



**BOARD OF COUNTY COMMISSIONERS  
OF THE COUNTY OF GUNNISON, COLORADO**

**RESOLUTION NO. 2022- 33  
A RESOLUTION ADOPTING THE  
2021 INTERNATIONAL WILDLAND URBAN INTERFACE CODE**

**WHEREAS**, pursuant to C.R.S §38-28-201, et. seq., the Board of County Commissioners of the County of Gunnison, Colorado (herein the "Board") previously adopted the 2015 editions of the "International Building Code", the "International Residential Code", the "International Mechanical Code", the "International Fuel Gas Code", and the "International Energy Conservation Code"; and

**WHEREAS**, the Board has reviewed the 2021 edition of the *International Wildland Urban Interface Code* (WUI Code); and

**WHEREAS**, the Board has determined that adoption of the 2015 Building Codes with certain changes, amendments and substitutions, establish minimum requirements to safeguard the public safety, health and general welfare through affordability, structural strength, means of egress, stability, sanitation, light and ventilation, energy conservation and safety to life and property from fire and other hazards attributed to the built environment and provide safety to fire fighters and emergency responders during emergency operations; and

**WHEREAS**, the Gunnison County Planning Commission has reviewed and certified to the Board the 2021 WUI Code with the recommended changes, amendments and substitutions; and

**WHEREAS**, a public hearing on this matter was held by the Board on the September 6, 2022; and

**NOW THEREFORE, BE IT RESOLVED** by the Board of County Commissioners of Gunnison County, Colorado that the following are hereby adopted for the unincorporated area of Gunnison County:

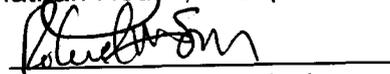
1. The International Wildland Urban Interface Code, 2021 Edition, with the amendments as set forth in Exhibit "A" attached hereto and incorporated herein.
2. The International Wildland Urban Interface Code, 2021 Edition shall apply upon recordation of this resolution to all land use change permits classified as major or minor impact in Gunnison County.
3. The International Wildland Urban Interface Code, 2021 Edition shall apply to all new building permit applications beginning January 1, 2023.

**INTRODUCED** by Commissioner Smith, seconded by Commissioner Mason and adopted on this 6<sup>th</sup> day of September 2022.

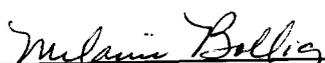


**BOARD OF COUNTY COMMISSIONERS  
OF THE COUNTY OF GUNNISON, COLORADO**

By:   
Jonathan Houck, Chairperson

By:   
Roland Mason, Commissioner

By:   
Elizabeth Smith, Commissioner

Attest:   
Deputy County Clerk





## Exhibit A

### 2021 International Wildland Urban Interface Code Proposed Gunnison County Amendments

**Section 402.1.1 Access.** Delete entire section. The current access requirements and standards throughout Gunnison County will continue to be utilized.

**Section 402.2 Individual structures.** Delete “Section 402.2.1 and”. Current access requirements will continue to be utilized.

**Section 402.2.1 Access.** Delete entire section. Current access requirements will continue to be utilized.

**Section 403 Access.** Delete the following sections: 403.1 Restricted access, 403.2 Driveways, 403.2.1 Dimensions, 403.2.2 Length, 403.2.3 Service limitations, 403.2.4 Turnarounds, 403.2.5 Turnouts, 403.2.6 Bridges, 403.3 Fire apparatus access road, 403.7 Grade.

**Section 404.2 Water sources.** Amend to the following and delete everything else: “The water source location shall be reviewed and approved by the code official.”

**Section 404.6 Fire department.** Delete entire section.

**Section 502.1 General.** Amend to say the following: The fire hazard severity of building sites for building hereafter constructed, modified or relocated into wildland-urban interface areas shall be established in accordance with the *Community Planning Assistance for Wildfire “Final Recommendations for Gunnison, CO 2019”* report, specifically the *Local-Level Wildfire Hazard data and map*.

**Table 502.1 Fire Hazard Severity.** Delete table.

**Section 502.2 Fire hazard severity reduction.** Amend to say the following: The fire hazard severity identified through Section 502.1 is allowed to be reduced by implementing a vegetation management plan in accordance with Appendix B.

**Section 502.2 Fire hazard severity reduction.** Add the following sentence:

It is strongly encouraged that a vegetation management plan prepared by a qualified wildfire professional, including but not limited to, the Colorado State Forest Service, West Region Wildfire Council, and local fire districts.

**Table 503.1 Ignition-Resistant Construction.** Replace “Extreme Hazard” with “Very High Hazard”. This is to ensure consistent terminology with the *Community Planning Assistance for Wildfire “Final Recommendations for Gunnison, CO 2019”* report.

Add new **Section 603.2.4 Hardened zone.** 0-5 feet minimum from the structure shall be a hardened zone designed to prevent flames from coming in direct contact with the structure.



Use nonflammable, hard surface materials in this zone, such as rock, gravel, sand, cement, bare earth or stone/concrete pavers.

**Table 603.2 Required Defensible Space.** Replace “Extreme hazard” with “Very High hazard”.

**Appendix B Vegetation Management Plan.** Adopt Appendix B and add the following sentence to Section B101.1: It is strongly encouraged that a vegetation management plan prepared by a qualified wildfire professional, including but not limited to, the Colorado State Forest Service, West Region Wildfire Council, and local fire districts.