

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

TUESDAY

2:00 P.M.

APRIL 3, 2018

Board members present: Chairman Laura Osiadacz, Vice-Chairman Obie O'Brien and Commissioner Paul Jewell.

Others: Julie Kjorsvik, Clerk of the Board; Lindsey Ozbolt, Planning Official; Steph Mifflin, Senior Permit Tech., Mike Flory, Building Official; and approximately 30 members of the public.

PUBLIC HEARING

CDBG PUBLIC SERVICE GRANT

COMMISSIONERS

At approximately 2:00 p.m. **CHAIRMAN OSIADACZ** opened a Public Hearing to consider reviewing the community development and housing needs, inform citizens of the availability of funds and eligible uses of the State Community Development Block Grant (CDBG) and receive comments on proposed activities, particularly from lower income persons residing in Kittitas County. There is \$83,997.00 proposed to be available to Kittitas County and HopeSource. Comments were also being accepted on the community action programs past performance and use of the 2017 CDBG Public Services Grant.

COMMISSIONER O'BRIEN said he would be recusing himself from the Public Hearing as he has a conflict of interest due to family members who work for HopeSource. **CHAIRMAN O'BRIEN** was not in attendance for the Public Hearing.

JUDY PLESS, BUDGET & FINANCE MANAGER explained the proposed CDBG Public Services Grant funding that's available in the amount of \$83,997.00 for the period July 1, 2018 through June 30, 2019 from the Department of Commerce. She indicated that the agency that will be requesting reimbursement needs to also provide itemized documentation to their office. **JERI EPPERSON, HOPESOURCE** reviewed their proposed projects including Hope University education component expansion, expansion of the education provided for network service provider's clients; and Coaching Program expansion.

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

RESOLUTION 2018-058

CERTIFICATIONS OF COMPLIANCE

CDS

COMMISSIONER JEWELL moved to approve Resolution No. 2018-058, Certifications of Compliance for CDBG Public Services Grant Only; Project Summary; Project Description and Low-and Moderate-Income Benefit Table; Annual Budget; Citizen Participation Documentation;

04/03/2018 MINUTES

1

APPROVED
4-17-18

and Title VI Certification. **CHAIRMAN OSIADACZ** seconded. Motion carried 2-0.

PUBLIC HEARING

AMEND TITLE 14 & 20

CDS

At 2:08 p.m. **CHAIRMAN OSIADACZ** opened a Public Hearing to consider Amendments to Kittitas County Code Title 14 and Title 20. **COMMISSIONER O'BRIEN** was back in attendance for this Public Hearing.

At 2:13 p.m. the Board took a 10-minute break to allow Staff to make copies of the proposed changes for the public.

DAN CARLSON, CDS DIRECTOR reviewed proposed amendments to Kittitas County Code Title 14 and Title 20. He indicated the proposed changes included adopting Appendix C: Fire Hazard Severity Form; WUI Application Packet Schematics; and IWUIC Section 602 Automatic Sprinkler Systems.

RICH ELLIOT, DEPUTY CHIEF FOR KITTITAS VALLEY FIRE & RESCUE addressed various questions from the Board. **MIKE FLORY, BUILDING OFFICIAL** also addressed questions from the Board relating to the primary access to properties and gated roads.

THOSE PRESENT & TESTIFYING: ALAN CRANKOVICH said as a former County Commissioner he was involved with the WUI Code along with Staff and Fire Districts. He indicated Kittitas County was the first to do so in Washington State and they received a lot of recognition. He questioned what changed since 2013 when it was adopted and felt there were elements built into it for flexibility. **MIKE RIEL** addressed outstanding issues relating to trees/canopy; defensible space; density underneath trees; sprinkler requirements. **THAD VAUGHN** explained how the costs of building have gone up and the WUI Code adds a lot of additional costs. He reviewed vesting rights and expressed his support for Appendix C. **JOHN STRINGER** said he was currently building a home and spoke to the amount of money it was costing him for the building requirements. **SYLVESTER (LAST NAME UNKNOWN)** felt the County maybe pricing themselves out of affordable housing if sprinklers are going to be required to be put into certain homes. **MIKE HULL** questioned the scoring, setbacks and site plan that needs to be done prior the building inspection requirement form. **RICH ELLIOTT, REPRESENTING THE KITTITAS VALLEY FIRE CHIEFS ASSOCIATION** supported the proposed changes while recognizing the impacts to citizens but said he needs to advocate for the firefighters. He indicated a March 15th date would be acceptable. **TOM FIELDSTEAD** advised the Board to not lose vision that a residential sprinkler system is designed to protect the inhabitants of the building by allowing them time to get out. He felt it shouldn't be considered a negative, but it needs to have room for the Fire Marshal and Building Official to be able to apply differences because of individual assessments. **JERRY MARTENS** felt both the

International Building Code and WUI were guidelines in hopes to build better in the future. He reminded the Board how the Fire Protection Plan was supposed to be reviewed every 3 years. **MICHAEL HOWE, CENTRAL WASHINGTON HOMEBUILDERS ASSOCIATION** said they were looking for consistency and encouraged the Board to honor what was committed to prior to March 15th. **BILL DOERRFELD, PACIFIC GREEN HOMES** felt it was a breach of contract with possible legal ramifications and the Board should be made aware of increased costs that may put his client's bank loans in jeopardy. He felt with such major changes he encouraged more time to review the proposed changes. **FLOYD WALKER** said he was building a home in Sun Country and was concerned with the trees left on his property. **CHARLES LUNDUIST** said he was a contractor with multiple contracts which will be affected. He asked for the same leniency for sprinkler systems. **PAT DENEEN** supported adoption of Appendix C. He reviewed issues relating to tree and soffit venting. He also addressed mapping systems. **JOEY LASHUA** asked if the Department of Ecology had been approached relating to removal of trees and how County Departments were not certified to do so because they need to consider infringing on habitat. He questioned if it would be creating surface water and what would happen to homes that were already occupied.

CHAIRMAN OSIADACZ said she would allow the public to testify 2 times. **COMMISSIONER JEWELL** objected and stated the Board's past practice and rules were to allow for the public to testify one time for 3 minutes each.

CHAIRMAN OSIADACZ moved to allow an opportunity for the public to testify more than once. Motion failed 1-2. They offered an opportunity for those who have not testified an opportunity to do so.

ORDINANCE 2018-005 **AMEND TITLE 14 & TITLE 20** **CDS**

COMMISSIONER JEWELL moved to approve Ordinance No. 2018-005, Amending Kittitas County Code Title 14 and Title 20 to Amend the International Wildland-Urban Interface Code and to Adopt Appendix C. Motion died due to the lack of a second.


The Board provided comments and concerns relating to the proposed Amendments.

ORDINANCE 2018-005 **AMEND TITLE 14 & TITLE 20** **CDS**

COMMISSIONER JEWELL moved to approve Ordinance No. 2018-005, Amending Exhibit A by striking everything under 8b as proposed except for Appendix C: Fire Hazards Severity Form. **COMMISSIONER O'BRIEN** seconded. Motion carried 3-0.

The meeting was adjourned at 4:02 p.m.

CLERK OF THE BOARD


Julie Kjorsvik

KITTITAS COUNTY COMMISSIONERS
KITTITAS COUNTY, WASHINGTON


Laura Osiadacz, Chairman