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International Fire Code [Ordinance 21-031](#) (ECAF 2021-0269)

Hearing Date: Wednesday, July 14, 2021 @ 10:30 a.m.

Council Staff: Ryan Countryman

PDS Staff: Eileen Canola

DPA: Justin Kasting

Click on exhibit number to view document

EXHIBIT	RECORD TYPE	TO	FROM/BY	DATE	DATE IN	DESCRIPTION	# OF PAGES
2.0 Planning Commission - No Part 2 documents							
3.1 ECAF and Materials							
3.1.1	ECAF	Council	Executive/PDS	05/11/21	05/11/21	Transmitting Executive Recommended Ordinance	2
3.1.2	Ordinance	Council	Executive		05/11/21	Introduced Ordinance	25
3.1.3	Memo	Council	Eileen Canola, PDS Staff	05/05/21	05/11/21	Staff Report: Adoption of 2018 Washington State Building Code	4
3.1.4	Analysis	Council	PDS	04/28/21	05/11/21	Analysis of Building and Land Use Regulation Effects on Housing and Jobs	2
3.1.5	Analysis	Council	PDS	04/28/21	05/11/21	Capital Facility Development Cost Analysis Summary	2
3.1.6	Introduction	Council	Nate Nehring		05/12/21	Introduction Slip	1

EXHIBIT	RECORD TYPE	TO	FROM/BY	DATE	DATE IN	DESCRIPTION	# OF PAGES
3.2 Council Planning Committee Materials							
3.2.1	Staff Report	Council	Geoffrey Thomas, Council Staff		06/01/21	Council Staff Report	1
3.2.2	PowerPoint	Council	Eileen Canola, PDS Staff		06/01/21	Presentation provided at Planning Committee 06/01/21	8 slides
3.3 Correspondence, Comments, Testimony							
3.4 Staff Reports and Submissions							
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3.6 Council Deliberations							

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Project Name		International Code Project (I-Codes) Fire		
Part 1 - DEPARTMENT OF PLANNING AND DEVELOPMENT SERVICES				
Exhibit #	Record Type	Date	Received From	Exhibit Description
1.0001	Public Participation			Parties of Record
1.0002	Correspondence	12/15/2020	Staff	Email-Outdoor_burning_12-20
1.0003	Correspondence	12/14/2020	Staff	Outdoor_burning-materials
1.0004	Correspondence	5/28/2020	Staff	Email-Espresso-stands-work-exempt
1.0005	Correspondence	4/21/2021	Staff	Email-fee_for_mobile_food_truck_permit-4-21-21
1.0006	Correspondence	4/21/2021	Staff	Email-food_preparation_vehicles-4-21-21
1.0007	Correspondence	3/30/2021	Staff	Email-IEBC-3-30-21
1.0008	Correspondence	3/24/2021	Staff	Email-fees-mobile-food-truck-permit
1.0009	Correspondence	4/21/2021	Staff	Email-mobile_food_preparation_vehicle_permit_fee-4-21-21
1.0010	Correspondence	3/24/2021	Staff	Email-mobile-food-permit-fees
1.0011	Correspondence	4/21/2021	Staff	Email-mobile-food-preparation_vehicles-permit_fee-4-21-21
1.0012	Correspondence	11/4/2020	Staff	Email-mobilefoodtruck-permit-11-4-20
1.0013	Correspondence	11/4/2020	Staff	Email-MRSC-mobile-food-truck-permit
1.0014	Correspondence	11/12/2020	Staff	Email-Review-Amendments-permitting-staff
1.0015	Correspondence		Staff	Email-SnoCo-KingCo-mobilefoodtruck-permit
1.0016	Correspondence	11/4/2020	Staff	Email-Snoco-to-MRSC-mobile-food-truck-permit
1.0017	Correspondence	4/13/2021	Staff	Email-Table_B5102
1.0018	Correspondence	4/6/2021	Staff	RE_definition_of_start_of_construction_from_other_muni's-4-6-21
1.0019	Correspondence	12/15/2020	Staff	RE_Outdoor_burning-WAC-12-15-20
1.0020	Legislative Documents			2018_IFC-state-amendments-Insert_Pages_5th_Edition
1.0021	Legislative Documents			2018SC-IFC_1105.6.2
1.0022	Legislative Documents			2018SC-PMG_P602.3.1
1.0023	Legislative Documents	10/20/2020		chapter30.53ASCC-FireCode-10-20-20
1.0024	Legislative Documents	10/22/2020		chapter30.86_FEES-10-22-20
1.0025	Legislative Documents			Chapter 173-425-Outdoor Burning
1.0026	Legislative Documents			City_of_Redmond-FireFees
1.0027	Legislative Documents			EDDS-Final-Doc-Nov-1-2020
1.0028	Legislative Documents			IBC-IFC-amendments-Mass_Timber_Complete
1.0029	Legislative Documents	4/6/2021		Inventory-Amend-FireCode-4-6-21
1.0030	Legislative Documents			KingCo-plan-guide-mobile-food-service
1.0031	Legislative Documents			limits_of_Local_Amendments-WSBCC-11-12-20
1.0032	Legislative Documents			LPG-Solid_fuel-open_flame-Seattle_Fire_Dept8206FVH
1.0033	Legislative Documents			Openburnprohibited-WAC-173-425-040
1.0034	Legislative Documents			Outdoor_Burning-Ecology
1.0035	Legislative Documents			PierceCounty-FireCode-Fees
1.0036	Legislative Documents			PSCAA-Rules-Section8.11-SnoCo-resident-and-land-burning-prohibited-1-8-PDF
1.0037	Legislative Documents	3/11/2021		Questions_for_Mike_and_Julie-3-11-21
1.0038	Legislative Documents	1/13/2021		RE_Gate_and_Barricades_across_Fire_Lanes
1.0039	Legislative Documents			Region_3_inspection_form

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Exhibit #	Record Type	Date	Received From	Exhibit Description
1.0040	Legislative Documents			Street_Food Vendor_Checklist
1.0041	Legislative Documents			summary_of_changes_2018_changes
1.0042	Legislative Documents			revision_to_Table_in_AppendixB_should_have_no_capital_facilities_impact
1.0043	Legislative Documents			WAC 51-04-policies-procedures-statewide-local-amendments
1.0044	Legislative Documents			WAC_51-52-Fire-Code
1.0045	Legislative Documents			WAC-Fire-Chapter5-54A-WAC-2018FireCode
1.0046	Public Participation			Fire_Code_DNS_with_Signature_Block-signed
1.0047	Staff Research			Chapter_173-425-Outdoor_Burning
1.0048	Staff Research	11/1/2020		EDDS-Final-Doc-Nov-1-2020
1.0049	Staff Research			KingCo-plan-guide-mobile-food-service
1.0050	Staff Research			LPG-Solid fuel-open flame-Seattle_Fire_Dept8206FVH
1.0051	Staff Research			PSCAA-Rules-Section8.11-SnoCo-resident-and-land-burning-prohibited-1-8-PDF
1.0052	Staff Research			Street_Food Vendor_Checklist
1.0053	Public Participation	4/14/2021		Affidavit-Fire Code DNS

****Contact the Clerk of the Council for copies of Part 1 Exhibits - 425-388-3494 or contact.council@snoco.org***

1 Adopted: _____, 2021
2 Effective: _____, 2021

3
4
5 SNOHOMISH COUNTY COUNCIL
6 SNOHOMISH COUNTY, WASHINGTON

7
8 ORDINANCE NO. 21-031
9

10 RELATING TO THE REGULATION OF CONSTRUCTION; ADOPTING THE 2018 EDITION OF
11 THE INTERNATIONAL FIRE CODE AS REVISED; ADDING AND AMENDING FEES; AND
12 AMENDING AND ADDING SECTIONS IN CHAPTERS 30.53A AND 30.86 SCC
13

14 WHEREAS, under RCW 82.02.020, the county may collect reasonable fees from an applicant
15 to cover the cost to the County of processing applications, inspecting, and reviewing plans, or
16 preparing detailed statements required by chapter 43.21C RCW; and
17

18 WHEREAS, the County must adjust fees to maintain financial self-sufficiency in providing
19 permitting services, to align the fees charged to applicants with the type and level of services
20 provided, and to provide for improved cost recovery and fee equity, predictability, and simplicity;
21 and
22

23 WHEREAS, Snohomish County Planning and Development Services (“PDS”) has performed
24 an analysis to estimate the time it takes staff to perform the related permit functions and applied a
25 full cost recovery methodology which includes the costs of labor, non-labor expenses, and
26 overhead to establish the proposed fees; and
27

28 WHEREAS, the merger of the International Conference of Building Officials with other code
29 writing organizations led to the formation of the International Code Council, which led to the
30 creation of a group of international codes that replaced the Uniform Building Codes in 2003; and
31

32 WHEREAS, the Washington State Legislature adopted the most current construction codes as
33 the State Building Code pursuant to the State Building Code Act, chapter 19.27 RCW; and
34

35 WHEREAS, the State Building Code Act adopts the International Building, Residential, and
36 Fire Codes, as well as the Uniform Plumbing Code and other construction codes with state specific
37 amendments; and
38

39 WHEREAS, the new codes and standards contain updated construction and performance
40 standards, methods, technologies, and products; and
41

42 WHEREAS, the 2018 State Building Code became effective February 1, 2021; and
43

44 WHEREAS, the international and state building codes are updated comprehensively on a
45 periodic basis for revised construction and performance standards, methods, technology, and

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1 products to improve construction safety and provide greater flexibility to meet minimum standards;
2 and

3
4 WHEREAS, chapter 19.27 RCW mandates that the State Building Code be administered and
5 enforced by counties and cities, and grants counties and cities limited authority to amend the code
6 as it applies within their jurisdictions; and

7
8 WHEREAS, the Snohomish County Council (“County Council”) and the Snohomish County
9 Executive have identified regulation of development to ensure safe and quality construction as a
10 high priority and have delegated the responsibility for administering the State Building Code to
11 PDS; and

