

**COMMISSIONERS' MINUTES
KITITAS COUNTY, WASHINGTON
COMMISSIONERS AUDITORIUM
SPECIAL MEETING**

TUESDAY

2:00 P.M.

JUNE 1, 2010

Board members present: Chairman Mark McClain, Vice-Chairman Paul Jewell and Commissioner Alan Crankovich.

Others: Catherine Dunn, Deputy Clerk of the Board, Brenda Larsen, Fire Marshal; Jeff Moore, Deputy Fire Marshal; Mandy Robinson, Deputy Clerk of the Board; Kirk Holmes, Public Works Director and Interim Community Development Services Director; Dan Davis, Plans Examiner; Kelly Carlson, Airport Manager; Phil Hess, Forester; Patricia Hobbs; Jim Miller; Dwayne Wilcoxon, Jim Miller.

PUBLIC HEARING

CURRENT USE - HOBBS

COMMISSIONERS

At 2:00 p.m. **Chairman Mark McClain** opened the public hearing to consider a Current Use Timber application from Stuart and Patricia Hobbs. **Mandy Robinson**, Deputy Clerk of the Board, said the application included a Forest Management Plan done by Phil Hess, who was at the hearing and a receipt showing the \$300 fee was paid to the Treasurer's Office. She said the application was reviewed by Christy Garcia, Assessor's Office.

Phil Hess said he had examined the Hobbs's property and did a Management Plan earlier and he testified that it still applied to the property with some minor revisions.

Commissioner Crankovich asked what the revisions were. **Mr. Hess** said the Plan was originally done in 2005 and is still valid. He said he had replaced the cover page and page one.

THERE BEING NO ONE REQUESTING TO TESTIFY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED.

TAX AGREEMENT

STUART & PATRICIA HOBBS

COMMISSIONERS

Vice-Chairman Jewell moved to approve and authorize the Chairman's signature on a Tax Agreement for Current Use Timber for Stuart and Patricia Hobbs. **Commissioner Crankovich** seconded the motion. Motion carried, 3-0.

APPROVED
6/15/2010

At approximately 2:05 p.m. **Chairman McClain** opened a public hearing to consider amendments to the Kittitas County Code and the adoption of Title 20, Fire & Life Safety Code.

Brenda Larsen, Fire Marshal, presented the Title 20 and explained the proposed changes.

Vice-Chairman Jewell asked about the conditions for gates on private roads. He asked about the definition of private roads and what constituted a private road. **Brenda Larsen** said that definition was included in the Road Standards.

Vice-Chairman Jewell said he thought the codes should be more specific. **Brenda Larsen** explained the code was for fire apparatus access.

Chairman McClain asked why a Kittitas County Code is needed when it is included in the International Fire Code. **Ms. Larsen** replied that the local code is more specific and tailored to the local area.

Chairman McClain asked about the need for a "limited commission". **Brenda Larsen** explained that it was a tool for interview and interrogation, but they would not have guns. She said they would be able to write tickets for some items, search and go beyond where case law deems appropriate. She said they would also be able serve warrants for uncooperative homeowners, and would be similar to a reserve officer.

THERE BEING NO ONE REQUESTING TO TESTIFY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED.

Kirk Holmes, Public Works Director read the definition of Private Roads from Kittitas County Code, "Every way or place in private ownership and used for travel of vehicles and utilities by owner or those having expressed or implied permission from the owner, but not by other persons." **Vice-Chairman Jewell** said he would be comfortable with more specificity.

Chairman McClain asked about the maximum grade of roads. **Kirk Holmes** replied that maximum grade for the County is generally 12%. **Commissioner Crankovich** asked how the County was treating older private bridges as they age. **Director Holmes** said they try to correct or replace those private bridges during the mitigation on developments during pre-application meetings.

Commissioner Crankovich asked what the maximum grade was in the Fire Code. **Brenda Larsen** replied that it was 10% in the Fire Code. She said she had asked about this when she first arrived at the County.

Chairman McClain asked, regarding the amendments to code, whether the County had done amendments previously. **Fire Marshal Larsen** said it hadn't been addressed in the past. **Vice-Chairman Jewell** asked if she had talked with Department of Public Works about the changes? **Commissioner Crankovich** said that for consistency they should have both codes the same.

Commissioner Crankovich asked if the gated private roads use the recognized standards. **Ms. Larsen** said they did and she said the local fire districts are included in notification of which roads have gates and lock boxes.

There were questions on vacation rentals in the Fire and Life Safety Code. **Commissioner Crankovich** asked if they differ from residences. **Brenda Larsen** said she didn't know if they differ under occupancy codes.

