

SECTION 4
GENERAL REQUIREMENTS – ALL CODES

The City adopts general requirements for construction inside the City.

- 1) To become vested in any current land use regulation by submitting a building permit application, the property owner must submit a complete Building Permit Application as defined above, along with all required completed environmental applications (SEPA, shoreline, critical areas, etc.) and all relevant permit fees.
- 2) To meet specific climatic and conditions the Council adopts design criteria for the City of Stevenson as follows:

Roof /Grnd Snow Loads	Wind Speed	Seismic Design Category	Weathering	Frost Line Depth	Termites	Decay	Winter Design Temp	Ice Shield Underlay	Air Freeze Index	Mean Annual Temp
50 PSF / 72 PSF	110 mph @3 sec gust	D-1	Moderate	12 "	Slight to moderate	Slight to moderate	25° F	None	172	55° F

- 3) Any construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy, location removal and demolition of a building or structure will require an application for and issuance of a permit prior to start of construction. Accessory buildings less than 120 sq. feet not intended to be used as dwelling units are exempt from this requirement.
- 4) Prior to the issuance of a permit for a building intended for use, as a dwelling unit, the applicant must demonstrate that potable water is available.
- 5) No permit for a building requiring a septic tank or connection to sewer shall be issued without proof of an approved septic permit or approved connection with a public sewer as provided by SMC 13.08.050. If a septic tank is required the applicant must submit plans and specifications approved by the sanitation engineer to the building official.
- 6) Persons needing water and/or sewer during construction must apply for a temporary water and/or sewer permit.
 - A. A person shall not receive public water and sewer services during the period between commencement of new construction and issuance of an occupancy certificate unless a temporary water and sewer permit has been issued to such person.
 - B. To obtain a temporary water and sewer permit, the applicant shall submit a permit application on a form furnished for that purpose by the City Clerk-Treasurer.
 - C. An applicant for a temporary water and/or sewer permit must have a valid building permit.
 - D. A temporary water and sewer permit shall be effective for a period not to exceed one hundred eighty days. To obtain a renewal of the permit, the applicant shall submit another form furnished for that purpose by the City Clerk-Treasurer.
 - E. The charge for water and sewer services obtained pursuant to a temporary permit shall be based solely on actual usage.