12
13 WHEREAS, PDS endeavors to administer and enforce the State Building Code in accordance
14 with chapter 19.27 RCW in order to provide for statewide consistency for the construction industry
15 and the citizens within Snohomish County; and

16
17 WHEREAS, on ____ 2021, the County Council held a public hearing after proper notice, heard
18 public testimony related to the proposed code amendments, and considered the entire record; and

19
20 WHEREAS, following the public hearings, the County Council deliberated on the proposed
21 code amendments;

22
23 NOW, THEREFORE, BE IT ORDAINED:

24
25 Section 1. The County Council adopts the following findings in support of this ordinance:

- 26
27 A. The foregoing recitals are adopted as findings as if set forth herein.
28
29 B. The proposal would adopt the 2018 International Fire Code (IFC) as amended by the
30 Washington State Building Code Council and adopted by the Washington State Legislature,
31 and as revised by this ordinance.
32
33 C. This ordinance will amend Title 30 Snohomish County Code (SCC) as follows:
34
35 1. Amend chapter 30.53A SCC to: 1) codify twelve permits required by the State Building
36 Code; 2) renumber the sections pertaining to construction permits; 3) revise the
37 regulations pertaining to open burning to provide greater clarity; 4) amend Appendix B
38 Table B105.2 to only allow a 50 percent reduction in required fire flow; 5) amend the
39 automatic fire sprinkler provisions to adopt Section 903 of the IFC with county
40 amendments; and 6) provide greater consistency with the IFC.
41
42 2. Amend chapter 30.86 SCC to: 1) add new fees for permits relating to mobile food
43 preparation vehicles and emergency response radios; and 2) add plant extraction to the
44 existing fees for marijuana extraction system permit.
45

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1 D. The proposal implements the State Building Code and further streamlines and provides greater
2 internal consistency of the SCC. Therefore, the proposal complies with and implements the
3 following goal, objective, and policy contained in the Snohomish County GMA Comprehensive
4 Plan – General Policy Plan (“GMACP – GPP”):
5

- 6 1. Goal ED 2 “Provide a planning and regulatory environment that facilitates growth of the
7 local economy.”
8
- 9 2. Objective ED 2.A “Develop and maintain a regulatory system that is fair,
10 understandable, coordinated and timely.”
11
- 12 3. Policy ED 2.A.1 “Snohomish County shall work to ensure that the Snohomish County
13 Code is an understandable, accessible, and user friendly document.”
14

15 E. Procedural requirements.
16

- 17 1. The proposed amendments are consistent with state law, including chapter 19.27 RCW.
18
- 19 2. State Environmental Policy Act (SEPA), chapter 43.21C RCW, requirements with
20 respect to this non-project action have been satisfied through the completion of an
21 environmental checklist and the issuance of a determination of non-significance on April
22 6, 2021.
23
- 24 3. This ordinance is exempt from review by the Snohomish County Planning Commission
25 (“Planning Commission”) pursuant to SCC 30.73.040(2)(c) because it implements the
26 State Building Code Act, not the Growth Management Act (GMA), chapter 66.70A
27 RCW, and adopt fees also not subject to the GMA.
28
- 29 4. This ordinance does not adopt development regulations under SCC 30.10.080.
30 Therefore, notice to the Washington State Department of Commerce (“Commerce”) of
31 intent to adopt pursuant to RCW 36.70A.106 is not required.
32
- 33 5. The public participation process used in the adoption of this ordinance has complied
34 with all applicable requirements of the SCC.
35
- 36 6. The Washington State Attorney General last issued an advisory memorandum, as
37 required by RCW 36.70A.370, in September of 2018 entitled “Advisory Memorandum:
38 Avoiding Unconstitutional Takings of Private Property” to help local governments avoid
39 the unconstitutional taking of private property. The process outlined in the State
40 Attorney General’s 2018 advisory memorandum was used by the County in objectively
41 evaluating the regulatory changes proposed by this ordinance.
42

43 F. The proposed amendments are consistent with the record.
44

- 45 1. RCW 19.27.040 allows the governing body of each county and city to amend the State

1 Building Code as it applies within the jurisdiction of the county or city. The minimum
2 performance standards of the codes and the objectives enumerated in RCW 19.27.020
3 are not diminished by any county amendments.
4

- 5 2. Amendments to chapter 30.53A SCC are necessary to implement the State Building
6 Code, provide greater clarity and internal code consistency, and further streamline the
7 SCC.
8
- 9 3. Amendments to chapter 30.86 SCC are necessary to establish fees to implement the
10 State Building Code, and to better recoup the labor and non-labor expenses related to
11 fully processing permits. The new fees were established in consideration of the staff
12 time required to fully process the respective permits and for consistency with similar
13 fees from other local jurisdictions.
14
- 15 4. The County's cost of services model for setting permit-related fees is based upon four
16 main cost layers: labor expenses (salary and benefits); non-labor expenses; County-
17 wide overhead; and additional costs related to development review. The labor
18 expenses layer consists of, direct costs, indirect costs, and overhead costs that are
19 included in the proposed fees.
20
- 21 5. The fees that the County will collect to process permits are reasonable and will
22 reimburse the County for the staff time required to process applications.
23

24 Section 2. The County Council makes the following conclusions:

- 25 A. The County Council concludes that this ordinance adopting amendments to subtitle 30.5 SCC
26 and the 2018 Edition of the IFC as amended by the State of Washington and effective
27 February 1, 2021, together with local amendments permitted under RCW 19.27.040, is in the
28 best interest of Snohomish County.
29
- 30 B. The County Council concludes that the ordinance is consistent with the recent updates to the
31 State Building Code Act adopted in chapter 19.27 RCW that became effective February 1,
32 2021.
33
- 34 C. The proposed amendments are consistent with Washington state law and the SCC.
35
- 36 D. The County Council concludes that the ordinance promotes the health, safety and welfare of
37 the occupants or users of buildings and structures and the general public by providing building
38 codes that require minimum performance standards and requirements for construction and
39 construction materials, consistent with nationally accepted standards of engineering, fire and
40 life safety.
41
- 42 E. The County Council concludes that this ordinance does not adopt development regulations
43 under SCC 30.10.080. Therefore, Planning Commission review is not required pursuant to
44 SCC 30.73.040(2)(c).
45

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- 1
2 F. The County Council concludes that this ordinance does not adopt development regulations
3 under SCC 30.10.080. Therefore, notice to Commerce of intent to adopt is not required
4 pursuant to RCW 36.70A.106.
5
6 G. The County Council concludes that the County has complied with all SEPA requirements with
7 respect to this non-project action.
8
9 H. The regulations proposed by this ordinance do not result in an unconstitutional taking of private
10 property for public purpose.

11
12 Section 3. The County Council bases its findings and conclusions on the entire record of
13 the County Council, including all testimony and exhibits. Any finding, which should be deemed a
14 conclusion, and any conclusion which should be deemed a finding, is hereby adopted as such.
15

16 Section 4. Snohomish County Code Section 30.53A.010, last amended by Amended
17 Ordinance No. 17-058 on October 18, 2017, is amended to read:
18

19 **30.53A.010 International Fire Code (IFC) - adopted.**
20

21 The ~~((2015))~~2018 edition of the International Fire Code (IFC), except chapter 1, ~~((and the
22 automatic sprinkler provision of Section 903 of the 2015 edition of the International Building Code
23 (IBC)))~~ published by the International Code Council, as amended by the Washington State Building
24 Code Council in chapter 19.27 RCW ~~((are))~~ is adopted and as otherwise expressly amended by
25 this chapter, and ~~((are))~~ is incorporated and made a part of this chapter by reference.
26

27 Section 5. Snohomish County Code Section 30.53A.116, last amended by Amended
28 Ordinance No. 14-059 on August 27, 2014, is amended to read:
29

30 **30.53A.116 Change of use or occupancy.**
31

32 No change shall be made in the use or occupancy of any structure that would place the structure in
33 a different division of the same group or occupancy or in a different group of occupancies, unless
34 such structure is made to comply with the requirements of the fire code and the ~~((building
35 code))~~International Existing Building Code. Subject to the approval of the fire marshal, the use or
36 occupancy of an existing structure shall be allowed to be changed and the structure is allowed to
37 be occupied for purposes in other groups without conforming to all the requirements of the fire
38 code and the ~~((building code))~~International Existing Building Code for those groups, provided the
39 new or proposed use is less hazardous, based on life and fire risk, than the existing use.
40

41 Section 6. Snohomish County Code Section 30.53A.173, last amended by Amended
42 Ordinance No. 14-059 on August 27, 2014, is amended to read:
43

1 **30.53A.173 Alternative materials, design, and methods of construction and equipment.**

2
3 The provisions of the fire code are not intended to prevent the installation of any material or to
4 prohibit any design or method of construction not specifically prescribed by the fire code, provided
5 that any such alternative has been approved. The fire marshal is authorized to approve an
6 alternative material, design, or method of construction where the fire marshal finds that the
7 proposed design is satisfactory and complies with the intent of the provisions of the fire code, and
8 that the material, design, method or work offered is, for the purpose intended, ~~((at least))~~ not less
9 than the equivalent of that prescribed in the fire code in quality, strength, effectiveness, fire
10 resistance, durability and safety. Where the alternative material, design or method of construction
11 is not approved, the fire marshal shall respond in writing, stating the reasons why the alternative
12 was not approved.

13
14 Section 7. A new section is added to Chapter 30.53A of the Snohomish County Code to
15 read:

16
17 **30.53A.195 Repairs.**

- 18
19 (1) Emergency Repairs. Where equipment replacement and repairs must be performed in an
20 emergency situation, a permit application shall be submitted within the next working business day
21 to the fire marshal.
22 (2) Repairs. Application or notice to the fire marshal is not required for ordinary repairs to
23 structures, equipment or systems. Such repairs shall not include the cutting away of any wall,
24 partition, or portion thereof, the removal or change of an required means of egress, or
25 rearrangement of parts of a structure affecting the egress requirements; nor shall any repairs
26 include addition to, alternation of, replacement, or relocation of any standpipe, fire protection water
27 supply, automatic sprinkler system, fire alarm system, or other work affecting fire protection or life
28 safety.

