

Station 1  
8130 3<sup>rd</sup> Street  
Wellington, CO 80549



Station 2  
108 W County Road 66  
Fort Collins, CO 80524

## **Wellington Fire Protection District REGULAR BOARD MEETING AGENDA**

The **Regular Board Meeting** of the Wellington Fire Protection District will be called to order following the Public Hearing on the proposed FY2026 Budget on **November 19, 2025 at 4:00PM**. The meeting will be held at Station 1 located at 8130 3<sup>rd</sup> St, Wellington, CO 80549. Please contact our administrative office for any attendance accommodation. **Zoom Meeting information is listed below.**

### **Pledge of Allegiance**

### **Roll Call**

### **Additions/Deletions to the Agenda**

### **Conflicts of Interest**

### **Correspondence**

### **Public Comment**

Any property owner, business owner, or resident of the District that would like to comment on items not listed on the agenda may be restricted to a 3-minute limit per person.

### **Employee Recognition**

### **Guests or Presentations**

### **Consent Agenda**

- Regular Board Meeting Minutes for October 8, 2025

### **Chief's Report**

### **Monthly Activity Report**

### **Employee Report**

### **Committee Reports**

### **Monthly Financial Report**

### **District Business**

- IFC 2024 Fire Code Adoption
- Discussion of Board of Director Vacancy
- Discussion of Sale of Property

Station 1  
8130 3<sup>rd</sup> Street  
Wellington, CO 80549



Station 2  
108 W County Road 66  
Fort Collins, CO 80524

## Wellington Fire Protection District

Other

Calendar Items

Next Board Meeting

- Regular Board Meeting - December 10, 2025 at Station 1

Adjournment

## Wellington Fire Protection District Zoom Meeting information

Join Zoom Meeting

<https://us02web.zoom.us/j/7848079463>

Meeting ID: 784 807 9463

+ 17209289299,7848079463# US (Denver)



# Wellington Fire Protection District

Station 1, 8130 3<sup>rd</sup> Street, Wellington, CO 80549

October 8th, 2025, BOARD MEETING MINUTES

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## Call to Order & Pledge of Allegiance

- Time Called to Order: 17:02
- Pledge of Allegiance: Conducted.
- Roll Call: Directors: Bollinger, Hodgson, Amicarella and Standing were present.  
Unexcused Absence: Director Hunter

## Additions or Deletions to the Agenda

- No additions or deletions. One addendum was included in the packet.

## Conflicts of Interest

- None

## Correspondence

- None

## Public Comment

- No public comment

## Employee Recognition

- Firefighter Hook was recognized for achieving Fire Instructor I certification.

## Consent Agenda (Meeting Minutes)

*Director Hodgson made the motion, to approve the Regular Board Meeting minutes from September 10, 2025. Motion was seconded by Director Amicarella and passed unanimously on a vote 4/0.*

## **Chief's Report – Operational Updates**

### **Grant Updates:**

- District awarded EMTS grant funding for a rescue boat, UTV, trailer, and 10 portable radios.
- Process: District purchases equipment, then receives 50% reimbursement.
- Trailer received; UTV due this week; boat is in route.
- Portable radios totaled \$87,000 (originally quoted for 10 Motorola radios). After price increases, alternative manufacturer Bendix (BK) selected — allows purchase of 16 radios for same cost, though grant reimburses only for 10. District will purchase the additional 6 with its own funds.
- Total of 16 new portables will replace outdated equipment.

### **Staffing:**

- Two new hires started September 10, 2025. District now fully staffed.
- Both new hires are working through probationary task books.
- Hiring list has been exhausted; new testing will be required for future vacancies.

## **Monthly Activity Report**

- Total calls: 114 (YTD: 901)
- Fire & Other Services: 40 (YTD: 310)
- EMS: 69 (YTD: 528)
- Motor Vehicle Accidents: 5 (YTD: 63)

### **Notable Incidents:**

- September 11 – Structure Fire, Gateway Crossing: Reported victim trapped; all occupants safely evacuated, smoke inhalation treated. Two PFA engines assisted. Investigation is ongoing with state and county.
- September 6 – Motor Vehicle Accident: T-bone collision; non-life-threatening injuries; units remained for lighting and traffic control.

