



DATE: September 26, 2001
TO: Agencies/Persons Requesting Title Elimination Certifications
FROM: Benton County Building Department
**RE: APPLICATION FOR FACTORY ASSEMBLED STRUCTURE
(FAS) TITLE ELIMINATIONS**

Because of the large number of inquiries this Department receives for title eliminations and the time it takes to process the requests, Benton County has implemented a fee of \$50.00 per application for this service. This fee became effective January 1, 2000. **PLEASE NOTE THAT THE APPLICATION FEE IS NON-REFUNDABLE AND THERE IS NO GUARANTEE THAT A PLACEMENT PERMIT WILL BE FOUND.**

Please provide the requested information on the attached form at the time of submittal. If the information is incomplete, we may not be able to process your application or there may be delays in doing so. If you do not know the original FAS owner's name, you may contact the Benton County Assessor's office with the tax parcel number and ask who owned the property when the FAS first appeared on the tax rolls. The Assessor's may be reached at (509) 735-2394 in Kennewick or at (509) 786-2046 in Prosser.

For FAS's that were previously issued permits and no record of an approved final inspection can be located, a reapplication fee will be charged, and a final inspection must be performed and approved before a title elimination certification can be issued by this office. Currently, the reapplication fee is \$65.00. If a placement permit cannot be located and the current owner is not the original owner who placed the FAS on the property, a permit must be obtained for a "special inspection". The fee for this permit is \$65.00 and shall cover a final inspection for set up only of the manufactured home. In the event that the current owner is also the person who placed the Factory Assembled Structure without the proper permits, the entire permitting process must be followed, and a placement permit obtained.

Due to the large number of inquiries we receive, processing time may take from 1 – 5 working days. If you have any questions, you may call our office at (509) 735-3500 Monday through Friday between the hours of 8:00 a.m. and 12:00 noon and 1:00 p.m. to 5:00 p.m.

**APPLICATION FOR TITLE ELIMINATION
CERTIFICATION LETTER**

Your Name _____ Company _____

Telephone No. _____



Original FAS Owner's Name _____
(Person who obtained the original placement permit)

Please list any other names this permit may have been issued to:

Current Address: _____

Previous Address: _____

Tax Parcel No: _____

Year Permit Issued: _____ Permit No. (if possible): _____

MOBILE HOME INFORMATION: Year: _____

Make/Model: _____

Size: _____

Serial No: _____

**NOTE: THE \$50.00 APPLICATION FEE IS NOT REFUNDABLE. THERE IS NO
GUARANTEE A PLACEMENT PERMIT WILL BE LOCATED.**

CATCHING RAIN: Low Impact Development — Protecting Our Waters

1

Low Impact Development (LID) is one way we can help keep our waterways, as well as the surrounding land, healthy and safe. This is a beautiful place to live, so it is no wonder that an additional 1.9 million people are expected to move here by 2040. As we grow, we replace forests and prairies with rooftops and pavement, thereby increasing stormwater runoff and the associated pathogens and chemicals it carries to our waterways. The health of humans and our ecosystems is threatened.

What's the problem with stormwater?

Stormwater is created by precipitation (rain or snowmelt) that doesn't soak into the earth but instead creates puddles and runs off. This stormwater can pick up pollution and carry it directly into storm drains, streams, rivers, lakes, inlets, and bays.

Some consequences of stormwater pollution and increased surface runoff include:

- Pollutants such as motor oil, yard chemicals, and pet wastes contaminate local waterways, threatening human health and wildlife health.
- Numerous beaches are too polluted to harvest shellfish.
- Several fish species face the threat of extinction.
- Groundwater is not replenished, decreasing drinking water supplies and drying out streambeds.
- Winter rain quickly runs off paved surfaces and into streams, leading to the scouring of stream channels.

What is Low Impact Development and how can it help?

LID seeks to manage stormwater onsite—either by encouraging it to soak into the ground or using plants to transpire it back to the atmosphere. LID helps keep pollution out of our waterways. It focuses on recreating or protecting existing natural landscape features to minimize the amount of impervious (hard) surfaces. Stormwater is then treated with soils that have been amended with compost, vegetation, and other techniques.

LID strategies can be used in virtually every situation—residential homes or commercial businesses, in rural or urban settings. Some benefits include:

- Creates more beautiful and easily managed landscapes.
- Encourages water to soak into the ground, replenishing drinking water supplies.
- Reduces contamination of local waterways, including recreational and shellfish growing areas.
- Preserves or restores trees and other vegetation, attracting birds, butterflies and other wildlife.
- Can reduce development costs (decreased infrastructure and land clearing costs) as well as stormwater management costs.