29
30 Section 8. A new section is added to Chapter 30.53A of the Snohomish County Code to
31 read:

32
33 **30.53A.297 Mobile food preparation vehicles.**

34
35 A permit is required for mobile food preparation vehicles equipped with appliances that produce
36 smoke or grease-laden vapors or utilize LP-gas systems or CNG systems.

37
38 Section 9. Snohomish County Code Section 30.53A.298, last amended by Amended
39 Ordinance No. 14-059 on August 27, 2014, is amended to read:

40
41 **30.53A.298 Open burning.**

42 A burn permit is required for the kindling or maintaining of an open fire or a fire on any public
43 street, alley, road, or other public or private ground. ~~((Open fires are prohibited at county landfill~~
44 ~~sites.))~~

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1 The following prohibitions and requirements apply to all outdoor burning:

2 (1) Size of permitted burn pile for natural unprocessed vegetation. The size of a permitted burn pile
3 comprised of dry yard and garden waste shall not exceed 4 x 4 x 3 feet.

4 (2) Prohibited materials. The following materials may not be burned in any outdoor fire:

5 Garbage, dead animals, asphalt, petroleum products, paints, rubber products, plastics, paper
6 (other than what is necessary to start a fire), cardboard, treated wood, construction/
7 demolition debris, metal, or any substance (other than natural vegetation) that normally releases
8 toxic emissions, dense smoke, or obnoxious odors when burned.

9 (3) Hauled material. No outdoor fire may contain material (other than firewood) that has been
10 hauled from an area where outdoor burning of the material is prohibited under WAC 173-425-040.
11 Any outdoor burning of material hauled from areas where outdoor burning of the material is
12 allowed requires an appropriate permit under WAC 173-425-060(2).

13 (4) Open fires at county landfill sites are prohibited.

14 (5) Urban growth areas. Residential burning and land clearing burning may not be allowed in any
15 urban growth areas.

16 (6) Curtailments. No outdoor fire may be ignited in a geographical area where:

17 (a) Ecology has declared an air pollution episode;

18 (b) Ecology or a local air authority has declared impaired air quality; or

19 (c) A burn ban is in effect.

20 (7) Unlawful outdoor burning. It is unlawful for any person to cause or allow outdoor burning that
21 causes an emission of smoke or any other air contaminant that is detrimental to the health,
22 safety, or welfare of any person, that causes damage to property or business, or that causes a
23 nuisance.

24 (8) Recreational fires. When allowed recreational fires as defined in the IFC do not require a burn
25 permit.

26
27 Section 10. Snohomish County Code Section 30.53A.332, last amended by Amended
28 Ordinance No. 17-058 on October 18, 2017, is amended to read:

29
30 **30.53A.332 Required construction permits.**

31
32 The building official is authorized to issue construction permits for work as set forth in SCC
33 ((30.53A.334 through 30.53A.357)) 30.53A.332.2 through 30.53A.332.52.
34

35 Section 11. Snohomish County Code Section 30.53A.334, last amended by Amended
36 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

37
38 **((30.53A.334)) 30.53A.332.2 Automatic fire-extinguishing systems.**

39
40 A construction permit is required for installation of or modification to an automatic fire-extinguishing
41 system. Maintenance performed in accordance with the fire code is not considered a modification
42 and does not require a permit.
43

44 Section 12. Snohomish County Code Section 30.53A.333, last amended by Amended
45 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows and amended to read:

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1
2 **~~((30.53A.336)) 30.53A.332.4~~ Battery systems.**

3 A construction permit is required to install stationary storage battery systems ~~((having a~~
4 ~~liquid capacity of more than 50 gallons (189 L))~~) regulated by Section 1206.2 of the IFC.

5
6 Section 13 A new section is added to Chapter 30.53A of the Snohomish County to read:

7
8 **30.53A.332.6 Capacitor energy storage systems.**

9
10 A construction permit is required to install capacitor energy storage system regulated by Section
11 1206.3 of the IFC.

12
13 Section 14. Snohomish County Code Section 30.53A.338, last amended by Amended
14 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

15
16 **~~((30.53A.338)) 30.53A.332.8~~ Compressed gases.**

17
18 A construction permit is required to install, repair damage, abandon, remove, place temporarily out
19 of service, or modify a compressed gas system.

20
21 *Exceptions.*

22
23 (1) Routine maintenance.

24 (2) For emergency repair work performed on an emergency basis, the fire marshal shall
25 be contacted within two working days of commencement of work to determine if an operational
26 permit is required.

27
28 Section 15. Snohomish County Code Section 30.53A.339, last amended by Amended
29 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

30
31 **~~((30.53A.339)) 30.53A.332.10~~ Cryogenic fluids.**

32
33 A construction permit is required for installation of or an alteration to outdoor stationary cryogenic
34 fluid storage systems. Maintenance performed in accordance with the fire code is not considered a
35 modification and does not require a construction permit.

36
37 Section 16. A new section is added to Chapter 30.53A of the Snohomish County to read:

38
39 **30.53A.332.12 Emergency responder radio coverage systems.**

40
41 A construction permit is required for installation of or modification to emergency responder radio
42 coverage systems and related equipment. Maintenance performed in accordance with this code is
43 not considered to be a modification and does not require a construction permit.

44
45 Section 17. Snohomish County Code Section 30.53A.340, last amended by Amended

1 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

2
3 **~~((30.53A.340))~~ 30.53A.332.14 Fire alarm and detection systems and related equipment.**

4
5 A construction permit is required for installation of or modification to fire alarm and detection
6 systems and related equipment. Maintenance performed in accordance with the fire code is not
7 considered a modification and does not require a permit.

8
9 Section 18. Snohomish County Code Section 30.53A.342, last amended by Amended
10 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

11
12 **~~((30.53A.342))~~ 30.53A.332.16 Fire pumps and related equipment.**

13
14 A construction permit is required for installation of or modification to fire pumps and related fuel
15 tanks, jockey pumps, controllers, and generators. Maintenance performed in accordance with the
16 fire code is not considered a modification and does not require a permit.

17
18 Section 19. Snohomish County Code Section 30.53A.344, last amended by Amended
19 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

20
21 **~~((30.53A.344))~~ 30.53A.332.18 Flammable and combustible liquids.**

22
23 A construction permit is required:

24 (1) To install, repair or modify a pipeline for the transportation of flammable or combustible
25 liquids.

26 (2) To install, construct or alter tank vehicles, equipment, tanks, plants, terminals, wells,
27 fuel-dispensing stations, refineries, distilleries and similar facilities where flammable and
28 combustible liquids are produced, processed, transported, stored, dispensed or used.

29 (3) To install, alter, remove, abandon or otherwise dispose of a flammable or combustible
30 liquid tank.

31
32 Section 20. New section 30.53A.332.20 is added to Chapter 30.53A of the Snohomish
33 County to read:

34
35 **30.53A.332.20 Fuel cell power system.**

36
37 A construction permit is required to install stationary fuel cell power systems.

38
39 Section 21. A new section is added to Chapter 30.53A of the Snohomish
40 County to read:

41
42 **30.53A.332.22 Gas detection systems.**

43
44 A construction permit is required for the installation of or modification to gas detection systems.
45 Maintenance performed in accordance with the fire code is not considered a modification and shall

1 not require a construction permit.

2
3 Section 22. A new section is added to Chapter 30.53A of the Snohomish County to read:

4
5 **30.53A.332.24 Gates and barricades across fire apparatus access roads.**

6
7 A construction permit is required for the installation of or modification to a gate or barricade across
8 a fire apparatus access road.

9
10 Section 23. Snohomish County Code Section 30.53A.346, last amended by Amended
11 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

12
13 **~~((30.53A.346))~~ 30.53A.332.26 Hazardous materials.**

14
15 A construction permit is required to install, repair damage to, abandon, remove, place temporarily
16 out of service, or close or substantially modify a storage facility or other area regulated by chapter
17 50 of the IFC.

18 Exceptions:

19 (1) Routine maintenance.

20 (2) Emergency repair work for which an application for permit is made within two working
21 days of commencement of work.

22
23 Section 24. A new section is added to Chapter 30.53A of the Snohomish County to read:

24
25 **30.53A.332.28 High-piled combustible storage.**

26
27 A construction permit is required for the installation of or modification to a structure exceeding 500
28 square feet (46 m²), including aisles, for high-piled combustible storage. Maintenance performed in
29 accordance with this code is not considered to be a modification and does not require a
30 construction permit.

31
32 Section 25. Snohomish County Code Section 30.53A.348, last amended by Amended
33 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

34
35 **~~((30.53A.348))~~ 30.53A.332.30 Industrial ovens.**

36
37 A construction permit is required for installation of industrial ovens covered by chapter 30 of the
38 IFC.

39 Exceptions:

40 (1) Routine maintenance.

41 (2) For repair work for which an application for permit is made within two working days of
42 commencement of work.

43
44 Section 26. Snohomish County Code Section 30.53A.350, last amended by Amended
45 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

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1
2 **~~((30.53A.350))~~ 30.53A.332.32 Liquid petroleum gas systems.**

3
4 A construction permit is required for installation of or modification to a liquid petroleum gas system.

5
6 Section 27. Snohomish County Code Section 30.53A.298, added by Amended Ordinance
7 No. 17-058 on October 18, 2017, is renumbered as follows and amended to read:

8
9 **~~((30.53A.351))~~ 30.53A.332.34 Marijuana extraction systems.**

10
11 A construction permit is required to install a marijuana/cannabis extraction system regulated under
12 WAC 314-55-104. Maintenance performed under the fire code is not considered to be a
13 modification and does not require a permit.

14
15 Section 28. A new section is added to Chapter 30.53A of the Snohomish County to read:

16
17 **30.53A.332.36 Motor vehicle repair rooms and booths.**

18
19 A construction permit is required to install or modify a motor vehicle repair room or booth.
20 Maintenance performed under the fire code is not considered to be a modification and does not
21 require a permit.