## **Fleet Update**

Captain Schneeberger reported:

- Fleet expenses stabilized after large repairs were done.
- Engine 92 scheduled for transmission replacement in January 2026.
- Fleet operating within budget.

### **Training:**

- All shifts completed live-fire training at Loveland.
- Four firefighters will complete make-up sessions (two new hires, two on injury leave).

## **Committee Reports**

### **Sales Tax Ballot Update:**

- Progress continues with Larimer County; item appeared in budget books.
- Staff preparing voter lists.

## **Financial Report Highlights (By David Green)**

### **General Summary:**

- 94% of revenue collected year-to-date; Wildland reimbursements pending.
- Personnel costs: 73% | Operating expenses: 71%.
- Overall budget remains ~4% under for the year.

### **Discussion Highlights:**

- Salaries for staffing vacancies were offset by overtime.
- Wildland salary reimbursements delayed 6–8 months by the state.
- Wildland operations expected to net positive due to equipment reimbursement.
- No major variances and no amendments needed unless extraordinary expenses arise.

## **District Business**

### **2026 PRELIMINARY BUDGET DISCUSSION**

- Revenues up by \$91,000 (growth within district).
- Includes plan to rebate full historical tax payment (\$232,000) to taxpayers, clearing a long-outstanding item.
- Only remaining debt after repayment: new engine.
- Salaries increased 9% (includes 5% COLA & FPPA rate increased)
- Increased IT budget (+\$17,000) for service costs; election costs reduced (-\$54,000).
- Contingency line removed; redistributed among various line items.
- Capital debt decreased as several leases were retired.
- Projected year-end change in fund balance shows an increase of \$60,303 which will go towards future capital outlay.
- Ballot not factored into this budget.
- Public budget hearing scheduled for **November**, with formal approval in **December**.

### **CONSIDERATION OF VEHICLE PURCHASE – 2017 TYPE 6 WILDLAND ENGINE**

- Brighton Fire selling a 2017 Type 6 (7,000 miles). Upgrading their fleet.
- Asking price: \$110,000; negotiated purchase to \$105,000.
- Would replace the 2004 Type 6 we currently have, which is scheduled for replacement in 2027.
- Don't have the room or personnel to keep both.
- New Type 6 = \$275K–\$285K.
- May fund through capital reserves; potential offset by sale of 2004 (~\$25K value).

*Director Bollinger made the motion to purchase the 2017 Type 6 for \$105,000. Motion was seconded by Director Hodgson and passed unanimously on a vote 4/0.*

Chief Germain will create Resolution for the purchase.

## **Other**

### **Tent Permits & Fire Code Update:**

- Updated tent inspection procedure: self-inspection for tents 2,400 sq. ft. or less.
- Larger tents require engineering report and district review.
- District to adopt 2024 International Fire Code (IFC) next month; replacing 2018 version.
- Amendments updated by fire protection engineer; minimal changes, mostly aligning with base code.
- Public review and adoption planned for next board meeting; coordinated with Town of Wellington.

## **Calendar and Miscellaneous**

- Regular Monthly Board Meeting: November 19, 2025 at 1700 hours, WFPD, Station 1.

## **Adjournment**

*Director Amicarella made the motion to adjourn at 17:56. Motion was seconded by Director Standing and passed unanimously on a vote of 4/0.*

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Director Denny Hodgson, Secretary/Clerk





# MONTHLY SERVICE ACTIVITY



Month                      October 2025

TOTAL INCIDENT ACTIVITY: **97**                      YTD: 998

Fire and Other Services: **31**                      YTD: 341                      EMS Responses: **62**                      YTD: 590

Motor Vehicle Accidents: **4**                      YTD: 67

GREEN = Increase from prev. month

RED = Decrease                      "                      "                      "

*Incidents of Note:*

**10/6/2025 1548 hrs. 8760 Buffalo Creek Parkway, Arson Investigation:** Engines 91 and WFPD Fire Investigator (FI 91) responded at the request of Larimer County Sheriff and Town of Wellington Parks and Recreation to investigate property vandalized by fire. FI 91 met with LCSO who had suspects in custody and assisted with questioning. The vandalism discovered was minor in scope but possibly linked to previous fire damage to town property. WFPD and LCSO will be following up as the investigation continues.