Vegetation Preservation and Restoration

During site development, clearing and grading should be minimized as much as possible. This will protect native soils and vegetation while also preventing compacted soils that do not allow water to soak in as readily. Mature trees are not easy to replace and their contribution to managing stormwater run off and preventing erosion is invaluable. When clearing land, small native plants can be removed and saved for replanting once development is complete.

Reducing lawn sizes and replacing that space with native or water-wise plants reduces maintenance and watering needs and may reduce the need for fertilizers and pesticides.

Look for the other helpful fact sheets in this series:

- ✓ 1. Low Impact Development
- 2. LID Stormwater Regulations
- 3. LID Development Process
- 4. Pavement Maintenance
- 5. Rain Garden Maintenance
- 6. Rain Garden Construction Checklist
- 7. Rain Garden Construction Sequencing



Green roof, Portland, OR. Photo: Erica Guttman

CATCHING RAIN: Washington's New LID Stormwater Regulations

2

Washington State has new rules for how cities and counties manage stormwater runoff. Washington cities and counties under a Municipal Stormwater Permit have a legal obligation to prevent pollution from rainwater that washes over roofs, driveways and developed areas. The new rules will require many future developments to incorporate certain Low Impact Development (LID) techniques.

LID techniques imitate the natural processes that help rainfall absorb into the ground, instead of running into pipes and large holding ponds that drain to streams and water bodies. LID measures, such as rain gardens, bioretention facilities, and permeable pavements, treat and retain stormwater at the source. These practices help preserve fish and wildlife by keeping natural waters clean.

Washington State Municipal Stormwater Permits, administered by the Department of Ecology, govern how cities and counties manage stormwater runoff. Three separate permits covering different parts of the state were recently updated, and LID requirements were added. The Phase I permit applies to Tacoma, Seattle, and the four most populous counties in Western Washington. The Phase II permit for Western Washington covers 80 cities and the urban portion of four counties. The Phase II permit for Eastern Washington covers 18 cities and urban areas of six counties.

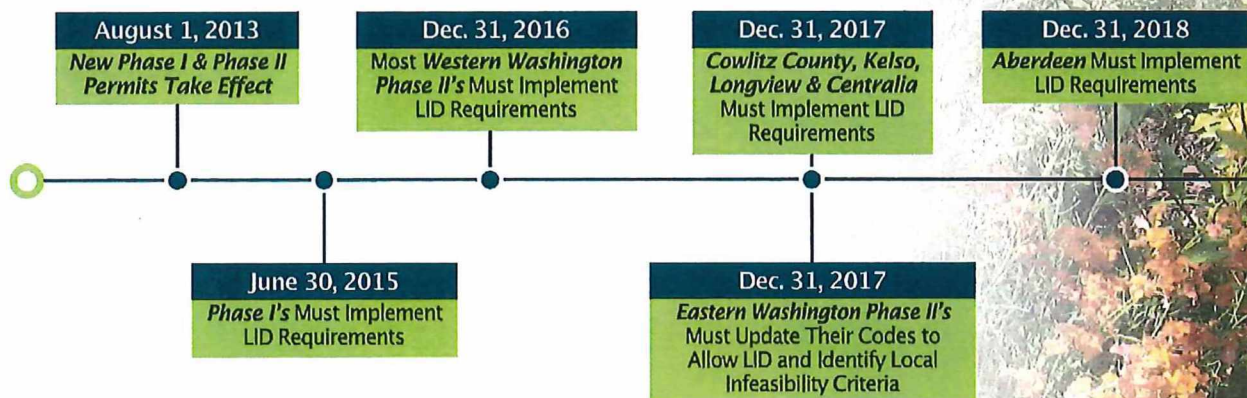
Look for the other helpful fact sheets in this series:

1. Low Impact Development
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Local Development Codes will be Revised to Include LID Measures

The new permits require Phase I cities and counties to enact codes incorporating LID measures by June 30, 2015, and most Phase II jurisdictions in Western Washington must follow suit by the end of 2016. The Stormwater Manual for Western Washington, revised in 2012, contains the LID design details. The Eastern Washington permittees must update their codes, if needed, by December 31, 2017. The Department of Ecology, in collaboration with Eastern Washington permittees, is still developing a stormwater manual with LID practices for the east side of the state.

