

LEWIS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT



SUMMER 2013

Lewis County Community Development Department Newsletter

Special Points of Interest:

- *Welcome by Lee Napier—Community Development Director.*
- *Community Development functions, who we are, what we do and projects of interest.*
- *How to find us on the web and other helpful web links.*

DIRECTORS CORNER



Welcome to the inaugural issue of the Lewis County Community Development Department's newsletter! This issue is one of the changes in our communication channels-aka public outreach.

As the newest member of the Lewis County team, I feel as if I am looking at my surroundings with a different lens. Initially this made me feel uncomfortable. After all, I spent the last two decades working in my hometown for the same

employer. My work was comfortable.

Did I sacrifice that comfort? No, I had the good fortune of moving on to new opportunities to do what I treasured most about my past "life."

One of my favorite "benefits" that accompanies local government work is the infinite opportunity to exchange knowledge, ideas, and messages with the people who live and work throughout the community.

I believe we work best as a community if the messages are widely distributed. That will be the emphasis of this newsletter. Our world is changing rapidly due to technological advances, migration and residential patterns, global economic, environmental pres-

ures, and political and social conditions. In such an environment, we need ongoing assessment as to how best to exchange information.

Notice the use of the word exchange? Unlike the one-way street I see outside of my office, the community development plans and strategies we author must articulate the needs, interests, expectations and aspirations of individuals and communities alike. I think we would all agree that the likelihood of success greatly increases if the exchange is two-way communication enhanced by multiple mediums to reach and receive messages from the audience.

This newsletter will feature updates about new and established programs such as community development plans, events designed to obtain your input as well as industry related articles that the staff finds informative and would like to share with you. In return, I encourage the readers to make use of this platform, to remain connected with us. If you have

articles to share or topics we should cover, please let us know.

Take care and look forward to hearing from you!

Lee Napier

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LEWIS COUNTY COMMUNITY DEVELOPMENT

PLANNING DIVISION

The Planning Division has two primary functions—Long Range and Current Planning

Long Range Planning

Long-range planning tries to envision the physical development of the county 20 to 30 years into the future. Long-range planning includes preparation of Comprehensive Land Use Plans, Growth Management Act (GMA) compliance, and the preparation of land use and environmental regulations.

Two major projects currently underway are updates to the Shoreline Master Program and the Land Use and Development Regulations.

Shoreline Master Program:

Lewis County and the cities of Centralia, Chehalis, Morton, and Winlock are working together to update their Shoreline Master Programs (SMP) together as the Lewis County Coalition.

The SMP is the local instrument by which the Lewis County Coalition and the State Department of Ecology (DOE) jointly administer the 1971 Shoreline Management Act (SMA), Chapter 90.58 of the Revised Code of Washington (RCW). The Coalition is required by state law to update their SMP and received a grant from Ecology to accomplish it.

The overarching goal of the SMA is "to prevent the inherent harm in an uncoordinated and piecemeal development of the state's shorelines." To achieve this end, the legislation directs the Coalition to focus on three main areas:

- Encourage reasonable and orderly development of shorelines.
- Protect the natural character of Washington shorelines.
- Promote public access and provide opportunities to enjoy views and recreational activities in shoreline areas.

The SMP update will include numerous opportunities for public involvement.

Learn more about the SMP update at:

<http://lewiscountywa.gov/communitydevelopment/shoreline-master-program>

Land Use and Development Regulations:

Title 17 of the Lewis County Code, *Land Use and Development Regulations*, is the set of regulations that govern how development in the county is carried out. It covers areas such as zoning code, development standards and permit application procedures.

The goal of this project is to streamline the Lewis County land use code and present it in a more

coherent, consistent, concise and user-friendly manner.

Current Planning

Current Planning is the implementation arm of the long range planning efforts, the visualization of the plans into the built environment. Current planning assists the community in their development proposals to accomplish their desired outcomes within the framework of Lewis County Code Titles 16 (Subdivisions) and 17 (Land Use and Development).