**10/21/2025 1012 hrs. 7590 McClellan Drive, Recreational Vehicle Fire:** Engine 91 responded for a report of a fire in a Recreational Vehicle. While enroute E91 was informed of a possible explosion. E91 arrived to find a motor home with no visible fire and light smoke showing. Investigation revealed a faulty propane connection caused a build up of propane which was ignited accidentally. A small area of smoldering debris was extinguished with a fire extinguisher. 1 person suffered minor injuries and refused treatment or transport to a hospital.

**10/31/2025 1200-1700 hrs. Cleveland Ave., Special Event Standby:** WFPD personnel, with Town of Wellington Staff and LCSO, provided EMS and command support for Trick or Treat on Main Street activities. A mobile EMS first-response crew was deployed, and an officer was stationed in the Incident Command Post for the duration of the event to respond to and assist with any emergencies and keep attendees safe. Over 3000 children and adults converged on Cleveland Ave to enjoy the Halloween holiday. Thankfully, no incidents were reported.

**WELLINGTON FIRE PROTECTION DISTRICT  
ACCOUNTANT'S REPORT  
October 31, 2025**

<b>DESCRIPTION</b>		<b>AMOUNT</b>
October 31, 2025	Operating and Admin Expenditures	\$ 41,433
October 31, 2025	Personnel Costs	277,061
	<b>TOTAL EXPENDITURES - CURRENT MONTH</b>	<b>\$ 318,494</b>

**CURRENT MONTHS REVENUES**

Tax Revenue	\$ 29,782
Interest Income	11,919
Other Income	31,124
<b>TOTAL RECEIPTS - CURRENT MONTH</b>	<b>\$ 72,825</b>

**CASH BALANCE PER FINANCIAL STATEMENTS**

		Balance per reconciliation
COLOTRUST - Non Impact Fee accounts		\$ 2,993,039
Points West Bank		(32,651)
Total Cash per reconciliation	October 31, 2025	<b>\$ 2,960,388</b>
Less uncleared disbursements for current month		(41,433)
Add: Cash at County Treasurer		29,782
<b>Net Cash Available</b>		<b>\$ 2,948,737</b>



**UNAUDITED**  
**WELLINGTON FIRE PROTECTION DISTRICT**  
**REVENUE & EXPENDITURE STATEMENT**  
**ACTUAL & BUDGET FOR PERIOD ENDING ON OCTOBER 31, 2025**  
**COMBINED FUNDS**