Timeline for New LID Requirements in Washington State



The permits for eastern and western portions of the state take substantially different approaches, because the soil, climate and geology vary substantially between the two regions, and these factors have a major influence on how stormwater runoff behaves. The LID measures for Eastern Washington are less developed, requiring only that initial steps be taken to implement LID techniques. For example, new developments in Eastern Washington will be required to retain runoff on-site or in regional stormwater facilities. Most Eastern Washington cities and counties covered by the permit already meet this requirement; the others can develop criteria for when LID measures are not feasible. LID measures must be allowed in Eastern Washington, but will not be required.

Continued >

Amending Soils

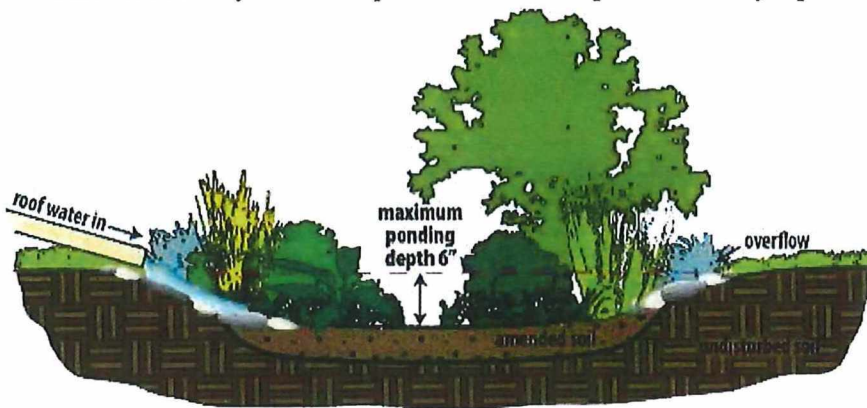
Healthy soil grows healthier plants, allows stormwater to soak in, stores water for plants in the summer, and reduces the need for chemicals such as pesticides and fertilizers.

Where soil must be disturbed, breaking up compaction, replacing topsoil or tilling in compost is very beneficial.

Rain Gardens

Rain gardens are a landscape amenity that also serves to treat polluted runoff and manage drainage by using natural processes: plants and soils work together to filter and absorb water from streets, rooftops, driveways and other hard surfaces.

This landscaping technique is beautiful and inviting to birds and butterflies. Using native plants and amended soils can reduce maintenance needs. Rain gardens can be constructed in many different shapes and can be landscaped with a variety of plants.



Managing Water on Roofs

Green Roofs:

Green roofs are a great way to absorb and slow down roof runoff. They improve aesthetics to the residence or business as well as reduce noise and lower heating and cooling costs. Unlike conventional roofs, green roofs have less UV degradation, so they last much longer—it is recommended that after 50 years the waterproof membrane be replaced, but all other components can be reused on the same roof!

Directing Downspouts:

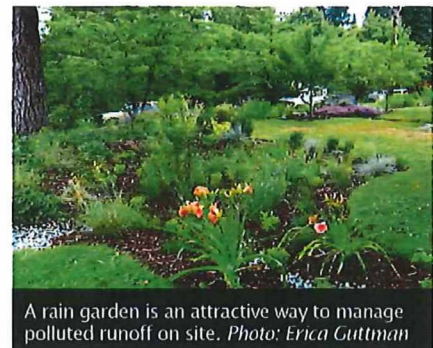
If green roofs are not an option, water can be directed from downspouts to areas such as a rain garden or planted area (versus pavement), where it can soak into the ground.

Rainwater Harvesting:

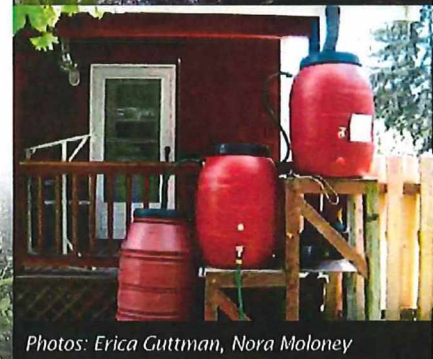
Rainwater harvesting combines two important LID goals: reduce flows from rooftops, and conserve water that comes from drinking-water supplies. Rainwater can be collected in rain barrels or cisterns where it can be stored. The collected water can then be used for a variety of things such as watering and cleaning jobs around the outside of homes.



