

## Sharon Barker

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**From:** Wendy Farley-Campbell  
**Sent:** Tuesday, February 14, 2023 1:53 PM  
**To:** Planning Department  
**Subject:** FW: Fairway Estates

**From:** Michael Schick <chief@wlfea.org>  
**Sent:** Tuesday, February 14, 2023 12:33 PM  
**To:** Wendy Farley-Campbell <wendy.farleycampbell@ci.florence.or.us>  
**Subject:** Fairway Estates

Wendy,

I met with the Pearsons today to talk about the secondary egress at Fairway Estates. I told them that the Fire Code is very clear on a second access point and that I support efforts to possibly put a road on the north end of the development and then go west or east to a main street. I do not know what the timing would need to be, i.e., access in place prior to development or prior to completion. I also gave them the following building alternative to sprinklers. This is referenced in the Oregon Fire Code and may be an option for them although it is up to the building official to approve.

# Department of Consumer and Business Services

## Building Codes Division - Chapter 918

### Division 480

### ONE- AND TWO-FAMILY DWELLING SPECIALTY CODE

918-480-0125

#### Uniform Alternate Construction Standard for One and Two Family Dwellings

(1) For lots of record created on or after July 2, 2001, if the building official intends to allow one or more of the Uniform Alternate Construction Standards at the time of building permit application, triggered by fire official determinations of inadequate apparatus access or water supply, the building official must:

- (a) Provide at least a general notification of the intent to allow such Uniform Alternate Construction Standards; and
- (b) Provide such notification in conjunction with the approval of a land use application under ORS 197.522.

(2) The building official, acting in conformance with these rules, may choose to apply one or more Uniform Alternate Construction Standards after a determination by a fire official with authority over water supply and apparatus access, that the water supply, apparatus access, or both are inadequate at a site. A building official shall give consideration to advice of the State Fire Marshal or local fire official that does not conflict with this rule, but shall retain the authority to make final decisions. Decisions to consider a Uniform Alternate Construction Standard and the selection of one or more Uniform Alternate Construction Standards by a building official are final.

(3) A Uniform Alternate Construction Standard is not a Statewide Alternate Method.

(4) Uniform Alternate Construction Standards for One and Two Family Dwellings. Uniform Alternate Construction Standards are limited to one or more of the following fire suppression and fire containment components:

(a) Installation of an NFPA Standard 13D fire suppression system;

(b) Installation of additional layers of 5/8 inch, Type-X gypsum wallboard;

(c) Installation of fire-resistive compartmentalization of dwellings to limit the spread of fire by use of fire-resistant building elements, components or assemblies. Fire-resistance ratings shall be determined in accordance with the Oregon Structural Specialty Code;

(d) Installation of fire-resistive exterior wall covering and roofing components; or

(e) Provide fire separation containment in accordance with the default standards as set forth in the Wildland-Urban Interface rules adopted by the Oregon Department of Forestry (see OAR 629-044-1060).

(5) When unique site conditions exist on a lot or when installation of a full NFPA Standard 13D fire suppression system is impractical due to substantially increased local system development charges, a building official may accept installation of a partial NFPA Standard 13D fire suppression system in conjunction with one or more of the Uniform Alternate Construction Standards listed in subsections (4)(a) through (e) of this rule.

**Statutory/Other Authority:** ORS 455.610

**Statutes/Other Implemented:** ORS 455.610

**History:**

BCD 13-2016, f. 9-30-16, cert. ef. 10-1-16

BCD 7-2016(Temp), f. & cert. ef. 6-28-16 thru 12-24-16

**Michael R Schick, EFO, PhD**

Fire & EMS Chief

Western Lane Fire and EMS Authority

2625 Hwy 101

Florence, OR 97439

(541) 997-3212 (office)

(541) 999-9098 (cell)

[chief@wlfea.org](mailto:chief@wlfea.org)

“One Mission, One Team”



On October 1, 2019 the administrative offices of Siuslaw Valley Fire/Rescue and Western Lane Ambulance District combined to form Western Lane Fire and EMS Authority. All contact information remains the same.