	OCTOBER ACTUAL	YTD ACTUAL	2025 BUDGET	% OF BUDGET USED	BUDGET REMAINING
<b>REVENUE</b>					
4010 Larimer County Tax	\$ 8,038	\$ 3,769,051	\$ 3,880,667	97.12%	\$ 111,616
4013 Tax Rebate Payment	-	(52,222)	(52,222)	100.00%	-
4012 Specific Ownership Tax	21,743	181,358	215,000	84.35%	33,642
4014 Wildland Firefighting	-	-	60,000	0.00%	60,000
4016 Service Fees	-	200	1,000	20.00%	800
4017 Miscellaneous	-	2,426	5,000	48.52%	2,574
4018 Donations, events, and PILOT	25,000	25,500	25,000	102.00%	(500)
4020 Interest income	11,919	115,567	100,000	115.57%	(15,567)
4019 Grants	500	4,863	16,200	30.02%	11,337
4015 Impact Fees	5,624	41,798	40,000	104.50%	(1,798)
Lease proceeds	-	1,125,426	-	#DIV/0!	(1,125,426)
<b>TOTAL REVENUE</b>	<b>72,825</b>	<b>5,213,968</b>	<b>4,290,645</b>	<b>121.52%</b>	<b>(923,323)</b>
<b>PERSONNEL COSTS</b>					
5010 Salaries and Wages	216,638	1,556,353	1,904,805	81.71%	348,452
5020 Wildland Salaries	-	66,636	45,000	148.08%	(21,636)
5025 District Board Compensation	400	4,700	9,000	52.22%	4,300
5030 Overtime	20,356	193,343	232,301	83.23%	38,958
5110 Employer Taxes	4,550	37,485	62,158	60.31%	24,673
5120 Workers Compensation	4,875	36,007	71,514	50.35%	35,507
5210 Health, Dental & Vision Insurance	(3,870)	179,230	197,583	90.71%	18,353
5230 FPPA	34,113	224,203	258,666	86.68%	34,463
<b>TOTAL PERSONNEL COSTS.</b>	<b>277,061</b>	<b>2,297,957</b>	<b>2,781,027</b>	<b>82.63%</b>	<b>483,070</b>
<b>OPERATING AND ADMIN EXPENDITURES</b>					
6010 Utilities	3,145	40,774	53,000	76.93%	12,226
6020 Station Supplies	805	8,791	6,000	146.52%	(2,791)
6030 Building Repairs & Maintenance	216	20,012	25,000	80.05%	4,988
6110 Equipment and Supplies	3,825	76,710	85,000	90.25%	8,290
6120 Fuel Expenses	370	15,997	28,000	57.13%	12,003
6140 Repairs and Maintenance - Equipment	747	70,024	80,000	87.53%	9,976
6210 IT services and supplies	12,689	68,759	29,932	229.72%	(38,827)
6230 Dispatch	602	9,642	14,500	66.50%	4,858
6310 Health & Safety	1,405	32,043	28,500	112.43%	(3,543)
6320 Wildland Travel Expenses	-	2,136	15,000	14.24%	12,864
6330 Training & Seminars	19	19,802	63,000	31.43%	43,198
6335 Travel, Meetings and Meals	-	3,383	2,650	127.67%	(733)
7010 Office Expenses	1,258	5,801	6,000	96.69%	199
7020 Accounting/Finance	2,900	54,050	65,000	83.15%	10,950
7025 Legal Expenses	4,383	12,348	15,000	82.32%	2,652
7030 Professional Fees	7,400	29,932	32,000	93.54%	2,068
7050 Fees/Dues/Subscriptions	161	11,588	13,100	88.46%	1,512
7060 Payroll Processing Fees	1,117	8,662	10,000	86.62%	1,338
7070 County Treasurer Fees	161	75,380	77,613	97.12%	2,233
7080 Bank Service Charge	-	188	300	62.67%	112
7100 Insurance	100	38,308	44,300	86.47%	5,992
7110 District Board Expenses	-	55	5,000	1.11%	4,945
7120 Election Cost	-	25,671	54,000	47.54%	28,329
6336 Contingencies	-	-	80,000	0.00%	80,000
6401 Public Education	131	337	1,000	33.69%	663
<b>TOTAL OPERATING AND ADMIN EXPENDITURES</b>	<b>41,433</b>	<b>630,392</b>	<b>833,895</b>	<b>75.60%</b>	<b>203,503</b>
<b>NON OPERATING</b>					
7942 Capital Outlay	105,000	1,253,750	1,340,000	93.56%	86,250
9015 Debt Service / Lease Payments	-	269,546	269,546	100.00%	0
8003 Volunteer Pension Contribution	-	129,824	129,824	100.00%	0
<b>TOTAL NON OPERATING</b>	<b>105,000</b>	<b>1,653,120</b>	<b>1,739,370</b>	<b>95.04%</b>	<b>86,250</b>
<b>TOTAL EXPENDITURES</b>	<b>423,494</b>	<b>4,581,468</b>	<b>5,354,292</b>	<b>85.57%</b>	<b>772,824</b>
<b>EXCESS (DEFICIENCY) OF REVENUE OVER (UNDER) EXPENDITURE</b>	<b>\$ (350,669)</b>	<b>\$ 632,500</b>	<b>\$ (1,063,647)</b>		<b>\$ 1,696,147</b>

Not audited, reviewed or compiled. No assurances provided. All Disclosures are omitted.