Compost in landscapes filters and slows rainwater and results in healthier soils and plants. Photo: Erica Guttman

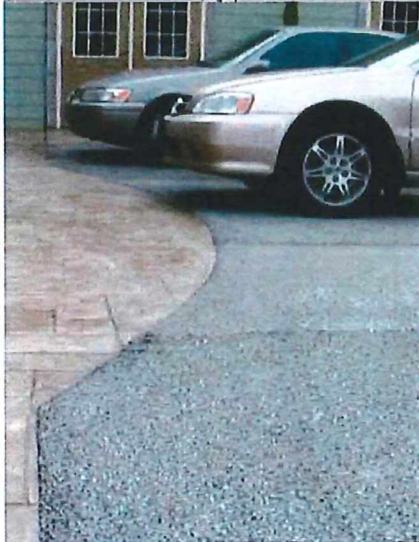
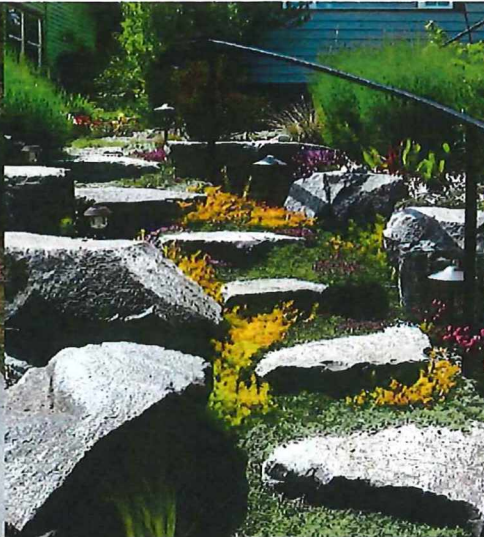


A rain garden is an attractive way to manage polluted runoff on site. Photo: Erica Guttman



Photos: Erica Guttman, Nora Moloney





Ribbon driveway, steppable plants with stones, permeable concrete & permeable pavement.
 Photos: Curtis Hinman, Erica Guttman, Interlocking Concrete Pavement Institute

Options to Reduce Hard Surfaces

Driveways and walkways often account for a large amount of impervious area surrounding homes. Several LID solutions allow stormwater runoff to soak into the earth, preventing pollution from entering waterways and decreasing possible flooding risks.

Driveways and Parking Lots:

Many beautiful and functional materials and strategies allow rainwater to soak into driveways and parking lots. Reducing the length and width of driveway and parking areas is a perfect way to start reducing impermeable surfaces. Some style and material alternatives include the ribbon driveway, broken-concrete mosaic, permeable pavers, grid aggregate containment systems, pervious concrete and porous asphalt.

Walkways, Patios, and Decks:

Traditional concrete or mortared patios and walkways can be replaced with a variety of LID options. Raised decks made from recycled plastics are an excellent alternative. Walkways and patios can be constructed using stones or broken concrete with plantings in the gaps between stones to absorb water. Pervious systems, including stone pavers and interlocking plastic grids are great options as well.



Photo: PIN Foundations

Foundations

When planning new construction or an addition to a home or business, a key strategy is to disturb soils as little as possible. Two LID techniques include:

Small Footprint:

A building's footprint can be reduced by decreasing the amount of space taken up all together or by creating two stories instead of a large one-story.

Minimal-excavation Foundation:

A minimal-excavation foundation dramatically limits soil disturbance over traditional grading and foundation installation.

