

Justin Anderson

From: parkglenapartmentsast@questami.com
Sent: Tuesday, August 25, 2020 9:02 AM
To: justin@questami.com
Cc: 'Patricia Ivie'
Subject: FW: Occupancy

Justin,

Kindly see below.

Have a good day, sorry for the delay.

Krystal Sanchez
Assistant Property Manager
Park Glen Apartments
2300 Camp Drive
Midland, Texas 79701
Office: (432) 682-0709
Fax: (432) 682-0710
www.parkglenapts.com
parkglenapartmentsast@questami.com

From: Jeremy Mills <jmills@midlandtexas.gov>
Sent: Monday, August 24, 2020 4:25 PM
To: parkglenapartmentsast@questami.com
Subject: RE: Occupancy

Krystal,

The 2018 IBC states to determine an occupant load of a residential unit, use 1 person for every 200 sq.ft. As far as the City code is concerned, 4 unrelated adults are allowed to live in one dwelling unit.

Jeremy Mills
Assistant Building Official
Code Administration Division
Development Service Department
City of Midland
P.O. Box 1152
300 N. Loraine Street
Midland, TX 79701
432-685-7389 office direct
jmills@midlandtexas.gov

From: parkglenapartmentsast@questami.com <parkglenapartmentsast@questami.com>
Sent: Monday, August 24, 2020 12:48 PM

To: Jeremy Mills <jmills@midlandtexas.gov>

Subject: FW: Occupancy

Hi Jeremy,

Can you confirm for me that occupancy standards are 1 person per 200 sq ft?
I need conformation from you so we can send to corporate and update our selection policy.

See email below.

Thank you for your help

Krystal Sanchez

Assistant Property Manager

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parkglenapartmentsast@questami.com

From: Justin Anderson <justin@questami.com>

Sent: Monday, August 24, 2020 12:43 PM

To: parkglenapartmentsast@questami.com

Cc: patricia@questami.com; parkglenapartments@questami.com

Subject: RE: Occupancy

Hello Krystal,

Based on the information supplied by Jeremy, one person per 200 sq. ft. would translate into the following for each Park Glen floorplan:

1 Bedroom = 748 sq. ft. = 3 persons

1 Bedroom = 816 sq. ft. = 4 persons

2 Bedrooms = 1,045 sq. ft. = 5 persons

2 Bedrooms = 1,109 sq. ft. = 5 persons

3 Bedroom = 1,149 sq. ft. = 5 persons

3 Bedroom = 1,222 sq. ft. = 6 persons

Do you think that Jeremy might be able to confirm (in writing) our translation of the fire code (one person per 200 sq. ft.) as noted above? We're almost there!

Once confirmed, I'll include the above maximum occupancy schedule in your new Resident Selection Policy. I'll research to see if TDHCA will have a problem with the 1,149 sq. ft. unit being limited by less than two persons per bedroom.

Thank you,

Justin Anderson, CAPS

Regional Portfolio Supervisor

& Operations Manager

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From: parkglenapartmentsast@questami.com [<mailto:parkglenapartmentsast@questami.com>]
Sent: Monday, August 24, 2020 12:15 PM
To: justin@questami.com
Cc: patricia@questami.com
Subject: Occupy

Justin,

After a few days of transferred calls I finally spoke with Jeremy Mills (Commercial Planning.)

He was not able to assist much due to him stating he does planning for housing not apartments.

He mentioned that there has been no changes that it is still 1 person per 200 sq ft. which is equal to 2 persons per bedroom

Krystal Sanchez
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