# Wellington Fire Protection District

## Profit & Loss Detail

### October 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
<b>Tax Levy Revenue</b>							
<b>4010 • Larimer County Taxes</b>							
General Journal	10/31/2025	2022...			-SPLIT-	8,038.48	8,038.48
Total 4010 • Larimer County Taxes						8,038.48	8,038.48
<b>4012 • SPECIFIC OWNERSHIP</b>							
General Journal	10/31/2025	2022...			4010 • Lari...	21,743.33	21,743.33
Total 4012 • SPECIFIC OWNERSHIP						21,743.33	21,743.33
Total Tax Levy Revenue						29,781.81	29,781.81
<b>Non Tax Levy Revenue</b>							
<b>4015 • IMPACT FEES</b>							
Deposit	10/23/2025	72860	Town of Wellingt...	september 2025 Building permit impa...	103 • Operat...	5,624.00	5,624.00
Total 4015 • IMPACT FEES						5,624.00	5,624.00
<b>4018 • DONATIONS &amp; EVENTS &amp; PILOT</b>							
Deposit	10/02/2025	94535	Platte River Pow...	payment in lieu of taxes	103 • Operat...	25,000.00	25,000.00
Total 4018 • DONATIONS & EVENTS & PILOT						25,000.00	25,000.00
<b>4019 • GRANTS</b>							
Deposit	10/08/2025	1590...	Fidelity Charitable	Deposit	103 • Operat...	500.00	500.00
Total 4019 • GRANTS						500.00	500.00
<b>1,400.0 • REVENUE</b>							
<b>4020 • Interest Income</b>							
Deposit	10/31/2025			Deposit	102 • Colotr...	559.13	559.13
Deposit	10/31/2025			Deposit	101 • Colotr...	10,436.27	10,995.40
Deposit	10/31/2025			Deposit	100 • Colotr...	923.49	11,918.89
Total 4020 • Interest Income						11,918.89	11,918.89
Total 1,400.0 • REVENUE						11,918.89	11,918.89
Total Non Tax Levy Revenue						43,042.89	43,042.89
Total Income						72,824.70	72,824.70
Gross Profit						72,824.70	72,824.70
<b>Expense</b>							
<b>7942 • Capital Outlay -</b>							
Bill	10/16/2025		Brighton Fire Re...	T-6 Brush truck	2000 • ACC...	105,000.00	105,000.00
Total 7942 • Capital Outlay -						105,000.00	105,000.00
<b>Personnel Costs</b>							
<b>5010 • Salaries and Wages</b>							
Deposit	10/01/2025	3156...	Ivan Thomas	repayment for Workers comp	103 • Operat...	-5,080.16	-5,080.16