22
23 Section 29. A new section is added to Chapter 30.53A of the Snohomish County to read:

24
25 **30.53A.332.38 Plant extraction systems.**

26
27 A construction permit is required for installation or modification to plant extraction systems.
28 Maintenance performed under the fire code is not considered to be a modification and does not
29 require a permit.

30
31 Section 30. Snohomish County Code Section 30.53A.352, last amended by Amended
32 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

33
34 **~~((30.53A.352))~~ 30.53A.332.40 Private fire hydrants.**

35
36 A construction permit is required for the installation or modification of private fire hydrants.

37
38 Section 31. A new section is added to Chapter 30.53A of the Snohomish County to read:

39
40 **30.53A.332.42 Smoke control or smoke exhaust systems.**

41
42 A construction permit is required for installation or modification of smoke control or smoke exhaust
43 systems. Maintenance performed in accordance with this code is not considered to be an alteration
44 and does not require a permit.

1 Section 32. A new section is added to Chapter 30.53A of the Snohomish County to read:

2
3 **30.53A.332.44 Solar photovoltaic power systems.**
4

5 A construction permit is required to install or modify solar photovoltaic power systems.
6 Maintenance performed in accordance with this code is not considered to be a modification and
7 does not require a permit.
8

9 Section 33. A new section is added to Chapter 30.53A of the Snohomish County to read:

10
11 **30.53A.332.46 Special event structure.**
12

13 A single construction permit is required to erect and take down a temporary event structure.
14

15 Section 34. Snohomish County Code Section 30.53A.354, last amended by Amended
16 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

17
18 **~~((30.53A.354))~~ 30.53A.332.48 Spraying or dipping.**
19

20 A construction permit is required to install or modify a spray room, dip tank or booth.
21

22 Section 35. Snohomish County Code Section 30.53A.356, last amended by Amended
23 Ordinance No. 14-059 on August 27, 2014, is renumbered as follows:

24
25 **~~((30.53A.356))~~ 30.53A.332.50 Standpipe systems.**
26

27 A construction permit is required for the installation, modification, or removal from service of a
28 standpipe system. Maintenance performed in accordance with the fire code is not considered a
29 modification and does not require a permit.
30

31 Section 36. Snohomish County Code Section 30.53A.357, added by Amended Ordinance
32 No. 17-058 on October 18, 2017, is renumbered as follows:

33
34 **~~((30.53A.357))~~ 30.53A.332.52 Underground supply piping for automatic sprinkler system.**
35

36 A construction permit is required for the installation of the portion of the underground water supply
37 piping, public or private, supplying a water-based fire protection system. The permit shall apply to
38 all underground piping and appurtenances downstream of the first control valve on the lateral
39 piping or service line from the distribution main to one foot above finished floor of the facility with
40 the fire protection system. Maintenance performed in accordance with this code is not considered
41 to be a modification and does not require a permit.
42

43 *Permit Exceptions.*
44

- 45 (1) When the underground piping is installed by the aboveground piping contractor.

1 (2) Underground piping serves a fire protection system installed in accordance with NFPA
2 13D.

3
4 Section 37. Snohomish County Code Section 30.53A.364, last amended by Amended
5 Ordinance No. 14-059 on August 27, 2014, is amended to read:

6
7 **30.53A.364 Concealed work.**

8
9 It shall be the duty of the permit applicant to cause the work to remain ~~((accessible and exposed))~~
10 visible and able to be accessed for inspection purposes. Whenever any installation subject to
11 inspection prior to use is covered or concealed without having first been inspected, the fire marshal
12 shall have the authority to require that such work be ~~((exposed for inspection))~~ made visible and
13 able to be accessed for inspection. Neither the fire marshal nor the county shall be liable for
14 expense entailed in the removal or replacement of any material required to allow inspection.

15
16 Section 38. Snohomish County Code Section 30.53A.372, last amended by Amended
17 Ordinance No. 14-059 on August 27, 2014, is amended to read:

18
19 **30.53A.372 Test and inspection ~~((records))~~ record keeping.**

20
21 ~~((Required test and inspection records))~~ A record of periodic inspections, tests, servicing and other
22 operations and maintenance shall be maintained on the premises or other approved location for
23 not less than three years, or a different period of time where specified in the fire code or referenced
24 standards. Records shall be made available to the fire marshal ~~((at all times or such records as the~~
25 fire marshal designates shall)) for inspection and a copy of the records shall be provided to the fire
26 marshal on request. The fire marshal is authorized to prescribe the form and format of such
27 recordkeeping. The fire marshal is authorized to require that certain required records be filed with
28 the fire marshal.

29
30 Section 39. Snohomish County Code Section 30.53A.378, last amended by Amended
31 Ordinance No. 14-059 on August 27, 2014, is amended to read:

32
33 **30.53A.378 Rendering equipment inoperable.**

34
35 Portable or fixed fire-extinguishing systems or devices and fire-warning systems shall be provided
36 with ready access and shall not be rendered inoperative or inaccessible except as necessary
37 during emergencies, maintenance, repairs, alterations, drills or prescribed testing.

38
39 Section 40. Snohomish County Code Section 30.53A.357, last amended by Amended
40 Ordinance No. 17-058 on October 18, 2017, is amended to read:

41
42 **30.53A.512 Fire apparatus access roads - replaced.**

43
44 Section 503 of the IFC is deleted in its entirety and replaced as follows:
45

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1 503.1 Where required. Fire apparatus access roads shall be provided and maintained in
2 accordance with sections 503.1.1 through 503.1.3.

3
4 503.1.1 Buildings and facilities. Fire apparatus access roads shall be provided in accordance with
5 sections 501 and 503 of the IFC for every facility, building or portion of a building hereafter
6 constructed or moved into or within the county when any portion of the facility or any portion of an
7 exterior wall of the first story of the building is located more than 150 feet from fire apparatus
8 access as measured by an approved route around the exterior of the building or facility. See also
9 section 504 of the IFC for personnel access to buildings. When access roads cannot be installed
10 due to location on property, topography, waterways, nonnegotiable grades or other similar
11 conditions, the fire marshal is authorized to require alternative fire protection.

12
13 Exceptions:

14
15 1. When buildings are completely protected with an approved automatic fire sprinkler system
16 installed in accordance with this chapter, the fire apparatus access road requirements may be
17 modified by the fire marshal.

18
19 2. When there are no more than two dwelling units, or Group U Occupancies, the requirements of
20 sections 503.1.1 and 503.2 of the IFC may be modified by the fire marshal.

21
22 503.1.2 Additional access. More than one fire apparatus road shall be provided when it is
23 determined by the fire marshal that access by a single road might be impaired by vehicle
24 congestion, condition of terrain, climatic conditions or other factors that could limit access. For
25 high-piled combustible storage, section 3206.6 of the IFC applies. For required access during
26 construction, alteration or demolition of a building, section 1410.1 of the IFC applies.

27
28 503.1.3 High piled storage. Fire department vehicle access to buildings used for high-piled
29 combustible storage shall comply with the applicable provisions of chapter 23 of the IFC.

30
31 503.2 Specifications. Fire apparatus roads shall be installed and arranged in accordance with
32 sections 503.2.1 through 503.2.8, as modified by this chapter.

33
34 503.2.1 Dimensions. Fire apparatus access roads shall have an unobstructed width of not less
35 than 20 feet (6096 mm), exclusive of shoulders, except for approved security gates in accordance
36 with section 503.6, and an unobstructed vertical clearance of 13 feet and 6 inches (4115 mm).

37
38 503.2.2 Authority. Vertical clearances of 13 feet and 6 inches in height or widths of 20' shall be
39 increased when, in the opinion of the fire marshal, vertical clearances or widths are not adequate
40 to provide fire apparatus access.

41
42 503.2.3 Surface. All fire apparatus access roadways shall be constructed of either gravel, asphalt
43 or some other all-weather surface capable of supporting vehicles consistent with Engineering
44 Design and Development Standards (EDDS).

45

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1 503.2.4 Turning Radius. Turns, bends, or sweeps in fire apparatus access roadways shall be
2 designed at not less than ~~((twenty))~~20-foot inside-turning ~~((radius))~~ radius nor less than ~~((forty))~~40-
3 foot outside-turning radius. For private dead-end fire lanes ending with a permanent hammerhead,
4 the minimum inside turning radius shall be 25-feet. For private road network elements the fire
5 marshal may require a minimum turning radius of 25 feet (inside radius) and 45 feet (outside
6 radius) for fire lanes that serve structures over 30 feet in height.

7
8 503.2.5 Dead ends. Dead-end fire apparatus access roads in excess of 150 feet in length shall be
9 provided with a turnaround unless a modification is granted by the fire marshal. Dead-end fire
10 apparatus access roads that exceed 1,200 feet in length shall be provided with intermediate
11 turnarounds to provide adequate fire apparatus turn-around or the fire marshal is authorized to
12 require additional fire protection.

13
14 503.2.6 Bridges. When a bridge is required to be used as part of a fire apparatus access road, it
15 shall be constructed and maintained in accordance with the department of public works
16 engineering design and development standards adopted by the county. The bridge shall be
17 designed to carry an AASHTO (American Association of State Highway and Traffic Officials) HL-93
18 Load Resistance Factor Design method live load or greater. Bridges shall be sufficient to carry the
19 imposed loads of fire apparatus. Vehicle load limits shall be posted at both entrances to bridges
20 when required by the fire marshal.

21
22 503.2.7 Grade. The gradient for a fire apparatus access road shall not exceed 15 percent. Cul-de-
23 sac bulb grades shall not exceed six percent.

24
25 503.3 Marking. Where required by the fire marshal, approved signs or other approved notices or
26 markings that include the words NO PARKING - FIRE LANE shall be provided for fire apparatus
27 roads to identify such roads or prohibit the obstruction thereof. The means by which fire lanes are
28 designated shall be maintained in a clean or legible condition at all times and be replaced or
29 repaired when necessary to provide adequate visibility.

30
31 503.4 Obstruction of fire apparatus access roads. Fire apparatus access roads shall not be
32 obstructed in any manner, including the parking of vehicles.

