

# **PLANNING AND LAND SERVICES DEPARTMENT**

## **DISASTER RECOVERY STANDARDS (DRS)**

**AUTHORITY:** Development Regulations Title 18E Chapter 18E.70

**EFFECTIVE DATE:** September 1, 2014



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## SECTION 1

### **Expedited Process for Sediment and Debris Removal (Resolution R2014-18)**

**1.1 Purpose:** The Pierce County Rivers Flood Hazard Management Plan, Ordinance No. 2012-53s established programmatic recommendations to address the goals, objectives and problems found in the Flood Plan. The purpose of this Section is to address Recommendation No. 1 to establish a departmental expedited permit process for sediment and debris removal to assist land owners recover from major flood disasters.

**1.2 Applicability:** Applies to all lands upon declaration of a County, State or Federal disaster.

**1.3 Timing:** Permit applications must be received within 180 days of the declaration of emergency. Sediment/debris removal and restoration must be completed within 180 days from the permit issuance date. An extension for completion may be granted by the Director or designee provided a written request is submitted 15 days in advance of the original expiration date, provided good cause for delay is demonstrated.

**1.4 Primary Permit Type:** Site Development (PWEX-Excavation, Filling & Grading).

**1.5 Primary Review and Inspection Staff:** Development Engineering and Resource Management.

**1.6 Fees:** Shall be waived for permit applications received within 180 days of the declaration of emergency. Property owners with insurance coverage shall be required to pay all fees upon reimbursement by the insurance carrier.

**1.7 Process:**

1. Property owner(s) requesting sediment and/or other debris removal must apply for a Site Development Permit in person at the Pierce County Development Center or online using the PALS web page.
2. PALS Permit Technician staff shall create a Site Development Permit application for sediment and/or debris removal and notify the Section Managers. Permit application(s) shall be given "PRIORITY PROJECT" review status.
3. PALS review staff shall contact the property owner(s) to arrange a site visit within 24 hours from time of application.
4. PALS review staff shall visit the site and evaluate conditions in order to substantiate need for expedited process. If site conditions warrant the expedited process, when feasible review staff shall assist the property owner(s) with establishing limits of removal.

5. When deemed appropriate, PALS shall issue a Site Development Permit to the property owner(s). Issued permits shall include site specific conditions of approval, specifications for removal and restoration.
6. Removed materials maybe allowed to be relocated on site but not within a mapped potential critical area or in such a manner detrimental to offsite private or public property. All materials removed offsite must be hauled to a legally permitted facility and/or property.
7. PALS review staff shall conduct site inspections as necessary to ensure compliance with the issued Site Development Permit and conditions of approval.
8. PALS review staff shall enter all related documentation under the issued permit document tab in PALS PLUS for future reference.

## **Section 2**

### **Expedited Permit Review and Approval Process for Damaged Structures (Resolution R2014-18)**

**2.1 Purpose:** The purpose of this Section is to create a departmental expedited permitting process for the repair, restoration or reconstruction of damaged structures sustained through any origin such as but not limited to flood, earthquakes, landslides, fire or other calamity.

**2.2 Applicability:** All structures (Dwellings and Commercial Use) posted with a yellow (limited entry but not for permanent occupancy) or red (unsafe for entry no occupancy allowed) placard by Planning and Land Services (PALS) or Department of Emergency Management.

**2.3 Timing:** Permit applications must be received within 18 months of documented damages. A time extension may be granted by the Director or designee provided a written request is submitted 15 days prior to the end of the 18 month period provided good cause for delay is demonstrated.

**2.4 Potential Permit Types:** Building, Manufacture Home (Re-Install), Mechanical, Plumbing, & Site Development.

**2.5 Fees:** Shall be waived or deferred for permit applications received within 180 days of the declaration of emergency. Property owners with insurance coverage shall be required to pay all fees upon reimbursement by the insurance carrier.

**2.6 Process:**

1. At PALS discretion, authorization to proceed with minor repairs, restoration or reconstruction may be granted prior to obtaining permits. This process shall not apply to structures deemed substantially damaged or posted limited or unsafe entry.

2. PALS Permit Technician staff shall create permit applications for repair, reconstruction or restoration of damaged structures and notify the Section Managers. Permit application(s) shall be given "PRIORITY PROJECT" review status. When feasible, permit applications shall be reviewed over the counter to expedite permit issuance.
3. Permit applications for structures damaged by flood must include a cost estimate for reconstructing or restoring the structure to it's before damaged condition for the purpose of determining substantial damage/improvement by the Pierce County Building Official (B.O.).
4. Standard building plans, surveys, studies etc. may be waived at the discretion of the B.O.
5. PALS staff shall review all received permit applications for compliance with current regulations.
6. Conforming permit applications shall be approved and issued for construction with conditions of approval.
7. Special inspections by qualified professionals may be required to ensure repairs and/or reconstruction meets IBC, IRC & Title 18E.70 standards.
8. Structures substantially damaged by flood and/or substantial improvements to flood damaged structures shall require a completed FEMA Flood Elevation Certificate prior to receiving final building inspection approvals.