# Wellington Fire Protection District

## Profit & Loss Detail

### October 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
Deposit	10/02/2025	1002	Edgar Carter	Workers comp repayment to district	103 · Operat...	-4,911.36	-9,991.52
General Journal	10/03/2025	2022...			-SPLIT-	75,704.24	65,712.72
General Journal	10/17/2025	2022...			-SPLIT-	74,420.32	140,133.04
General Journal	10/31/2025	2022...			-SPLIT-	76,504.95	216,637.99
Total 5010 · Salaries and Wages							216,637.99
<b>5030 · Overtime</b>							
General Journal	10/03/2025	2022...			5010 · Salar...	9,162.30	9,162.30
General Journal	10/17/2025	2022...			5010 · Salar...	5,768.69	14,930.99
General Journal	10/31/2025	2022...			5010 · Salar...	5,425.04	20,356.03
Total 5030 · Overtime							20,356.03
<b>5025 · District Board Compensation</b>							
General Journal	10/17/2025	2022...			5010 · Salar...	400.00	400.00
Total 5025 · District Board Compensation							400.00
<b>5110 · Employer Taxes</b>							
General Journal	10/03/2025	2022...			5010 · Salar...	1,580.51	1,580.51
General Journal	10/17/2025	2022...			5010 · Salar...	1,411.83	2,992.34
General Journal	10/31/2025	2022...			5010 · Salar...	1,557.43	4,549.77
Total 5110 · Employer Taxes							4,549.77
<b>5120 · Workers Compensation</b>							
Check	10/10/2025	ACH	Pinnacol Assura...	Invoice: INV-1632594	103 · Operat...	4,875.00	4,875.00
Total 5120 · Workers Compensation							4,875.00
<b>5210 · Health, Dental &amp; Vision Ins</b>							
Check	10/01/2025	ACH	Rocky Mountain ...	Invoice: 1088972	103 · Operat...	975.76	975.76
Check	10/02/2025	ACH	Standard Insura...		103 · Operat...	1,046.52	2,022.28
General Journal	10/03/2025	2022...			5010 · Salar...	-14,734.15	-12,711.87
General Journal	10/03/2025	2022...			5010 · Salar...	211.53	-12,500.34
General Journal	10/03/2025	2022...			5010 · Salar...	8,805.99	-3,694.35
General Journal	10/03/2025	2022...			5010 · Salar...	-9,590.58	-13,284.93
General Journal	10/03/2025	2022...			5010 · Salar...	11,596.26	-1,688.67
Check	10/14/2025	ACH	Rocky Mountain ...	Invoice: 1106706	103 · Operat...	2,010.00	321.33
Check	10/17/2025	ACH	AFLAC	Invoice: 440509	103 · Operat...	190.32	511.65
General Journal	10/17/2025	2022...			5010 · Salar...	-14,381.02	-13,869.37
General Journal	10/17/2025	2022...			5010 · Salar...	211.53	-13,657.84
General Journal	10/17/2025	2022...			5010 · Salar...	8,805.99	-4,851.85
General Journal	10/17/2025	2022...			5010 · Salar...	-9,529.77	-14,381.62
General Journal	10/17/2025	2022...			5010 · Salar...	11,243.13	-3,138.49
General Journal	10/20/2025	ACH	Rocky Mountain ...		103 · Operat...	199.00	-2,939.49
Check	10/22/2025	ACH	Rocky Mountain ...	Invoice: 1152772	103 · Operat...	975.76	-1,963.73
Check	10/28/2025	ACH	Rocky Mountain ...	Invoice: 1142285	103 · Operat...	975.76	-987.97
Bill	10/30/2025	10.0...	Wellington Prote...	ck dates: 10.03.25-10.31.25	2000 · ACC...	996.96	8.99
General Journal	10/31/2025	2022...			5010 · Salar...	-14,213.81	-14,204.82
General Journal	10/31/2025	2022...			5010 · Salar...	211.53	-13,993.29
General Journal	10/31/2025	2022...			5010 · Salar...	8,805.99	-5,187.30
General Journal	10/31/2025	2022...			5010 · Salar...	-9,656.27	-14,843.57

# Wellington Fire Protection District

## Profit & Loss Detail

October 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
General Journal	10/31/2025	2022...			5010 · Salar...	10,973.11	-3,870.46
Total 5210 · Health, Dental & Visions Ins							-3,870.46
<b>5230 · FPPA Expense</b>							
General Journal	10/03/2025	2022...			5010 · Salar...	573.06	573.06
General Journal	10/03/2025	2022...			5010 · Salar...	10,748.81	11,321.87
General Journal	10/17/2025	2022...			5010 · Salar...	512.25	11,834.12
General Journal	10/17/2025	2022...			5010 · Salar...	10,787.89	22,622.01
General Journal	10/31/2025	2022...			5010 · Salar...	638.75	23,260.76
General Journal	10/31/2025	2022...			5010 · Salar...	10,851.87	34,112.63
Total 5230 · FPPA Expense							34,112.63
Total Personnel Costs							277,060.96
<b>Buildings &amp; Land</b>							
<b>6010 · Utilities</b>							
Bill	10/09/2025	6125...	Verizon Wireless		2000 · ACC...	567.91	567.91
Check	10/16/2025	ACH	Poudre Valley R...		103 · Operat...	261.33	829.24
Check	10/17/2025	ACH	Northern Colora...		103 · Operat...	39.00	868.24
Check	10/17/2025	ACH	Northern Colora...		103 · Operat...	39.00	907.24
Check	10/21/2025	ACH	Republic Services	Invoice: 0642-001504995	103 · Operat...	249.59	1,156.83
Check	10/22/2025	ACH	Northern Colora...		103 · Operat...	70.86	1,227.69
Check	10/27/2025	ACH	Black Hills Energy		103 · Operat...	166.76	1,394.45
Check	10/28/2025	ACH	Town of Wellingt...		103 · Operat...	700.00	2,094.45
Check	10/29/2025	ACH	Xcel Energy	Invoice: 947520469	103 · Operat...	1,050.08	3,144.53
Total 6010 · Utilities							3,144.53
<b>6020 · Station Supplies</b>							
Credit Card Ch...	10/02/2025		Sams Club		2201 · Vectr...	47.76	47.76
Credit Card Ch...	10/07/2025		Amazon		2201 · Vectr...	270.63	318.39
Credit Card Ch...	10/17/2025		Sams Club		2201 · Vectr...	430.09	748.48
Bill	10/30/2025		Bomgaars		2000 · ACC...	56.95	805.43
Total 6020 · Station Supplies							805.43
<b>6030 · Building Repairs &amp; Maintenance</b>							
Bill	10/10/2025	I20654	Portable Restroo...		2000 · ACC...	96.00	96.00
Bill	10/25/2025	2893...	Orkin		2000 · ACC...	120.00	216.00
Total 6030 · Building Repairs & Maintenance							216.00
Total Buildings & Land							4,165.96
<b>Equipment and Supplies</b>							
<b>6140 · Repairs and maintenance - Equip</b>							
Bill	10/06/2025	6326...	O'Reilly Auto		2000 · ACC...	22.99	22.99
Bill	10/21/2025	8230...	Motorola Solutio...	chiefs radio	2000 · ACC...	714.29	737.28
Bill	10/29/2025	6326...	O'Reilly Auto		2000 · ACC...	9.56	746.84
Total 6140 · Repairs and maintenance - Equip							746.84
<b>6110 · Equipment and supplies - Ops</b>							