33
34 503.5 Required gates or barricade. The fire marshal is authorized to require the installation and
35 maintenance of gates or other approved barricades across fire apparatus access roads, trails or
36 other accessways, not including public streets, alleys or highways. Electric gate operators, where
37 provided, shall be listed in accordance with UL 325. Gates intended for automatic operation shall
38 be designed, constructed and installed to comply with the requirements of ASTM F 2200.

39
40 503.5.1 Entrances secured by gates or barriers. Entrances to roads, trails or other access way
41 which have been closed with gates and barriers in accordance with section 503.5 of the IFC shall
42 not be obstructed by parked vehicles.

43
44 503.6 Gates accessing residential developments. Gates installed in a residential community shall
45 be equipped with a strobe activation device unless the local fire district does not have the

1 capability to activate such device and another device is approved by the local fire district. Minimum
2 gate width opening shall be 20 feet. The gate is required to open automatically with the approach
3 of emergency vehicles. In the event of a loss of power, the gate shall open automatically and
4 remain in the open position until power is restored.

5
6 Exemption: 2 or fewer dwelling units as approved by the local fire district.

7
8 503.7 Split entries to plats, short plats and single-family detached units (SFDU). Split entries into
9 plats, short plats and SFDUs shall be allowed where each aisle (lane) is at least 14 feet in width.

10
11 503.8 Cul-de-sac Planters. Planters may be installed in cul-de-sacs when the outside radius of the
12 cul-de-sac is a minimum of 50 feet and the inside radius is a minimum of 25 feet.

13
14 Section 41. Snohomish County Code Section 30.53A.515, last amended by Amended
15 Ordinance No. 11-024 on August 3, 2011, is amended to read:

16
17 **30.53A.515 Type of water supply - deleted (IFC 507.2).**

18
19 Section ((508.2)) 507.2 of the IFC is deleted in its entirety.

20
21 Section 42. Snohomish County Code Section 30.53A.530, last amended by Amended
22 Ordinance No. 17-058 on October 18, 2017, is repealed.

23
24 Section 43. Snohomish County Code Section 30.53A.532, last amended by Amended
25 Ordinance No. 17-058 on October 18, 2017, is repealed.

26
27 Section 44. Snohomish County Code Section 30.53A.536, added by Ordinance No. 07-087
28 on September 5, 2007, is amended to read:

29
30 **30.53A.536 Permit required - deleted (IFC ((3301.2)) 5601.2).**

31
32 Section ((3301.2))5601.2 of the IFC is deleted in its entirety.

33
34 Section 45. A new section is added to Chapter 30.53A of the Snohomish County to read:

35
36 **30.53A.538 Appendix B Table B105.2.**

37
38 Table B105.2 of Appendix B of the IFC is amended to read:

39
40 **TABLE B105.2**
41 **REQUIRED FIRE FLOW FOR BUILDINGS OTHER THAN ONE- AND TWO-FAMILY**
42 **DWELLINGS, GROUP R-3 AND R-4 BUILDINGS AND TOWNHOUSES**

43

AUTOMATIC SPRINKLER SYSTEM (Design Standard)	MINIMUM FIRE FLOW (gallons per minute)	FLOW DURATION (hours)
---	---	----------------------------------

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No automatic sprinkler system	Value in Table B105.1(2)	Duration in Table B105.1(2)
Section 903.3.1.1 of the International Fire Code	((25%)) 50% of the value in Table B105.1(2) ^a	Duration in Table B105.1(2) at the reduced flow rate
Section 903.3.1.2 of the International Fire Code	((25%)) 50% of the value in Table B105.1(2) ^b	Duration in Table B105.1(2) at the reduced flow rate

For SI: 1 gallon per minute = 3.785 L/m.

- a. The reduced fire flow shall be not less than 1,000 gallons per minute.
- b. The reduced fire flow shall be not less than 1,500 gallons per minute.

Section 46. Snohomish County Code Section 30.53A.714, added by Ordinance No. 07-087 on September 5, 2007, is amended to read:

30.53A.714 Retailer of fireworks - signage, closure, and extinguishers.

- (1) Approved "No Smoking Within 25 Feet" signs shall be posted at conspicuous locations designated by the local inspection authority. Each sign shall have the words "No Smoking" in red letters at least two inches in height on a white background. Metal signs may be used in locations exposed to the weather, but all signs shall be maintained in a legible condition.
- (2) Each retail fireworks location shall have at least two water-type extinguishers of at least two and one half gallon capacity and one minimum five pound ABC-type extinguisher with 2A:10B:C, or alternate equipment deemed equivalent by the office of the fire marshal.
- (3) During the hours that a fireworks stand or location is not open for business, it shall be closed and locked unless all fireworks have been removed.

Section 47. Snohomish County Code Chapter 30.53A Part 900 – 1100, added by Amended Ordinance 17-058 on October 18, 2017, is repealed in its entirety and replaced to read:

PART 900 Automatic Sprinkler Systems – Amendments to Section 903 of the IFC

Section 903 of the IFC is amended as follows:

30.53A.903.2.1.1 Group A-1.

Section 903.2.1.1 of the IFC is amended to read:

An automatic sprinkler system shall be provided throughout stories containing Group A-1 occupancies and throughout all stories from the Group A-1 occupancy to and including the level of exit discharge serving that occupancy where one of the following conditions exists:

- (1) The fire area exceeds ~~((12,000 square feet (1115m²)))~~ 10,000 square feet (929 m²).
- (2) The fire area has an occupant load of 300 or more.
- (3) The fire area is located on a floor other than a level of exit discharge serving such occupancies.
- (4) The fire area contains a multi-theater complex.

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1
2 **30.53A.903.2.1.3 Group A-3.**

3
4 Section 903.2.1.3 of the IFC is amended to read:

5
6 An automatic sprinkler system shall be provided throughout stories containing Group A-3
7 occupancies and throughout all stories from the Group A-3 occupancy to and including the levels
8 of exit discharge serving that occupancy where one of the following conditions exists:

9 (1) The fire area exceeds (~~(12,000 square feet (1115m²))~~) 10,000 square feet (929 m²).

10 (2) The fire area has an occupant load of 300 or more.

11 (3) The fire area is located on a floor other than a level of exit discharge serving such
12 occupancies.

13
14 **30.53A.903.2.1.4 Group A-4.**

15
16 Section 903.2.1.4 of the IFC is amended to read:

17
18 An automatic sprinkler system shall be provided throughout stories containing Group A-4
19 occupancies and throughout all stories from the Group A-4 occupancy to and including the levels
20 of exit discharge serving the occupancy where one of the following conditions exists:

21 (1) The fire area exceeds (~~(12,000 square feet (1115m²))~~) 10,000 square feet (929 m²).

22 (2) The fire area has an occupant load of 300 or more.

23 (3) The fire area is located on a floor other than a level of exit discharge serving such
24 occupancies.

25
26 **30.53A.903.2.3 Group E.**

27
28 Section 903.2.3 of the IFC is amended to read:

29
30 An automatic sprinkler system shall be provided for fire areas containing Group E occupancies
31 where the fire area has an occupant load of 51 or more, calculated in accordance with Table
32 1004.1.2.

33
34 **EXCEPTIONS:**

35 (1) Portable school classrooms with an occupant load of 50 or less calculated in accordance with
36 Table 1004.1.2, provided that the aggregate area of any cluster of portable classrooms does not
37 exceed (~~(6,000 square feet (557 m²))~~) 5,000 square feet (465 m²); and clusters of portable school
38 classrooms shall be separated as required by the building code; or

39 (2) Portable school classrooms with an occupant load from 51 through 98, calculated in accordance
40 with Table 1004.1.2, and provided with two means of direct independent exterior egress from each
41 classroom in accordance with Chapter 10, and one exit from each class room shall be accessible,
42 provided that the aggregate area of any cluster of portable classrooms does not exceed (~~(6,000~~
43 ~~square feet (557 m²))~~) 5,000 square feet (465 m²); and clusters of portable school classrooms shall
44 be separated as required by the building code; or

45 (3) Fire areas containing day care and preschool facilities with a total occupant load of 100 or less

1 located at the level of exit discharge where every room in which care is provided has not fewer
2 than one exit discharge door.

3
4 **30.53A.903.2.4 Group F-1.**

5
6 Section 903.2.4 of the IFC is amended to read:

7
8 An automatic sprinkler system shall be provided throughout all buildings containing a Group F-1
9 occupancy where one of the following conditions exists:

- 10 (1) A Group F-1 fire area exceeds (~~((12,000 square feet (1115m²)))~~) 10,000 square feet (929 m²).
11 (2) A Group F-1 fire area is located more than three stories above grade plane.
12 (3) The combined area of all Group F-1 fire areas on all floors, including any mezzanines, exceeds
13 (~~((24,000 square feet (2230 m²)))~~) 20,000 square feet (1,858 m²).
14 (4) A Group F-1 occupancy used for the manufacture of upholstered furniture or mattresses
15 exceeds 2,500 square feet (232 m²).
16

17 **30.53A.903.2.7 ((Group)) Groups B and M.**

18
19 Section 903.2.7 of the IFC is amended to read:

20
21 An automatic sprinkler system shall be provided throughout buildings containing a Group B or M
22 occupancy where one of the following conditions exists:

- 23 (1) The (~~((Group M))~~) fire area exceeds (~~((12,000 square feet (1115m²)))~~) 10,000 square feet (929
24 m²).
25 (2) A (~~((Group M))~~) fire area is located more than three stories above grade plane.
26 (3) The combined areas of all (~~((Group M))~~) fire areas on all floors, including any mezzanines,
27 exceeds (~~((24,000 square feet (2230 m²)))~~) 20,000 square feet (1,858 m²).
28 (4) Group M occupancies used for the display and sale of upholstered furniture or mattresses
29 exceeds 5,000 square feet (464 m²).
30

31 **30.53A.903.2.9 Group S-1.**

32
33 Section 903.2.9 of the IFC is amended to read:

34
35 An automatic sprinkler system shall be provided throughout all buildings containing a Group S-1
36 occupancy where one of the following conditions exists:

- 37 (1) A Group S-1 fire area exceeds (~~((12,000 square feet (1115m²)))~~) 10,000 square feet (929 m²).
38 (2) A Group S-1 fire area is located more than three stories above grade plane.
39 (3) The combined area of all Group S-1 fire areas on all floors, including any mezzanines, exceeds
40 (~~((24,000 square feet (2230 m²)))~~) 20,000 square feet (1,858 m²).
41 (4) A Group S-1 fire area used for the storage of commercial motor vehicles where the fire area
42 exceeds 5,000 square feet (464 m²).
43

44 **30.53A.903.2.9.1 Repair garages.**

45

1 Section 903.2.9.1 of the IFC is amended to read:

2
3 An automatic sprinkler system shall be provided throughout all buildings used as repair garages in
4 accordance with section 406.8 of the International Building Code, as shown:

- 5 (1) Buildings having two or more stories above grade plane, including basements, with a fire area
- 6 containing a repair garage exceeding 10,000 square feet (929 m²).
- 7 (2) Buildings with no more than one story above grade plane, with a fire area containing a repair
- 8 garage exceeding (~~(12,000 square feet (1115m²))~~) 10,000 square feet (929 m²).
- 9 (3) Buildings with a repair garage servicing vehicles parked in basements.
- 10 (4) A Group S-1 fire area used for the repair of commercial motor vehicles where the fire area
- 11 exceeds 5,000 square feet (464 m²).