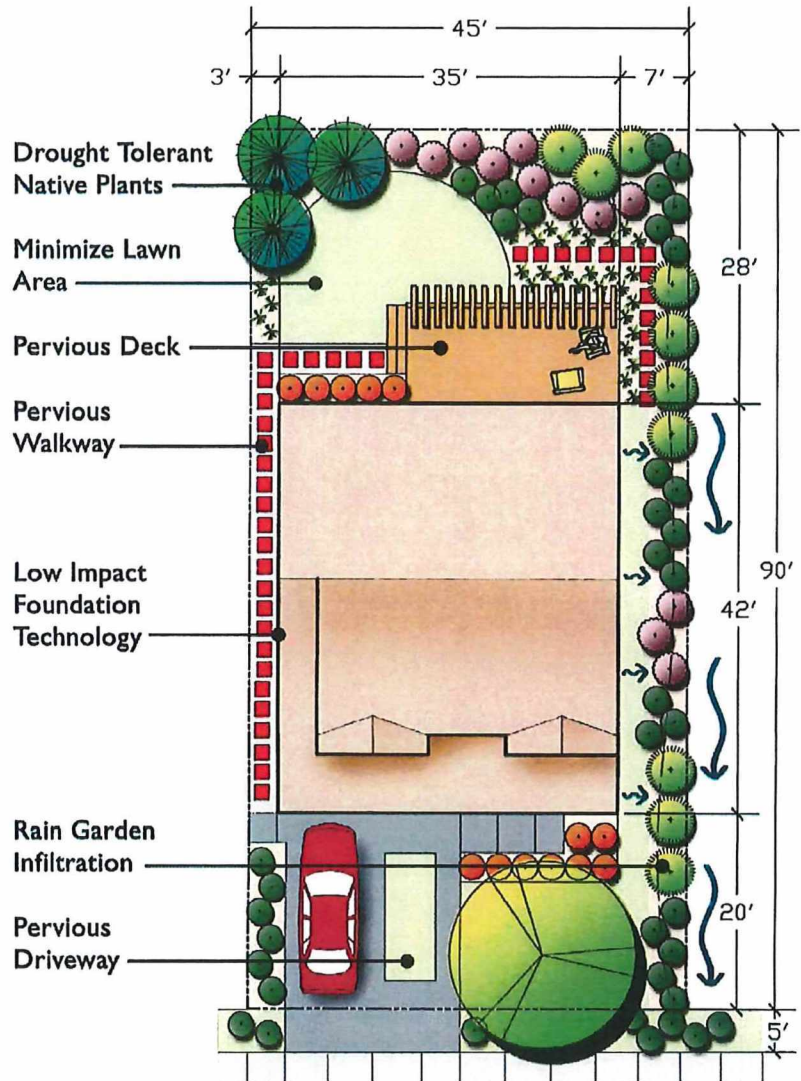


Residential Area with LID Features

LID practices may be incorporated around homes and businesses in countless ways. Just a few methods can be used or an entire lot can be designed and developed using LID techniques for everything from building design to landscape design. These techniques create beautiful homes and yards, keeping the sites safer from flooding risks. Utilizing LID methods helps to absorb polluted water into the earth, which protects water bodies, wildlife, and human health.



Pervious pavers filter and manage water on site.
Photo: Interlocking Concrete Pavement Institute.



Resources:

Washington Stormwater Center: <http://www.wastormwatercenter.org/>
 Washington Department of Ecology: <http://www.ecy.wa.gov/programs/wq/stormwater/>
 Puget Sound Partnership: <http://www.psp.wa.gov/stormwater.php>
 Municipal Research and Services Center of Washington: Local Stormwater Programs and Regulations
<http://www.mrsc.org/subjects/environment/water/sw-local.aspx>
 EPA Low Impact Development: <http://water.epa.gov/polwaste/green/>
 WSU Rain Garden Website: <http://raingarden.wsu.edu>

Online Publications and Videos:

2012 Stormwater Management Manual for Western Washington
<http://www.ecy.wa.gov/programs/wq/stormwater/manual.html>
 Low Impact Development Technical Guidance Manual for Puget Sound
http://www.psp.wa.gov/LID_manual.php
 Building a Raingarden: Keeping our Pacific Northwest Waters Clean Video: <http://vimeo.com/21474307>
 Raingarden Handbook for Western Washington Homeowners
http://county.wsu.edu/mason/nrs/water/Documents/Raingarden_handbook.pdf



