

Jeff Watson

From: Brenda Larsen
Sent: Friday, March 27, 2015 12:41 PM
To: Michael Flory; Jeff Watson
Subject: McIntosh CU-14-00004
Attachments: McIntosh.doc

Jeff Watson
Staff Planner
Community Development Services
411 N. Ruby Street, Suite 2
Ellensburg, WA 98926

Re: McIntosh (CU-14-00004)

Dear Mr. Watson:

Upon review of the above mentioned land use action, I have the following comments/requirements;

- A turn-around shall be provided for fire department access.
- It would be best for any trailer traffic to park in the very back parking lot, with signage indicating parking for trucks/trailers.
- Passenger vehicle parking must be regulated so that emergency vehicles have full access throughout the facility. Signage and/or staffing for events should be provided so that people do not mistakenly park in a fire apparatus access lane.
- During the meeting held this week regarding your project, I was under the impression that the facility was an A-3 occupancy. After the meeting concluded I spoke with Building Official Mike Flory, who stated that unless you, the applicant can explain why the structure should be an A-3 Occupancy, it would be an A-2 by definition in the International Building Code (IBC). That being said, please provide additional information as to the exact nature of the functions to be held in the structure and explain why the occupancy should be classified as an A-3 rather than an A-2.
- All exit doors must be provided with panic hardware (i.e crash bars), and must swing outward.
- Fire extinguishers shall be located appropriately. I can assist you with this prior to opening.
- Illuminated Exit Signs shall be placed over the exit doors.
- A fire and life safety inspection shall be conducted prior to beginning operations, and an annual fire and life safety inspection will be required as well.
- All development, design and construction shall comply with Kittitas County Code, Kittitas County Zoning and the most current version of the International Fire & Building Codes.

Any questions or concerns regarding fire service features may be directed to the Kittitas County Fire Marshal's Office at (509) 962-7000.

Sincerely,

Brenda Larsen

Fire Marshal
509-962-7000

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