12
13 **30.53A.903.2.10 Group S-2 enclosed parking garages.**

14
15 Section 903.2.10 of the IFC is amended to read:

16
17 An automatic sprinkler system shall be provided throughout buildings classified as enclosed parking
18 garages in accordance with Section 406.6 of the International Building Code where either of the
19 following conditions exists:

- 20 (1) Where the fire area of the enclosed parking garage exceeds (~~(12,000 square feet~~
- 21 ~~(1115m²))~~) 10,000 square feet (929 m²).
- 22 (2) Where the enclosed parking garage is located beneath other groups.

23
24 Exception. Enclosed parking garages located beneath Group R-3 occupancies.

25
26 Section 48. Snohomish County Code Section 30.86.430, last amended by Amended
27 Ordinance No. 17-058 on October 18, 2017, is amended to read:

28
29 **30.86.430 Fire code fees.**

30
31 **Table 30.86.430 Fire Code Fees**

ANNUAL FIRE INSPECTION FEE (1)			
Building size in square feet	FEE		
	B, M, R (Less than 20 Units), U Occupancies (Group 1)	A, E, R (More than 20 Units) Occupancies (Group 2)	F, H, I, S Occupancies (Group 3)
0-1,000	\$45	\$75	\$95
1,001-2,500	\$65	\$105	\$165

Ordinance No. 21-031
RELATING TO THE REGULATION OF CONSTRUCTION;
ADOPTING THE 2018 EDITION OF THE INTERNATIONAL
FIRE CODE AS REVISED; ADDING AND AMENDING FEES;
AND AMENDING AND ADDING SECTIONS IN CHAPTERS
30.53A AND 30.86 SCC

2,501-5,000	\$95	\$155	\$245
5,001-7,500	\$115	\$185	\$285
7,501-10,000	\$125	\$195	\$300
10,001-12,500	\$145	\$230	\$315
12,501-15,000	\$165	\$275	\$330
15,001-17,500	\$175	\$295	\$345
17,501-20,000	\$190	\$310	\$365
20,001-30,000	\$215	\$350	\$375
30,001-40,000	\$230	\$375	\$385
40,001-50,000	\$245	\$400	\$400
50,001-60,000	\$260	\$425	\$425
60,001-70,000	\$275	\$450	\$450
70,001-100,000	\$300	\$475	\$475
100,001-150,000	\$350	\$500	\$500
150,001-200,000	\$400	\$525	\$525
OVER 200,000	\$450	\$550	\$550
REINSPECTION FEES			
For uncorrected violations at time of re-inspection			\$60
FIRE PLAN REVIEW AND PERMIT FEES			
Fuel storage tank			\$50 each
GATE OR BARRICADE ACROSS A FIRE APPARATUS ACCESS ROAD (These fees are subject to a commercial mechanical base fee per SCC Table 30.86.400(5).)			
Plan review			\$130
Inspection			\$150
FIRE PROTECTION SPRINKLER SYSTEM FEES (These fees are subject to a mechanical base fee per SCC Table 30.86.400(5). Each system requires a separate permit.)			
Commercial (NFPA 13R and NFPA 13 Systems*)			

Ordinance No. 21-031
RELATING TO THE REGULATION OF CONSTRUCTION;
ADOPTING THE 2018 EDITION OF THE INTERNATIONAL
FIRE CODE AS REVISED; ADDING AND AMENDING FEES;
AND AMENDING AND ADDING SECTIONS IN CHAPTERS
30.53A AND 30.86 SCC

Number of heads	Plan review fee due at application	Permit fee due at issuance
1-25	\$260	\$150
26-50	\$400	\$300
51-100	\$450	\$375
101-500	\$525	\$450
501-1,000	\$780	\$675
Over 1,000	\$1,300	\$900
*Includes specialty fire suppression systems		
Single-Family Residential (NFPA 13D Systems)		
Number of heads	Plan review fee due at application	Permit fee due at issuance
1-50	\$65	\$200
51-100	\$130	\$300
101-1,000	\$400	\$750
FIRE PUMP (These fees are subject to a mechanical base fee per SCC Table 30.86.400(5).)		
Fire pump	Plan review fee due at application	Permit fee due at issuance
Per each fire pump	\$260	\$450
UNDERGROUND SUPPLY PIPING FOR AUTOMATIC SPRINKLER SYSTEM (These fees are subject to a mechanical base fee per SCC Table 30.86.400(5).)		
	Plan review	Permit
	\$260	\$150
FIRE ALARMS (new or additions)		
(These fees are subject to a mechanical base fee per SCC Table 30.86.400(5). Each system requires a separate permit.)		
Number of appliances and devices*	Plan review fee due at application	Permit fee due at issuance
1-10	\$130	\$150.00
11-50	\$200	\$300.00
51-100	\$250	\$450.00

Ordinance No. 21-031
RELATING TO THE REGULATION OF CONSTRUCTION;
ADOPTING THE 2018 EDITION OF THE INTERNATIONAL
FIRE CODE AS REVISED; ADDING AND AMENDING FEES;
AND AMENDING AND ADDING SECTIONS IN CHAPTERS
30.53A AND 30.86 SCC

101-200	\$525	\$600.00
201-500	\$650	\$1,200
501-1,000	\$780	\$1,800
Over 1,000	\$1,050	\$2,400
* Includes, but is not limited to, horn strobes, bells, beam detectors, pull stations, smoke detectors, and heat detectors.		
EMERGENCY RESPONDER RADIO		
(These fees are subject to a mechanical base fee per SCC Table 30.86.400(5). Each system requires a separate permit.)		
<u>Plan review fee due at application</u>		<u>Permit fee due at issuance</u>
\$170		\$180
SPECIAL EVENT PERMIT		
Special Event Type	Number of Participants	Fees
Private	50 or more	\$430
Public	50-99	\$430
Public	100 or more	\$490
<u>Mobile Food Preparation Vehicles (annual permit)</u>		<u>\$260</u>
PYROTECHNIC FIREWORKS		
Retail fireworks		\$100
Wholesale fireworks		\$100
OPEN BURNING PERMITS		
Residential		\$30
Residential Annual Renewal		\$15
Land Clearing		\$300
MARIJUANA/PLANT EXTRACTION SYSTEMS (These fees are subject to a commercial mechanical base fee per SCC Table 30.86.400(5).)		
Valuation of system	Plan review fee due at application	Permit fee due at issuance
< \$25,000	\$400	\$300

Ordinance No. 21-031
RELATING TO THE REGULATION OF CONSTRUCTION;
ADOPTING THE 2018 EDITION OF THE INTERNATIONAL
FIRE CODE AS REVISED; ADDING AND AMENDING FEES;
AND AMENDING AND ADDING SECTIONS IN CHAPTERS
30.53A AND 30.86 SCC

\$25,000 - \$50,000	\$525	\$450
\$50,001 - \$100,000	\$650	\$600
> \$100,000	\$780	\$750
Reference note:		
(1) These fees shall be charged for all inspections required by chapter 30.53A SCC based upon the square footage area of inspected premises and the residential or building code classification associated with the primary use of the premises.		

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Section 49. Severability and Savings. If any provision of this ordinance or its application to any person or circumstance is held to be invalid, the remainder of the ordinance or the application of the provision to other persons or circumstances is not affected.

PASSED THIS ____ day of _____, 2021

SNOHOMISH COUNTY COUNCIL
Snohomish County, Washington

Stephanie Wright, Chairperson

ATTEST:

Clerk of the Council

- () APPROVED
- () EMERGENCY
- () VETOED

Date: _____, 2021

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ATTEST:

Dave, Somers, County Executive

Approved as to form only:

 5/6/21

Deputy Prosecuting Attorney



Snohomish County Council

EXHIBIT # 3.1.1

FILE ORD 21-031

Legislation Text

File #: 2021-0269, Version: 1

Executive/Council Action Form (ECAF)

ITEM TITLE:

Ordinance 21-031, relating to the regulation of construction; adopting the 2018 edition of the International Fire Code as revised; adding and amending fees; and amending and adding sections in chapters 30.53A and 30.86 SCC

DEPARTMENT: Planning and Development Services

ORIGINATOR: Eileen Canola

EXECUTIVE RECOMMENDATION: Approve

PURPOSE: To adopt the 2018 edition of the International Fire Code (IFC) as amended by the Washington State Building Code Council and adopted by the state Legislature, with County amendments.