WASHINGTON STATE UNIVERSITY
EXTENSION



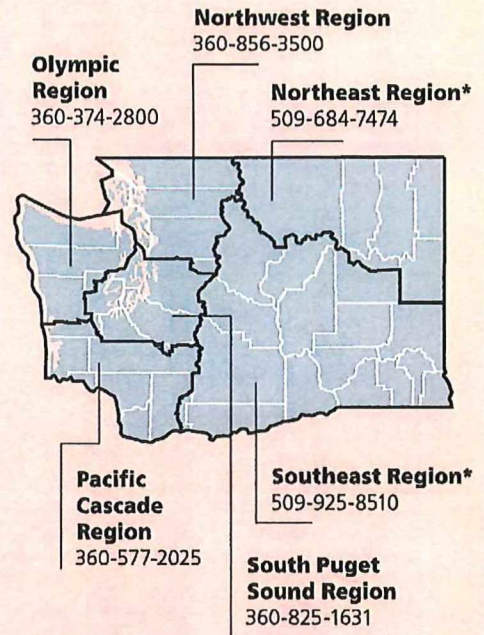
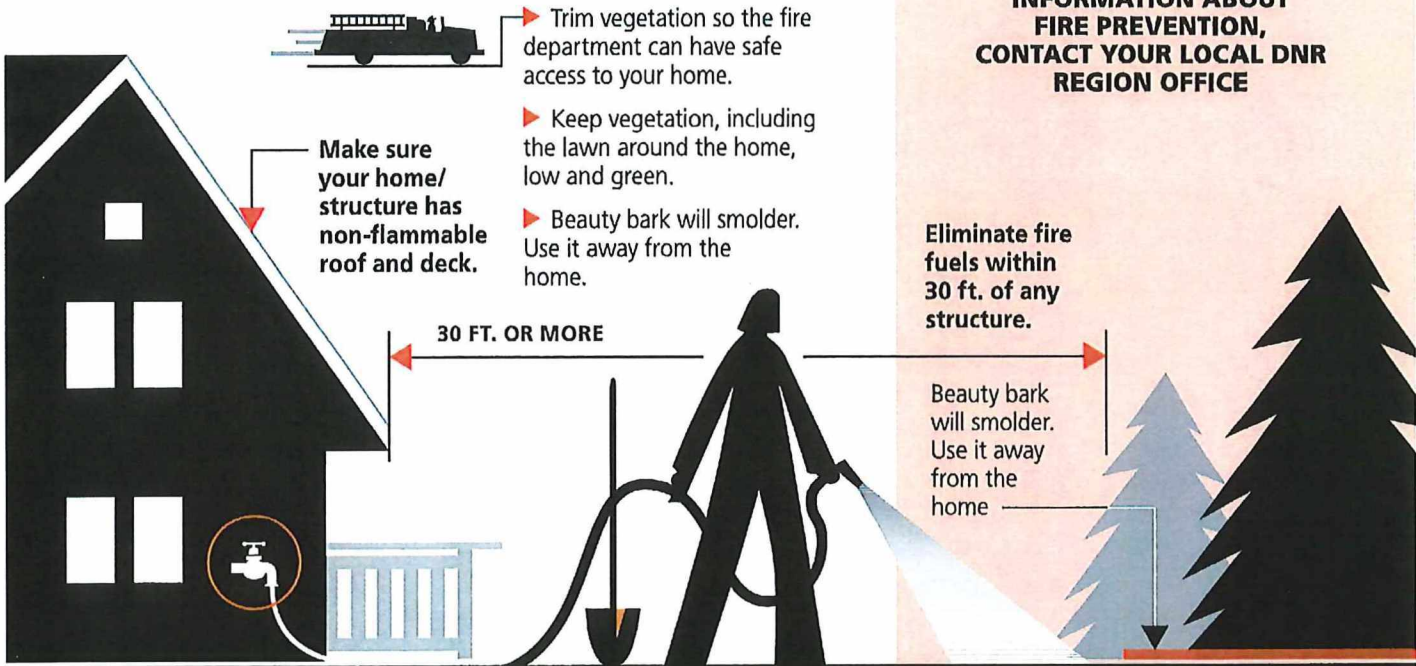
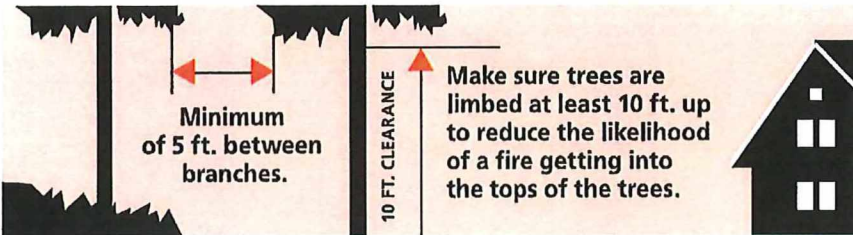
WASHINGTON STATE DEPARTMENT OF
Natural Resources
Peter Goldmark - Commissioner of Public Lands

Fire Prevention

Defend Your Home from Wildfire

NO COST EVALUATION

* If you live in DNR's Northeast Region, 509-684-7474 or DNR's Southeast Region, 509-884-3472, DNR foresters can come out and assess your home at no cost.