The Board also discussed Ch 20.070.20 Natural Vegetation Fire Hazard. **Commissioner Crankovich** said he thought this would be better served from an educational standpoint. He said the County promotes the Firewise Program and defensive interface. **Fire Marshal Larsen** said this portion of the code was prompted by the number of calls she has received regarding weeds as fire hazard.

Commissioner Crankovich said in Ch 20.08.030 Outdoor Burning should have "burn barrels" added to it as they are not legal in the County. **Commissioner Crankovich** also remarked on the possibility of a disagreement with Fire Chiefs in case of a Burn Ban. **Brenda Larsen** said this part of the code was to encourage the Fire Chiefs not to set exemptions on their own, but to come to the Fire Marshal with requests for exemption to the Burn Ban. He asked if they were granted. **Ms. Larsen** said the way the Burn Ban Resolutions are written currently, she is prohibited from granting them. She said this language is currently in the Kittitas County Code Ch. 15.08.

Commissioner Crankovich said that Ch. 20.08.030 cites Department of Natural Resources (DNR) lands, but what about USFS or private campgrounds? **Brenda Larsen** said that the Forest Service (USFS) doesn't ask for exceptions, and private campgrounds are not allowed to have exceptions. She said the reason for the DNR exception is because they have people on-site, trained for fire control.

Vice-Chairman Jewell said Ch 20.01.020 mentions interpretations of code. He asked if there would be a catalog of these interpretations so the public might review them. **Ms. Larsen** said she would be

bringing them before the Board and would have them catalogued. **Chairman McClain** said they should be codified.

Vice-Chairman Jewell asked about Ch. 20.05.030 regarding which businesses need to obtain operational permits from the Fire Marshal's office. **Jeff Moore, Deputy Fire Marshal** said it was those businesses that use hazardous materials.

Vice-Chairman Jewell asked about Ch 20.06.040 regarding the installation of whole house generators. **Brenda Larsen** explained that generators can be a Life Safety issue because of issues such as electrocution, carbon monoxide and location next to a fuel source or intakes.

Chairman McClain said that Washington State inspects electrical systems generally but doesn't inspect a whole house generator? **Ms. Larsen** said they do only if the generator is wired into the electrical panel.

There was discussion of open recreational fires.

THE PUBLIC TESTIMONY WAS OPENED.

Jim Miller spoke against the Wildland Urban Interface Code which will be later in the public hearing.

PUBLIC TESTIMONY WAS CLOSED.

Chairman McClain said he was looking for modification on this code and would like to keep the public testimony open.

Vice-Chairman Jewell moved to continue the Public Hearing to July 20, 2010 at 2:00 p.m. in the Commissioners Auditorium with the record to remain open. **Commissioner Crankovich** seconded the motion. Motion carried, 3-0.

PUBLIC HEARING

AIRPORT LEASE

PUBLIC WORKS

At approximately 3:05 p.m. **Chairman McClain** opened the public hearing to consider a lease within the Airport Aeronautical Area.

Airport Manager Kelly Carlson said the 40 year lease is within the Airport Binding Site Plan on Lot H-20A and has been asked by Carrera Hangars for the construction of a 15 unit nesting T-Hangar measuring 48 feet by 320 feet to sublease to various clients. The Binding Site Plan is nearly complete, the building plans have been submitted and Form 7460 has been submitted to the FAA. She said staff recommends that the Board approve the lease subject to FAA approval.

Jim Miller thanked Dan Davis for the additional Prescriptive Path from WSU to aid in Energy Code requirements. He said all requirements are more restrictive now. He questioned the "Blower Door" and "Blower Duct" requirements to put the house and ducts under pressure to see whether the house is air-tight. He said this would be a huge increase in the cost of construction and he would like to see another option. He also said that the road and water storage requirements in the Wildland-Urban Interface code is a huge expansion into other areas for the Fire Marshal.

THERE BEING NO ADDITIONAL TESTIMONY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED.

A discussion followed on the updating of the Wildland-Urban Interface Code.

Vice-Chairman Jewell moved to continue the special meeting to June 15, 2010 at 2:00 p.m. in the Auditorium with the record to remain open. **Commissioner Crankovich** seconded the motion. Motion carried, 2-1 (McClain opposed).

Meeting adjourned at 3:40 p.m.

DEPUTY CLERK OF THE BOARD


Catherine Dunn

**KITTITAS COUNTY COMMISSIONERS
KITTITAS COUNTY, WASHINGTON**


Mark McClain, Chairman
Paul Jewell, Vice-Chair