



Memorandum

Date: 9/15/2020
Meeting of: City Council

File No. AM No. 20-116
Type: Consent Item

TO: Members of the City Council
FROM: Mayor Angela Birney

DEPARTMENT DIRECTOR CONTACT(S):

Planning and Community Development	Carol Helland	425-556-2107
Fire	Todd Short	425-556-2242

DEPARTMENT STAFF:

Planning and Community Development	Jason Lynch	Assistant Director, Development Services
Planning and Community Development	Carol Lewis	Development Services Supervisor
Fire	Rich Gieseke	Acting Fire Marshal

TITLE:

Adoption of Ordinances Amending the Redmond Municipal Code to Update the City’s Building, Construction and Fire Codes to Reflect Current State Standards and City of Redmond Amendments; and Adoption of a Resolution Adding Fees to Provide for Fire Permits Associated with the Adoption of the 2018 Redmond Fire Code

- a. Ordinance No. 3007: An Ordinance Amending RMC Chapters 15.08, Building Code; 15.12, Electrical Code; 15.14, Mechanical Code; 15.16, Plumbing Code; 15.18, Energy Code, to Update the City’s Building and Construction Codes to Reflect Current State Standards
- b. Ordinance No. 3008: An Ordinance Amending Redmond Municipal Code Sections 15.06, Fire Code, to Coordinate with the 2018 International Fire Code and Subsequent State Amendments
- c. Resolution No. 1536: A Resolution Amending the Fire Department Fee Schedule, Originally Adopted by Resolution No. 1073, and Amended Through Resolution Nos. 1281, 1389, and 1452, in Order to Provide Fees for Permits Associated with Adoption of the 2018 Redmond Fire Code

OVERVIEW STATEMENT:

The City must amend the Redmond Municipal Code to align with the latest editions and technical standards contained in the State Building, Fire, and Electrical Codes.

Additional Background Information/Description of Proposal Attached

REQUESTED ACTION:

Receive Information Provide Direction Approve

REQUEST RATIONALE:

- **Relevant Plans/Policies:**
Redmond Municipal Code
- **Required:**
RCW 19.27.031
- **Council Request:**
Council directed this to be placed on the Consent Agenda at the August 4, 2020, Business Meeting
- **Other Key Facts:**
Routine amendment and adoption of State and Local Codes occurs every three years.

OUTCOMES:

This adoption will establish Redmond administrative and enforcement provisions. The adoption of these codes will help protect personal and commercial real estate investments by providing a minimum level of construction quality and safety. Consistent building codes, fire, and electrical codes and standards will help the design and construction community develop products around a common set of laws, codes, and standards.

COMMUNITY/STAKEHOLDER OUTREACH AND INVOLVEMENT:

- **Timeline (previous or planned):**
June 23, 2020 - Environmental Sustainability Program Manager
July 7, 2020 - Master Builders Association
July 8, 2020 - OneRedmond
- **Outreach Methods and Results:**
Online presentation with opportunity for questions/answers and input
- **Feedback Summary:**
Environmental Sustainability Manager will continue to work with Planning and Fire to coordinate efforts to achieve the City's environmental goals. Master Builders and OneRedmond appreciated the opportunity to participate in the process and early awareness of the upcoming changes.

BUDGET IMPACT:

Total Cost:

Cost is included in the ongoing operational costs of the Divisions responsible for permit review.

Approved in current biennial budget: Yes No N/A

Budget Offer Number:

Development Service Center 000042
Comprehensive Inspection Service 000046
Fire Prevention Services 000016

Budget Priority:

Vibrant Economy
Safety

Other budget impacts or additional costs: Yes No N/A

If yes, explain:

-

Funding source(s):

General Fund

Budget/Funding Constraints:

N/A

Additional budget details attached

COUNCIL REVIEW:

Previous Contact(s)

Date	Meeting	Requested Action
6/9/2020	Committee of the Whole - Planning and Public Works	Receive Information
6/16/2020	Committee of the Whole - Public Safety	Receive Information
8/4/2020	Business Meeting	Provide Direction

Proposed Upcoming Contact(s)

Date	Meeting	Requested Action
	None proposed at this time	N/A

Time Constraints:

The Washington State Building Code Council adopted the 2018 Building, Fire, and 2020 National Electrical Codes to become effective on July 1, 2020, and Governor Inslee Proclamation 20-40 "Stay Home Stay Safe" postponed the adoption until November 1, 2020. The National Electrical Code has been postponed to October 30, 2020, with the State Building Code Council (SBCC) postponing the adoption of all other codes until February 1, 2020.

ANTICIPATED RESULT IF NOT APPROVED:

If Redmond does not adopt the new codes, there could be a negative fiscal impact on our Building Code Effectiveness Grading Schedule (BCEGS) classifications, and our Washington Survey and Rating Bureau Municipal Fire Protection rating which are used by property/casualty insurers in determining rates paid by building owners in our jurisdiction. Our current BCEGS rating is a two (2) which is the second-highest rating. The rating is dependent upon; code adoption, staff qualifications, public awareness, and structural provisions.

ATTACHMENTS:

Attachment A: RMC 15.08-15.18 Building Code Ordinance

Attachment B: RMC 15.06 Fire Code Ordinance

Attachment C: Fire Fee Resolution