FOR MORE INFORMATION ABOUT FIRE PREVENTION, CONTACT YOUR LOCAL DNR REGION OFFICE

dnr.wa.gov

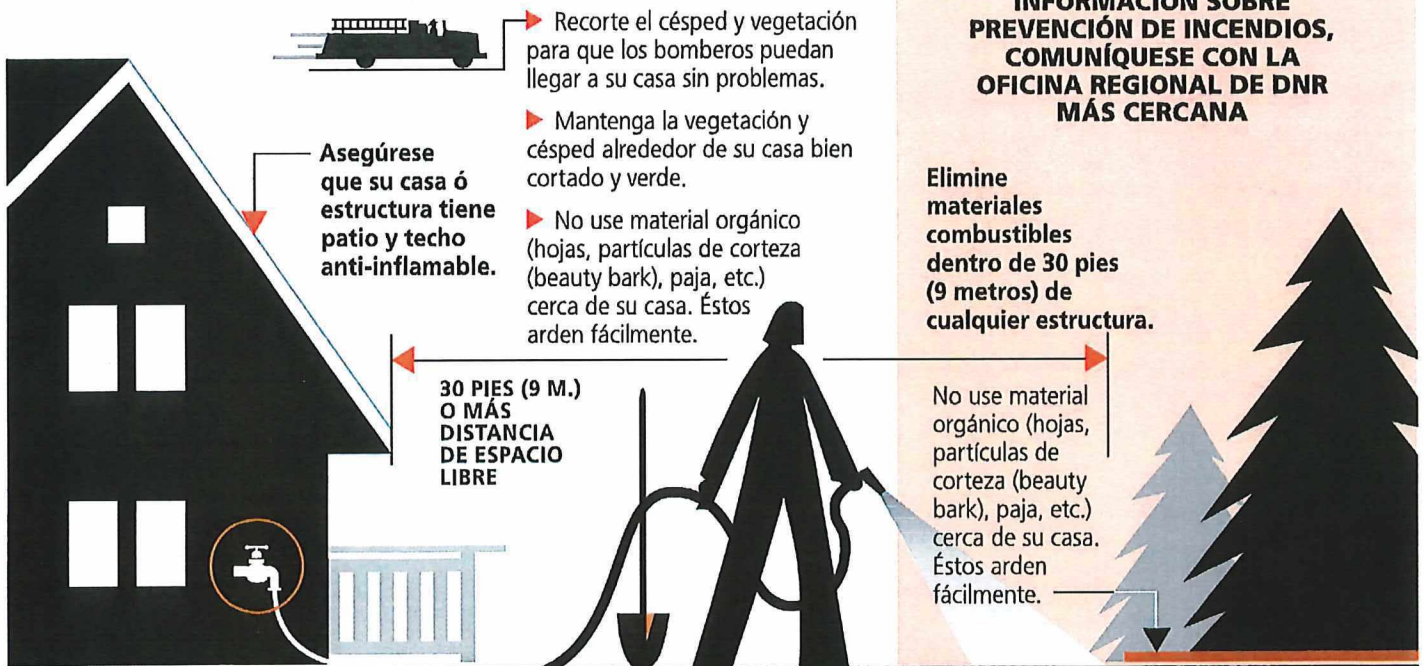
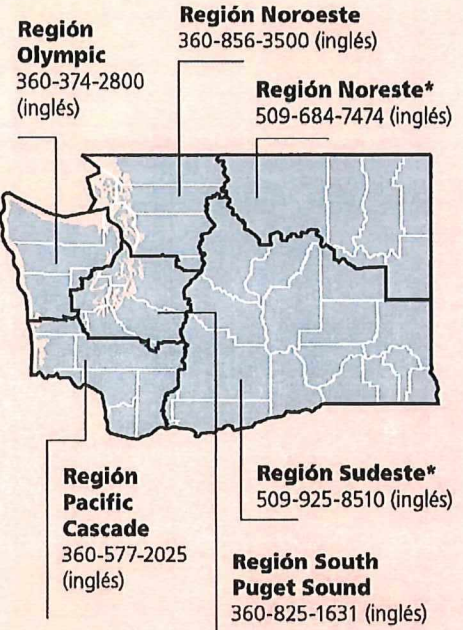
TO REPORT A FIRE, PLEASE CALL 1-800-562-6010



Defienda Su Casa de Incendios Forestales

EVALUACIÓN GRATIS

* Si vive en la **Región Noreste de DNR (Departamento de Recursos Naturales), 509-684-7474 (inglés)** o en la **Región Sudeste de DNR, 509-925-8510 (inglés)**, y no está seguro de cuan segura es su casa contra incendios, personal de DNR puede venir a evaluar su casa sin costo alguno.