A key responsibility for current planning is assisting the citizens of Lewis County, developers, contractors with all zoning and subdivision land use questions and applications.

Some of the reviews completed by current planning are as follows:

- Environmental/critical areas.
- SEPA (State Environmental Policy Act).
- Short subdivisions reviews.
- Boundary line adjustments.
- Large lot subdivisions.
- Large lot simple segregations.
- Long subdivisions,
- Shoreline permits.
- Plan review for septic applications, grade

and fill applications, and building permit applications.

- Special Use Permit Applications.
- Variance applications.
- Administrative Approval applications.
- Application appeals.

A percentage of these land use applications have a public hearing component. Current planning assures these applications are scheduled and meet all noticing and publishing requirements.

Current planning staff works closely with long range planning identifying inconsistencies, environmental issues between the long range plans and development regulations assuring they are included with any and all state mandated updates.

Additionally, current planning staff has responsibility for coordinating and assisting other county departments, state and federal agencies on land use applications and issues. Current planning staff acts as the chief clerk to the Boundary Review Board of Lewis County (annexation proposals).



Stan



Lynn



Pat

LEWIS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT

PERMIT CENTER

It is the goal of the Permit Center to provide fast, fair, consistent, and friendly services to the citizens of Lewis County.

In our ongoing efforts to provide excellent customer service, we have a one-stop permit center for three major divisions – Building, Planning, and Environmental Health.

Whether you are building your dream home, a new commercial structure or remodeling your current home, the Permit Center can guide you through the process. We work closely with staff from other departments to provide a one-stop



Alene (All)



Cheryl



Beverly (Beev)



Tara

center to better meet our customers' needs.

The Permit Center can also provide assistance in researching properties in Lewis County. If you're needing to determine what permits have been issued (building and septic) for a particular property or have questions regarding zoning, flood-

ing, wetlands, shoreline or other critical areas, the Permit Technicians will be able to help.

Over the past several years the construction industry has been greatly impacted by the economic downturn. During 2013, we have seen an increase in building and permit activi-

ty as well as an increase in inquiries for records research and information.

Customers and the general public are welcome to visit the permit center in person or reach us by telephone during the business hours. The Permit Center is open Monday thru Friday, 8:00 a.m. to 4:00 p.m. No matter what your question might be, one of Lewis County's trained and certified technicians will cheerfully assist you.

"Give us a call or drop on by."

BUILDING DIVISION

The Building Division is staffed by a team of certified professionals with 84 years combined knowledge in the Building Technology field. The Building Division staff is certified in all disciplines of the International Codes and possesses multiple legacy certifications in the Uniform Building Code. The Building Inspection Staff is also certified in disaster preparedness by the Federal Emergency Management Agency (FEMA) through the Applied Technology Council in Earthquake and Flood

Damage assessments in ATC 20, ATC 154, ATC 20 -1, ATC 21-1 ATC 24 and ATC 45. The in-depth knowledge in building technologies allows the inspection staff to gain compliance thru assistance rather than enforcement actions. Our goal is to provide prompt professional service and ensure a safe environment for the community to grow and prosper, while protecting and ensuring compliance with adopted codes and regulations. Our team looks forward to the opportunity to work with

and serve the citizens of Lewis County.



Fred



Curt



Doyle



Patti



Bob

LEWIS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT

COUNTY AIRPORTS

The Airport Systems Manager is responsible for the day-to-day operation and management of the two County-owned airports, the Ed Carlson Memorial – South Lewis County Airport (TDO), and the Packwood Airport (55S).

The Manager reports directly to the Director of Community Development and serves as the secretary to the combined Lewis County Airport System Advisory Board that meets quarterly to provide recommendations, consultation and advice for dealing with physical properties and facilities at both airports.