# Wellington Fire Protection District

## Profit & Loss Detail

### October 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
Credit Card Ch...	10/02/2025		Top Shelf Printers	Breast Cancer FF Shirts	2201 · Vectr...	476.00	476.00
Credit Card Ch...	10/02/2025		Haix		2201 · Vectr...	439.95	915.95
Bill	10/06/2025	IN23...	MES Service Co...		2000 · ACC...	2,484.33	3,380.28
Bill	10/28/2025	IN23...	MES Service Co...		2000 · ACC...	444.49	3,824.77
Total 6110 · Equipment and supplies - Ops							3,824.77
<b>6120 · Fuel Expense</b>							
Credit Card Cr...	10/01/2025		Wix.com		2201 · Vectr...	-351.00	-351.00
Check	10/27/2025	ACH	Senergy Petrole...	Invoice: 415260370	103 · Operat...	721.00	370.00
Total 6120 · Fuel Expense							370.00
Total Equipment and Supplies							4,941.61
<b>Communication &amp; Computer / I.T.</b>							
<b>6210 · I.T. and Computer software</b>							
Bill	10/01/2025	21698	ICC-		2000 · ACC...	1,108.00	1,108.00
Bill	10/01/2025	21765	ICC-		2000 · ACC...	3,536.25	4,644.25
Bill	10/02/2025	47594	PURVIS System...		2000 · ACC...	6,660.00	11,304.25
Credit Card Ch...	10/13/2025		SmugMug		2201 · Vectr...	120.00	11,424.25
Bill	10/14/2025	1101...	Insight Public Se...		2000 · ACC...	438.00	11,862.25
Credit Card Ch...	10/19/2025		Adobe		2201 · Vectr...	195.93	12,058.18
Credit Card Ch...	10/19/2025		ZOOM		2201 · Vectr...	15.99	12,074.17
Bill	10/31/2025	22007	ICC-		2000 · ACC...	615.00	12,689.17
Total 6210 · I.T. and Computer software							12,689.17
<b>6230 · Dispatch</b>							
Bill	10/01/2025	INV...	Vertical Bridge R...		2000 · ACC...	602.22	602.22
Total 6230 · Dispatch							602.22
Total Communication & Computer / I.T.							13,291.39
<b>Travel &amp; Training &amp; Ops Support</b>							
<b>6310 · Health &amp; Safety</b>							
Bill	10/01/2025	0015...	First Responder ...	September training	2000 · ACC...	1,350.00	1,350.00
Bill	10/06/2025	0000...	Employers Coun...		2000 · ACC...	55.00	1,405.00
Total 6310 · Health & Safety							1,405.00
<b>6330 · Training &amp; Seminars</b>							
Credit Card Ch...	10/01/2025		Bomgaars		2201 · Vectr...	10.78	10.78
Bill	10/07/2025	25-9...	Colorado Divisio...		2000 · ACC...	90.00	100.78
Bill	10/14/2025	25-9...	Colorado Divisio...		2000 · ACC...	35.00	135.78
Credit Card Cr...	10/17/2025		Fire on the plains		2201 · Vectr...	-235.00	-99.22
Credit Card Ch...	10/21/2025		Dos Locos Mexi...		2201 · Vectr...	83.68	-15.54
Bill	10/28/2025	25-9...	Colorado Divisio...		2000 · ACC...	35.00	19.46
Total 6330 · Training & Seminars							19.46
Total Travel & Training & Ops Support							1,424.46
<b>Admin Expenses</b>							

