



Spokane County

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March 12, 2024

Spokane Region Long Term Recovery Group (SRLTRG)
1921 First Street #114
Cheney, WA 99004

RE: Amending the Spokane County Zoning Code Related to Temporary Structures.

Dear SRLTRG:

This letter evidences the Board's intent to initiate a text amendment to the Spokane County Zoning Code (SCZC) pursuant to SCZC 14.402.080 to amend SCZC 14.506.200 in the following manner:

14.506.200 Temporary Uses

1. Any owner of any property may submit an application for the temporary use of a structure or premises for a purpose or use that does not conform to the regulations prescribed elsewhere in this Code for the zone classification in which it is located, provided that such use is of a temporary nature and does not involve the erection of a substantial structure. A nonrenewable zoning certificate for such use may be granted by the Division in the form of a temporary and revocable permit, for not more than a 6-month period, subject to such conditions as will safeguard the public health, safety, and general welfare. ~~Said permit may be extended one additional period of no longer than 6 months upon written request and demonstration to the Division that said extension is still necessary. The~~ planning director is authorized to grant extensions for demonstrated cause. A temporary use may also require issuance of a building permit.

The intent of this proposed change is to allow discretion, where necessary, for temporary structures to remain beyond the current maximum allowed period of one year for emergency shelter purposes—such as shelter or housing needed in response to a natural disaster while permanent housing is pursued. This language change is also consistent with Section 108.1 of the 2018 and 2021 International Building Codes as adopted and modified by the Washington State Building Code Council which provides in pertinent part:

108.1 General

The building official is authorized to issue a permit for temporary structures and temporary uses. Such permits shall be limited as to time of service, but shall not be permitted for more

than 180 days. The building official is authorized to grant extensions for demonstrated cause.

Thank you for your efforts related to the recovery of the Gray and Oregon Road fires.

Sincerely,

BOARD OF COUNTY COMMISSIONERS
OF SPOKANE COUNTY, WASHINGTON


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