Talbot

The petitioners came before the Board requesting a variance to exceed the vertical travel height on a wheelchair lift. The petitioner stated that this is an enclosed lift with two stops and the unit doesn’t penetrate a floor. The petitioner is requesting to extend the vertical travel distance of the lift to 13’-2”. The Board reviewed the architectural drawings. A motion was put forth by Tom Riley to grant the variance from 524 CMR 35.00 Part XX 2000.7a to allow 13-ft 2-inches of vertical travel. The motion was seconded by Harry McGonagle.

Motion by: Tom Riley

Seconded by: Harry McGonagle

Vote: 5-0, Granted

6. Code Review

The Board postponed the Code Review until the next meeting.

Exhibit List:

Exhibit 1: Meeting Minutes from January 26, 2016

Exhibit 2: Variance Petition – 24 Yawkey Way – Boston, MA

Exhibit 3: Variance Petition – 5 Peatfield Street – Ipswich, MA

Exhibit 4: Variance Petition – 415 Summer Street – Boston, MA

Exhibit 5: Variance Petition – 399 Boylston Street – Boston, MA

Motion to Adjourn by Tom Riley, seconded by Harold McGonagle. Hearing concluded at 4:00 p.m.

Prepared by: Ethan J. Clough