PARA MÁS INFORMACIÓN SOBRE PREVENCIÓN DE INCENDIOS, COMUNÍQUESE CON LA OFICINA REGIONAL DE DNR MÁS CERCANA

HOW TO PREPARE YOUR HOME FOR WILDFIRES



WILDFIRE RISK REDUCTION STEPS THAT CAN MAKE YOUR HOME SAFER DURING A WILDFIRE

VEGETATION MANAGEMENT

1. HOME IGNITION ZONES

Limiting the amount of flammable vegetation, choosing fire-resistant building materials and construction techniques, along with periodic exterior maintenance in the three home ignition zones - increases the chances your home will survive a wildfire when exposed to embers and/or a surface fire. The zones include the **Immediate Zone**: 0 to 5 feet around the house; **Intermediate Zone**: 5 to 30 feet; and the **Extended Zone**: 30 to 100 feet.

2. LANDSCAPING AND MAINTENANCE

To reduce ember ignitions and fire spread, trim branches that overhang the home, porch and deck and prune branches of large trees up to (depending on their height) 6 to 10 feet from the ground. Remove plants containing resins, oils and waxes and ensure mulches in the **Immediate Zone** (0 to 5 feet around the house) are non-combustible options like crushed stone and gravel. Maintain vegetation annually.

FIRE RESISTIVE CONSTRUCTION

3. ROOFING AND VENTS

Class A fire-rated roofing products offer the best protection. Examples include: Composite shingles, metal, concrete and clay tiles. Inspect shingles or roof tiles and replace or repair those that are loose or missing to prevent ember penetration. Box-in eaves, but provide ventilation to prevent condensation and mildew. Roof and attic vents should be screened to prevent ember entry.

4. DECKS AND PORCHES

Never store flammable materials underneath decks or porches. Remove dead vegetation and debris from under decks/porches and between deck board joints.

5. SIDING AND WINDOWS

Embers can collect in small nooks and crannies and ignite combustible materials; radiant heat from flames can crack windows. Use fire-resistant siding such as brick, fiber-cement, plaster or stucco and dual-pane tempered glass windows.

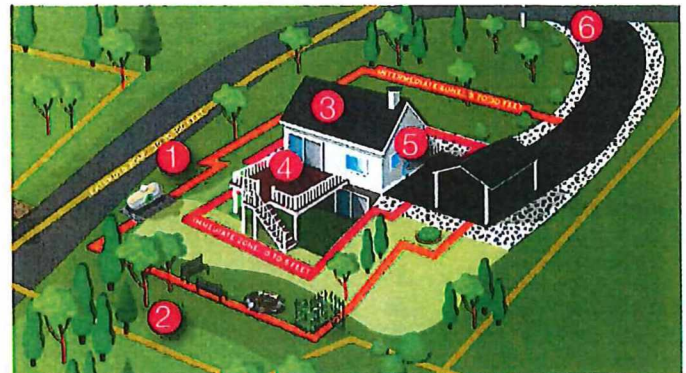
6. EMERGENCY RESPONDER ACCESS

Ensure your home and neighborhood has legible and clearly marked street names and numbers. Driveways should be at least 12 feet wide with a vertical clearance of 15 feet, for emergency vehicle access.

BE PREPARED

Develop, discuss and practice an emergency action plan with everyone in your home. Include details for pets, large animals and livestock. Know two ways out of your neighborhood and have a pre-designated meeting place. Always evacuate if you feel it's unsafe to stay - don't wait to receive an emergency notification if you feel threatened from the fire.

Conduct an annual insurance policy check-up to adjust for local building costs, codes and new renovations. Create/update a home inventory to help settle claims faster.



OTHER CONSIDERATIONS

- Store firewood away from the home
- Mow the lawn regularly
- Prune low-hanging tree branches
- Landscape with fire-resistant plants
- Create small fuel breaks with hardscaping features

TALK TO YOUR LOCAL FORESTRY AGENCY OR FIRE DEPARTMENT TO LEARN MORE ABOUT THE SPECIFIC WILDFIRE RISK WHERE YOU LIVE.



FIREWISE USA™
RESIDENTS REDUCING WILDFIRE RISKS

VISIT FIREWISE.ORG FOR MORE DETAILS

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Order a Reducing Wildfire Risks in the Home Ignition Zone checklist/poster at Firewise.org