



TO: Joe turner, City of Woodland land use hearings Examiner
From: Mike A. Lackey Deputy Fire Marshal Clark-Cowlitz Fire and Rescue
Subject: Logan's Landing Site Plan Approval Appeals (WDL-2023-006)

Dear Mr. Turner,

This communication is in reference to Logan's Landing Site Approval Appeals, WDL-2023-006. The following information is pertinent to fire safety for the proposed site plan.

Secondary access shall be provided at the time of any construction, based upon the Washington state Fire Code as adopted by the City of Woodland.

101.2 Scope

This code establishes regulations affecting or relating to structures, processes, premises, and safeguards regarding all the following:

- The hazard of fire and explosion arising from the storage, handling or use of structures, materials, or devices.
- Conditions hazardous to life, property, or public welfare in the occupancy of structures or premises.
- Fire hazards in the structure or on the premises from occupancy or operation.
- Matters related to the construction, extension, repair, alteration, or removal of fire protection systems.
- *Conditions affecting the safety of fire fighters and emergency responders during emergency operations.*

D106.1 Projects having more than 100 Dwelling units. *Multiple-family residential projects having more than 100 dwelling units shall be equipped throughout with two separate and approved fire apparatus access roads.*

Exception: Projects having up to 200 dwellings units shall have not fewer than one approved fire apparatus access road where all buildings, including non-residential occupancies, are required throughout with approved automatic sprinkler systems installed in accordance with section 903.3.1.1 or 903.3.1.2.

Very clear that this is for the project having more than 100 and 200 dwellings. This does not state the time the dwellings are built; it states the time of the project.

- **Flag Lots:** Buildings constructed on flag lots must be provided with automatic fire sprinkler systems in accordance with NFPA 13D requirements.



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- **Access During Construction:** Access roadways must be completed and unobstructed prior to combustible construction.

Fire Hydrants shall be provided: Hydrants shall be placed and installed at the site development stage of the subdivision. All water and hydrants shall be in place prior to any construction materials are placed onto the site.

3307.1 Required Access

Approved vehicle access for firefighting shall be provided to all construction or demolition sites. Vehicle access shall be provided to within 100 feet (30,480 mm) of temporary or permanent fire department connections. Vehicle access shall be provided by either temporary or permanent roads, capable of supporting vehicle loading under all weather conditions. Vehicle access shall be maintained until permanent fire apparatus access roads are available.

3307.2 Water Supply for Fire Protection

An approved water supply for fire protection, either temporary or permanent, shall be made available as soon as combustible building materials arrive on the site, on commencement of vertical combustible construction and on installation of a standpipe system in buildings under construction, in accordance with Sections 3307.2.1 through 3307.4.

102.9 Matters Not Provided for Requirements that are essential for the public safety of an existing or proposed activity, building or structure, or for the safety of the occupants thereof, that are not specifically provided for by this code, shall be determined by the fire code official.

Summary 2018 Washington State Fire Code:

Currently the Fire Code Official requires two access points prior to the construction of any buildings. The design of the project, the number of dwelling units at ultimate build out of the entire project requires two access points and fire hydrants prior to any combustible material being placed upon the site.

Sincerely,

Mike A. Lackey
Deputy fire Marshal
Clark – Cowlitz Fire Rescue