BACKGROUND: The State Building Code Act adopts the International Fire Code, Building, Residential, and Mechanical Codes, as well as the Uniform Plumbing Code and Washington State Energy Code and other construction codes and amends them for state-wide application. The Washington State Legislature adopted the most current construction codes as the State Building Code pursuant to chapter 19.27 RCW, that became effective February 1, 2021. Chapter 19.27 RCW mandates that the State Building Code be administered and enforced by counties and cities, and grants counties and cities limited authority to amend the code as it applies within their jurisdiction. Snohomish County has been implementing the State Building Code as of February 1, 2021. The ordinance amends title 30 of the Snohomish County Code (SCC) to: (1) adopt the 2018 International Fire Code (IFC) as amended and adopted by the Washington State Building Code Council and adopted by the state Legislature; (2) establish permits as required by the IFC; (3) renumber sections pertaining to construction permits; (4) revise the regulations pertaining to open burning to provide greater clarity; (5) amend Appendix B, Table B105.2 of the IFC to only allow a 50 percent reduction in required fire flow; (6) amend the automatic fire sprinkler provisions to adopt Section 903 of the IFC with county amendments; (7) provide greater consistency with the IFC; and (8) establish fees for new permits in chapter 30.86 SCC.

FISCAL IMPLICATIONS:

EXPEND: FUND, AGY, ORG, ACTY, OBJ, AU	CURRENT YR	2ND YR	1ST 6 YRS
TOTAL			

REVENUE: FUND, AGY, ORG, REV, SOURCE	CURRENT YR	2ND YR	1ST 6 YRS
TOTAL			

DEPARTMENT FISCAL IMPACT NOTES: Click or tap here to enter text.

CONTRACT INFORMATION:

ORIGINAL _____ CONTRACT# _____ AMOUNT _____
AMENDMENT _____ CONTRACT# _____ AMOUNT _____

Contract Period

ORIGINAL START _____ END _____
AMENDMENT START _____ END _____

OTHER DEPARTMENTAL REVIEW/COMMENTS: Approved as to form by PA(J.Kasting)
Approved/Reviewed by Finance & Risk



Snohomish County

Planning and Development Services

3000 Rockefeller Ave., M/S 604

Everett, WA 98201-4046

(425) 388-3311

www.snoco.org**MEMORANDUM**

TO: Councilmember, Stephanie Wright, Council Chair
Councilmember, Megan Dunn, Council Vice-Chair
Councilmember, Nate Nehring, District 1
Councilmember, Jared Mead, District 4
Councilmember, Sam Low, District 5

Dave Somers
County Executive

VIA: Michael McCrary, Director
Planning and Development Services

FROM: Eileen Canola, Senior Planner

SUBJECT: Adoption of 2018 Washington State Building Code

DATE: May 5, 2021

INTRODUCTION

The purpose of this staff report is to provide the County Council with proposed amendments and background information to adopt the 2018 Washington State Building Code (State Building Code), [Chapter 19.27 RCW](#), with county amendments. The State Building Code was adopted by the state Legislature and became effective on February 1, 2021. Chapter 19.27 RCW mandates that the State Building Code be administered and enforced by counties and cities, and grants counties and cities limited authority to amend the code as it applies within their jurisdiction. Snohomish County Planning and Development Services (PDS) has been implementing these codes as of their effective date.

Three separate ordinances would accomplish this formal adoption of the 2018 State Building Code, containing county amendments. Tables 1-3 of this staff report summarize the amendments for each of the three ordinances:

- Table 1 – Summary of amendments for the Residential and Building Code Ordinance
- Table 2 – Summary of amendments for the Fire Code Ordinance
- Table 3 – Summary of amendments for the Mechanical, Energy, Plumbing Codes Ordinance

BACKGROUND

The State Building Code (SBC) is the minimum construction requirement for the state to promote the health, safety and welfare of the occupants or users of buildings and structures and the general public by the provision of building codes throughout the state. The SBC is comprised of state specific codes such as the Washington Energy Code and model codes, such as the International Building Code that have been amended by the [Washington State Building Code Council](#) (SBCC) for statewide application. The State Building Code is updated periodically to reflect updates to the model codes (International Codes) and new state requirements. The SBCC develops and amends the State Building Code and

provides recommendations to the state Legislature. The State Building Code is detailed [in RCW 19.27.031](#) and is comprised of the following:

- 2018 International Building Code (IBC) with statewide amendments
 - ICC/ANSI A117.1-09, Accessible and Usable Buildings and Facilities, with statewide amendments (adopted as part of IBC)
 - 2018 International Existing Building Code with statewide amendments (adopted via IBC)
- 2018 International Residential Code with statewide amendments
- 2018 International Fire Code with statewide amendments
 - Portions of the International Wildland Urban Interface Code, published by the International Code Council Inc., as set forth in RCW 19.27.560;
- 2018 International Mechanical Code with statewide amendments
 - 2018 International Fuel Gas Code with statewide amendments (adopted as part of IMC)
 - 2017 Liquefied Petroleum Gas Code (NFPA 58) For LP Gas
 - 2018 National Fuel Gas Code (NFPA 54) for LP Gas installations
- 2018 Uniform Plumbing Code with statewide amendments
- The rules adopted by the SBCC establishing standards – including 2018 Washington State Energy Code (chapter 19.27A RCW)

PROPOSED CODE AMENDMENTS

Tables 1-3 provide a summary and rationale of the amendments contained in the three ordinances.

TABLE 1- Residential and Building Code Ordinance: Summary of proposed amendments and rationale	
Proposed Change	Rationale
Amend SCC 30.52A.010 and SCC 30.52F.010 to adopt the 2018 versions of the International Building Code and International Residential Code as amended by the Washington State Building Code Council and adopted by the state Legislature, except for the administrative provisions contained in chapter one of the IBC and IRC.	Chapter 19.27 RCW mandates that the State Building Code (SBC) be administered and enforced by counties and cities. Although PDS has been implementing the SBC as of February 1, 2021, formal adoption would facilitate implementation and administration of the SBC.
Amend chapter 30.50 SCC to 1) modify the work exempt from a permit provisions in SCC 30.50.103, to clarify the measurement of the floor area and height for structures and require permits for the installation of plumbing; 2) add espresso stands and farm stands to the list of exempt structures under the building code that do not exceed 200 square feet; 3) add a new section of code related to exterior balconies and elevated walking surfaces; 4) clarify provisions related to damaged structures located in flood hazard areas; and 5) provide greater internal consistency.	Amending provisions of the “work exempt from permit” would help clarify the requirements and help administer the intent of this code.
Amend SCC 30.52F.300, the Climatic and Geographic Design Criteria.	Amendments to SCC 30.52F.300 are necessary to reflect new information and requirements, and to improve readability.
Amend code language and cross references for greater consistency with the State Building Code.	Amendments to correct code cross references and for consistent language with the SBC would provide updated information and common language between the county’s building code and the SBC.

**TABLE 2 - Fire Code Ordinance:
Summary of proposed amendments and rationale**

Proposed Change		Rationale
Amend SCC 30.53A.010 to adopt the 2018 edition of the IFC, except chapter 1, as amended and adopted by the state.		Chapter 19.27 RCW mandates that SBC be administered and enforced by counties and cities. Although PDS has been implementing the SBC as of February 1, 2021, formal adoption would facilitate implementation and administration of the SBC.
Amend chapter 30.53A SCC to codify permits required by the State Building Code including:	<ul style="list-style-type: none"> • Capacitor energy storage systems • Fuel cell power system • Gas detection systems • Gates and barricades across fire apparatus access roads • High-piled combustible storage • Motor vehicle repair rooms and booths • Plant extraction systems • Solar photovoltaic power systems • Special event structure. 	Codifying permits required by the State Building Code will help administer and enforce the State Building Code, as required by Chapter 19.27 RCW.
Amend chapter 30.53A SCC to renumber the sections pertaining to required construction permits for future additions, as the existing numbering system was limited.		Amendments to chapter 30.53A SCC to renumber the sections pertaining to required construction permits will allow new required permits to be added to this section.
Amend SCC 30.53A.298 to provide greater clarity for the prohibitions and requirement for all outdoor burning and consistency with WAC chapter 173-425.		Amendments to SCC 30.53A.298 are necessary to clarify the prohibitions and requirements for open burning.
Amend Appendix B Table B105.2 to only allow a 50 percent reduction in required fire flow; Appendix B currently allows only 50% for single family (one and two dwellings and townhouses).		Amendments to Appendix B, Table B105 of the IFC would meet requirements of the Washington State Survey and Rating Bureau.
Repeal Section 900-100 of chapter 30.53A SCC pertaining to automatic fire sprinkler provisions and replace with new Section 900 that adopts Section 903, "Automatic Sprinkler Systems" of the IFC with county amendments to change the threshold for when automatic sprinklers are required.		Amendments to chapter 30.53A SCC to repeal Section 900-100 and replace with Section 900 to adopt Section 903 of the IFC with county amendments would provide greater consistency with the IFC and the SBC.
Update terms and code cross references for greater consistency with the IFC and State Building Code.		Amendments chapter 30.53A SCC would correct code cross references and update language for greater consistency with the IFC and SBC.
Amend SCC 30.86.430 "Fire Code Fees" to add or update the following:	<ul style="list-style-type: none"> • Add fee for emergency responder radio permit (\$170 for plan review \$180 permit fee due at issuance) • Add a permit fee of \$260 for mobile food preparation vehicle • Amend the existing fee for marijuana extraction permit to include plant extraction 	The new permit fees for the emergency responder radio and mobile food preparation vehicle are based on the time it takes for the appropriate staff person to conduct the review and / or inspection and processing. PDS has performed an analysis to estimate the time it takes staff to perform the related permit functions and applied a full cost recovery methodology which includes the costs of labor, non-labor expenses, and overhead to establish the proposed fees. The proposed fees are similar to those of other local jurisdictions in the region.

