



Minutes
Chelan Fire and Rescue
Special Meeting
Wednesday, March 8, 2023, starting at 9:00 a.m.
232 East Wapato, Chelan, WA



The CFR Board of Commissioners will conduct the meeting in person at the fire station, you are welcome to join via Zoom. The public is welcome to join by following this link: <https://us02web.zoom.us/j/88541707011> or Meeting ID: 885 4170 7011. One tap mobile +12532158782,88541707011# US (Tacoma) +12532050468,88541707011# US

Proposed Chelan Fire and Rescue agenda pending Board approval.

Roll Call: Russ Jones, Phil Moller, and Karyl Oules. Chief's and secretary

Others in attendance: Fred Weiss, Ron Simmons, Richard Uhlhorn, John Goyne, Tyee Zacher, Will Steady, John Steiner, Adam Jones, and Sam Belsky. Zoom: Mike Kirk, Ray Eickmeyer, and two un-identified individuals.

Call to order: Chair Moller called the meeting to order at 9:00 a.m.

Flag Salute:

New Business:

- **Long Range Planning**
 - **Guest Speakers:** Chelan County Assessor Deanna Walters and City of Chelan Community Development Director John Ajax and Luis Gonzalez.

Chief Asher, this is a workshop to plan for the future. Those attending introduced themselves. The LRP is a working document and a boilerplate that changes as needed.

Chief Asher gathered information regarding the fire district population and devised best-guess estimates. Unfortunately, there is no reliable count information.

Chief Asher reported Insurance Services Offices (ISO) changes and WSRB rating hopefully will be a money saver for homeowners in the community. The WSRB rating shows we are better prepared to serve the community. The rating is a critical piece for the fire district and community, and it keeps us engaged and informed in making improvements.

Chief Asher reviewed the WSRB information of the fire district. The new rates should take effect this year. Staffing and training were significant factors for the rating to be reduced to a 5 in the city limits.

Chief Asher reviewed the 5-year call volume from 2018-2022 and an increase of 6% in call history.

City of Chelan Community Development Director John Ajax and Building Official Luis Gonzalez presented information regarding growth in city limits.

- 2020 and 2021 records show 150 residential home permits were issued. People were moving to rural areas at that time, and the interest rates were low.
- The selling of lots has slowed down.
- Many subdivisions are moving forward, Lake Hills above the golf course.



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- We have issued 85 lots permits to Lake Legacy Ridge.
- The Apple Blossom vacant properties; Widner Investment company will likely build 280 senior living units.
- The City has concerns about water flow in the Apple Blossom area.
- Tax Increment Funding (TIF) is being looked at for future developments. The City is scheduling a meeting for the near future. The TIF would fund the infrastructure of property developments.
- 50% of homes are rentals in City limits.
- Aside from Leavenworth, we are the second fastest growing community in Chelan County.
- The City has 18 permits in the process. This does not include 15-20 applications in review. Once the permit is approved, you have 5- years to develop.
- Commercial properties, we have a winery and 27 lots adjacent to each other this is owned by the Campbells.
- We will have some growth in the next five years.
- A significant amount of people commute into town for work.
- The Day Break area is in the process of a boundary adjustment. The land trust company has been approached by the conservancy; We have not seen a development proposal.
- Affordable housing is challenging for Chelan – thank goodness we have the housing authority here in Chelan; there are housing projects in the works.
- We estimate that we could have 100 permits for single and multifamily dwellings in the next five years.
- The City is waiting for approval from the State regarding Apple acres water improvement project.
- The current water improvement is on Nixon street.
- The City public works are installing 20 Stortz fittings to hydrants.

County Assessor Deanna Walter:

- There is no way to track population allocations in unincorporated areas.
- The County has a meeting scheduled to discuss the growth and the study performed for the County.
- The County doesn't see any big developments in the future.
- The City of Wenatchee is encouraging affordable housing.
- Home values have impacted people buying homes. The County needs to create density areas and affordable housing.
- In 2021 building permits were at the highest year at 1000, down by 100 in 2022, and currently falling behind.
- The cost of construction materials is coming down, but interest rates have risen. We predict more HELOCs with remodels and improvements to the home.
- Legislation wants to mandate provisions for ADU's.
- 4th qrt. of 2022 flattened out in interest rates. Based on the values of the County, Zillow has an algorithm that isn't perfect, but it works. It is coming down.
- The County is always one year behind on property values, and they will still go up.