WHPacific, Inc., of Bothell, WA, the largest 100% Native American-owned A&E firm in the U.S., has provided consultant and engineering service for both airports for more than 10 years. We are presently working on a revision of our South Lewis County Airport Master Plan, to provide a 20-year forecast for the future of the airport.

Up at the Packwood Airport, plans are to expand the safety area, enlarge Runway 1 – 19 from the present 28 feet wide by 2356 feet long, to 60 feet wide and 2356 feet long, and install new runway

lighting. A parallel taxiway is also planned.

Larry Mason
Airport Systems Manager
Office: (360) 864-4966



Larry Mason

ABOUT OUR ORGANIZATION...

The mission of the Lewis County Community Development Department is to assist and facilitate land-use planning and development within the county and provide prompt, professional, courteous service to our customers. Our functions include Permitting, Building and Fire Safety and Planning Services.

Permitting

The Permit Center processes all development permit applications, including land use and property division, building and construction, and on-site septic system and

environmental health permits. The Permit Center is staffed by industry certified specialists who are cross-trained in each phase of development. Our Permit Center staff is ready and willing to work with and assist our customers through each phase of their project.

Building and Fire Safety

The Building & Fire Safety Division is responsible for implementation of the State Building Act, including application of: the International Building Code, Plumbing

Code, Mechanical Code, Fire Code, Washington State Historic Building Code, Energy Code including Ventilation and Indoor Air Quality Code, and Rules and Regulations for Barrier-Free Facilities. The division performs required building and construction permit inspections. Community Development Building and Fire Safety staff is available to answer your construction-related questions and assist you in completing your project.

Planning Services

The Planning Division is responsible for implemen-

tation of county, state and federal land-use policies and regulations, including zoning, land subdivision, resource use and environmental policies.

The Planning Division is divided into two units:

The long-range planning section is responsible for comprehensive planning under the Growth Management Act and other state and federal planning statutes; and the permit planning section, responsible for administration of the local development policies associated with construction and development permit applications.

Whether you have questions about the Growth Management Act (GMA), are interested in

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subdividing property, or want advice on shoreline or critical area issues, this is the place to call. Our planners are knowledgeable and ready to answer your questions. Working together with our customers and the public is our top priority!

HELPFUL WEB LINKS:

Lewis County Internet Floodplain Info:
<http://lewiscountywa.gov/>

Federal Emergency Management Agency (FEMA)
Phone: (800) 621-FEMA (3362)
Web: <http://www.fema.gov/nfip>

Lewis County Building and Planning Division
Phone: (360) 740-1146 or (360) 740-1132
Web: <http://lewiscountywa.gov>

Lewis County Code Enforcement
Phone: (360) 740-2718
Web <http://lewiscountywa.gov>

Lewis County Department of Public Health (wells)
Phone: (360) 740-2691
Web <http://lewiscountywa.gov>

Lewis County Dept. of Emergency Management:
Phone: (360) 740-1151
Emergency: 911
Web: <http://lewiscountywa.gov>

Timberland Regional Library (Houses floodplain publications and other floodplain information):
Phone: (800) 562-6022
Web: <http://www.trlib.org>

Department of Natural Resources (DNR):
Phone: (800) 527-3305
Web: <http://www.dnr.wa.gov>

Washington Department of Fish and Wildlife (WDFW):
Phone: (360) 696-6211
Web: <http://fishhunt.dfw.wa.gov>

National Marine Fisheries Service (NMFS):
Phone: (206) 526-6150
Web: <http://www.nmfs.noaa.gov/> (and) <http://www.nwr.noaa.gov>

U.S. Army Corps of Engineers
Phone: (503) 808-4510
Web: <https://www.nwp.usace.army.mil>



LEWIS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT

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We're on the Web!
See us at:
[www.lewiscountywa.gov/
communitydevelopment](http://www.lewiscountywa.gov/communitydevelopment)

To Subscribe to our email announcements go to:
[http://lewiscountywa.gov/
communitydevelopment](http://lewiscountywa.gov/communitydevelopment)