TABLE 3 - Plumbing, Energy, Mechanical Codes Ordinance: Summary of proposed amendments and rationale	
Proposed Change	Rationale
Amend SCC 30.51A.020 to update a cross reference to the IBC	Amendments to correct code cross references are necessary to ensure accurate information.
Amend SCC 30.51A.030 to delete in incorrect code cross reference.	
Amend SCC 30.51A.040 030 to delete in incorrect code cross reference.	
Amend SCC 30.52B.010 to adopt the 2018 edition of the International Mechanical Code (IMC) as amended and adopted by the state.	Chapter 19.27 RCW mandates that the State Building Code (SBC) be administered and enforced by counties and cities. Although PDS has been implementing the SBC as of February 1, 2021, formal adoption would facilitate implementation and administration of the SBC.
Amend SCC 30.52D.010 to adopt the 2018 edition of the Washington State Energy Code as amended and adopted by the state.	
Amend SCC 30.52E.010 to adopt the 2018 edition of the Uniform Plumbing Code as amended and adopted by the state.	

STAFF RECOMMENDATION

The recommendation to the County Council is to approve the proposed amendments to Title 30 SCC in order to formally adopt the 2018 State Building Code as amended by the Washington State Building Code Council and adopted by the state Legislature, and to provide for county specific amendments.

ANALYSIS OF BUILDING AND LAND USE REGULATION EFFECTS ON HOUSING AND JOBS

Title Ordinance No. 21-031, RELATING TO THE REGULATION OF CONSTRUCTION; ADOPTING THE 2018 EDITION OF THE INTERNATIONAL FIRE CODE AS REVISED; ADDING AND AMENDING FEES; AND AMENDING AND ADDING SECTIONS IN CHAPTERS 30.53A AND 30.86 SCC

Description This is non-project proposal to amend the Snohomish County Code to: (1) adopt the 2018 International Fire Code (IFC) as amended and adopted by the Washington State Building Code Council and adopted by the Washington State Legislature; (2) establish permits as required by the IFC; (3) renumber sections pertaining to construction permits; (4) revise the regulations pertaining to open burning to provide greater clarity; (5) amend Appendix B, Table B105.2 to only allow a 50 percent reduction in required fire flow; (6) amend the automatic fire sprinkler provisions to adopt Section 903 of the IFC with county amendments; (7) provide greater consistency with the IFC; and (8) establish fees for new permits.

Date: April 28, 2021

Staff Contact: Eileen Canola, Senior Planner, Eileen.Canola@snoco.org

This is a nonproject action to adopt the 2018 version of the International Fire Code (IFC) as amended and adopted by Washington state with County amendments; therefore, there is no direct impact to factors relating to housing and employment. Snohomish County has been implementing the 2018 State Building Codes as of February 1, 2021.

	Place an "X" in the appropriate box				Comments
	Increase	Decrease	Neutral	Uncertain	
Housing					
Capacity/Targets				X	
Cost of Housing Development:				X	
• Infrastructure				X	
• Site				X	
• Building const.	X				
• Fees	X				
• Yield				X	
Timing				X	
Jobs					
Capacity/Targets				X	

This form is intended to provide a summary analysis of the impact changes to development regulation may have on Residential, Commercial or Industrial Development.

Cost of Commercial or Industrial Development:				X	
• Infrastructure				X	
• Site				X	
• Building const.	X				
• Fees	X				
• Yield				X	
Time to Create Jobs				X	
# Family Wage Jobs				X	

This form is intended to provide a summary analysis of the impact changes to development regulation may have on Residential, Commercial or Industrial Development.

ANALYSIS OF BUILDING AND LAND USE REGULATION EFFECTS ON CAPITAL FACILITIES AND UTILITIES

Title Ordinance No. 21-031, RELATING TO THE REGULATION OF CONSTRUCTION; ADOPTING THE 2018 EDITION OF THE INTERNATIONAL FIRE CODE AS REVISED; ADDING AND AMENDING FEES; AND AMENDING AND ADDING SECTIONS IN CHAPTERS 30.53A AND 30.86 SCC

Description This is non-project proposal to amend the Snohomish County Code to: (1) adopt the 2018 International Fire Code (IFC) as amended and adopted by the Washington State Building Code Council and adopted by the Washington State Legislature; (2) establish permits as required by the IFC; (3) renumber sections pertaining to construction permits; (4) revise the regulations pertaining to open burning to provide greater clarity; (5) amend Appendix B, Table B105.2 to only allow a 50 percent reduction in required fire flow; (6) amend the automatic fire sprinkler provisions to adopt Section 903 of the IFC with county amendments; (7) provide greater consistency with the IFC; and (8) establish fees for new permits.

Date: April 28, 2021

Staff Contact: Eileen Canola, Senior Planner, Eileen.Canola@snoco.org

This is a nonproject action to adopt the 2018 version of the International Fire Code (IFC) as amended and adopted by Washington state with County amendments; therefore, there is no direct impact to increasing or decreasing capital facilities and services provided by the county or by non-county service providers. Snohomish County has been implementing the 2018 State Building Codes as of February 1, 2021.

	Place an "X" in the appropriate box			Comments
	Increase	Decrease	Neutral	
County Provided				
• Airport			X	
• General Government			X	
• Law and Justice			X	
• Parks			X	
• Roads			X	
• Solid Waste			X	
• Surface Water			X	
Non-County Provided				
• Electric Power			X	
• Fire Suppression			X	
• Public Water Supply			X	

This form is intended to provide a summary analysis of the impact changes to development regulation may have on county and non-county provided capital facilities and utilities.

• Sanitary Sewer			X	
• Telecommunications			X	

This form is intended to provide a summary analysis of the impact changes to development regulation may have on county and non-county provided capital facilities and utilities.



Snohomish County Council

Committee: Planning & Community Development **Report by:** Geoffrey Thomas
Chief of Staff
ECAFs: 21-0177, 21-0268, and 21-0269 **Date:** 06/01/21
Ord. 21-029, 21-030, and 21-031

Consideration:

The proposed ordinances would adopt the 2018 edition of the International Mechanical Code, Washington State Energy Code, Uniform Plumbing Code, International Building Code, International Residential Code, and International Fire Code in addition to amending chapters of the Snohomish County Code and fees.

Current Proposal

The State Building Code Council adopted the 2018 Washington State Building Code. That code became effective on February 1, 2021. Snohomish County is required to update its county code to include the State Building Code. Revisions to county code involves adopting three ordinances that include amendments to the Residential and Building Code, Fire Code, and Mechanical, Energy, and Plumbing Codes.

The Staff from the Department of Planning and Development Services has developed a detailed staff report of proposed changes. PDS staff will present those changes on June 1, 2021 at Council's Planning and Community Development Committee meeting.

Approved as to Form: Yes.

Handling: Normal.

Executive Recommendation: Approve.

Requested Action: To schedule a public hearing and, following public testimony in that hearing, consider adopting the proposed ordinances.

Adoption of the 2018 State Building Code

Snohomish County Council

Planning Committee

June 1, 2021



Purpose

- The State Building Code (SBC) - adopted by the state Legislature & became effective on February 1, 2021.
- Snohomish County Planning and Development Services (PDS) has been implementing the SBC as of the effective date.
- Chapter 19.27 RCW requires the SBC be administered and enforced by counties and cities and grants limited authority to amend the code as it applies within their jurisdiction.
- Three separate ordinances to formally adopt the 2018 State Building Code, with County amendments. Exempt from Planning Commission Review

2018 Washington State Building Code

The State Building Code is detailed in [RCW 19.27.031](#) and is comprised of the following:

- 2018 International Building Code (IBC) with statewide amendment
 - ICC/ANSI A117.1-09, Accessible and Usable Buildings and Facilities, & 2018 International Existing Building Code with statewide amendments
- 2018 International Residential Code (IRC) with statewide amendments
- 2018 International Fire Code (IFC) with statewide amendments
 - Portions of the International Wildland Urban Interface Code
- 2018 International Mechanical Code (IMC) with statewide amendments
 - 2018 International Fuel Gas Code with statewide amendments (adopted as part of IMC)
 - 2017 Liquefied Petroleum Gas Code (NFPA 58) For LP Gas
 - 2018 National Fuel Gas Code (NFPA 54) for LP Gas installations
- 2018 Uniform Plumbing Code (UPC) with statewide amendments
- 2018 Washington State Energy Code



County's Construction & Fire Codes

County's Fire Code

Chapter 30.53A SCC "Fire Code"

County's Building & Residential Code

- Chapter 30.50 SCC "Construction Codes – Administration"
- Chapter 30.52A SCC "Building Code"
- Chapter 30.52F SCC "Residential Code"

County's Mechanical, Energy, Plumbing Codes

- Chapter 30.52B Mechanical
- Chapter 30.52D Energy
- Chapter 30.52E Plumbing



Snohomish County

Building & Residential Code Ordinance

Adopts the 2018 versions of the IBC and IRC as amended and adopted by the state

Amends chapter 30.50 SCC:

- Amends SCC 30.50.103 – “work exempt from permit” to clarify requirements, add in espresso stands and farm stands
- New section - exterior balconies and elevated walking surfaces
- Clarify provisions related to damaged structures located in flood hazard areas

Amends SCC 30.52F.300 - Climatic and Geographic Design Criteria

- Reflects County’s adoption of digital flood maps
- Updates information for the state’s climate and geographic design criteria
- Reworks footnotes for improved readability

Fire Code Ordinance

Adopts the 2018 version of the IFC as amended & adopted by the state

Amends chapter 30.53A SCC

- Codifies permits required by SBC
- Renumbers sections relating to construction permits
- Revised the “open burning” provisions to clarify requirements
- Amends Appendix B of IFC - Table B105.2 to only allow a 50 percent reduction in required fire flow
- Repeals Part 900 -1100 to adopt Section 903 of IFC “Automatic Sprinkler Systems” with amendments
- Updates cross references and terms for consistency with SBC

Amends SCC 30.86.430 – Fire Fees

- Emergency responder radio permit (\$170 -plan review \$180 permit fee due at issuance)
- Mobile food preparation vehicle permit - \$260 – annual fee
- Add “plant extraction” to marijuana extraction permit fee

Mechanical, Energy, Plumbing Codes Ordinance

Amends Chapters 30.51A, 30.52B, 30.52D, 30.52E SCC

- Adopts the 2018 versions of the IMC, UPC, Washington State Energy Code as amended and adopted by the state
- Corrects code cross references





Questions