Commissioner Jones - Banks are seeing rates rising but will tap off by the end of the year.



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- Chief Asher reviewed the organizational chart.
- Discussed Succession planning: Mechanic Goynes will be leaving in November 2024.
- Discussed the value and rate of \$1.10 and \$1.50 if values drop significantly.
- We are always looking to apply for Grants; We did receive \$7,000 of funding from DNR for Monitor for a brush truck.
- Reviewed the fund accounts.
- Reviewed Population and emergency response projections
- Call Volumes 2016-2023
- The Apple Blossom project for Senior housing will increase the call volumes.
- Chief Discussed the stations and coverages with growth challenges and multiple calls.
- Commissioner Moller suggested installing cameras at Station 72.
- Commissioner Moller is not in favor of selling station 72. However, there will be growth in that area.
- Commissioner Jones: set capital expenditure funds for future station 71 expansion.
- Chief Asher discussed the apparatus and downsizing and moving the apparatus to fit the area and station needs.
- Chief Sherman discussed station 71 and overusing of the building. We have outgrown the building. We don't have a training facility, and we are making it work. We are trying to get better at what we do, and we are outgrowing the space.
- Suggested putting a training prop in the parking lot at station 71.
- 3-story structure – training for deploying, using charged lines, repelling, and hanging hose to dry.
- Discussed the use of the Manson training facility and a training tower here at station 71.
- Chief Asher discussed staffing using a 10-year history of the department.
- Reviewed the national average for volunteer recruitment and career firefighters based on population and the number of people needed.
- Discussed the age group and how we are in the averages.
- Commissioner Moller would like Chief Asher to look into hiring a fourth seasonal employee and the cost for the training tower at station 71.
- Discussed duty officer rotation and Manson fire department's possible involvement.
- The board agreed to continue the discussion with Manson Fire.
- Chief Asher discussed the creation of a volunteer coordinator; Ron Simmons is taking it on. Assistant Chief Sherman will oversee the program. The position is compensated through the volunteer shift point system.
- Chief Asher discussed apparatus: concerns age of trucks 15-25 year standards. Shrink the fleet – surplus 1993 Seagrave, and purchase a combination engine and tender.
- Continue to meet tender credits for the WSRB rating.
- An estimate on the purchase of a brush truck is \$280,000 with a \$5,000 down payment and delivery in 2025.



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- Discussed apparatus schedule of replacement
- Discussed marine 71 and the small list of items that need to be completed.

Recess 12:00 to 12:30

Resume 12:30

- Chief Asher discussed station 71 expansion, possible EMS utilizing the building or sheriff's office.
- EMS Director Ray Eickmeyer stated they have a 5-year plan and will staff another ambulance. In addition, EMS has plans to build a facility on hospital grounds but would look at all options.
- Chief Asher discussed capital improvements at station 71
 - 71 HVAC units.
 - Not any additional roof leaks
 - The downstairs flooring will be replaced this next week.

There is a concern regarding the truck bay ventilation system at station 71. The current ventilation in the truck bay is out of date. The PPE gear sits in the truck bay and absorbs the toxins. We plan to apply for next year's grant. We need to budget for this project.

The estimated cost for the exhaust system at station 71 truck bay is \$100,000.

Commissioner Moller favors spending money on the exhaust system at station 7. The issue is a serious health concern. Let's investigate it right away. **Add the Exhaust system to the agenda for April.**

Chief Asher discussed each of the goals set in the LRP.

Adjournment:

There was no more business before the Board of Commissioners; the meeting closed at 13:27.

Chelan County Fire Protection District 7

Board of Commissioners:

Chairman, Phil Moller

Commissioner Russ Jones
Commissioner Karyl Oules

Attest: Carol Kibler, District Secretary