# Wellington Fire Protection District

## Profit & Loss Detail

### October 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
<b>7010 - Office Expenses</b>							
Credit Card Ch...	10/07/2025		Amazon	toner cartridge	2201 - Vectr...	90.55	90.55
Credit Card Ch...	10/10/2025		FedEx	street maps	2201 - Vectr...	406.04	496.59
Check	10/15/2025	ACH	GreatAmerica Fi...	Invoice: 40187519	103 - Operat...	300.86	797.45
Credit Card Ch...	10/16/2025		USPS	postage	2201 - Vectr...	78.00	875.45
Credit Card Ch...	10/23/2025		Amazon	toner cartridges and envelopes	2201 - Vectr...	382.27	1,257.72
Total 7010 - Office Expenses							1,257.72
<b>7020 - Accounting &amp; Finance</b>							
Bill	10/31/2025	3420	Green & Associa...	v	2000 - ACC...	2,900.00	2,900.00
Total 7020 - Accounting & Finance							2,900.00
<b>7025 - Legal Expenses</b>							
Bill	10/01/2025	8	Lyons Gaddis	September 30 2025	2000 - ACC...	2,328.50	2,328.50
Bill	10/31/2025	9	Lyons Gaddis	October fees	2000 - ACC...	2,054.00	4,382.50
Total 7025 - Legal Expenses							4,382.50
<b>7030 - Professional Fees</b>							
Bill	10/30/2025	141	Fire Marshal Ser...	fire safety inspections	2000 - ACC...	7,400.00	7,400.00
Total 7030 - Professional Fees							7,400.00
<b>7050 - Dues and Subscriptions</b>							
Credit Card Ch...	10/01/2025		Netflix		2201 - Vectr...	17.99	17.99
Credit Card Ch...	10/01/2025		Hulu		2201 - Vectr...	93.89	111.88
Credit Card Ch...	10/03/2025		Pliability.com		2201 - Vectr...	17.95	129.83
Credit Card Ch...	10/04/2025		Express Toll		2201 - Vectr...	30.75	160.58
Total 7050 - Dues and Subscriptions							160.58
<b>7060 - Payroll Processing Fees</b>							
Check	10/02/2025	ACH	Paylocity		103 - Operat...	104.45	104.45
Check	10/16/2025	ACH	Paylocity		103 - Operat...	104.45	208.90
Check	10/20/2025	ACH	Paylocity		103 - Operat...	804.05	1,012.95
Check	10/30/2025	ACH	Paylocity		103 - Operat...	104.45	1,117.40
Total 7060 - Payroll Processing Fees							1,117.40
<b>7070 - County Treasurer Fees</b>							
General Journal	10/31/2025	2022...			4010 - Larl...	160.96	160.96
Total 7070 - County Treasurer Fees							160.96
<b>7100 - Insurance Expenses</b>							
Bill	10/10/2025	0079...	Tribbett Agency	bond renewal	2000 - ACC...	100.00	100.00
Total 7100 - Insurance Expenses							100.00
Total Admin Expenses							17,479.16
<b>Fire Prevention</b>							
<b>6401 - Public Education</b>							

Wellington Fire Protection District  
Profit & Loss Detail  
October 2025

Type	Date	Num	Name	Memo	Split	Amount	Balance
Credit Card Ch...	10/21/2025		Sams Club		2201 · Vectr...	130.58	130.58
Total 6401 · Public Education						130.58	130.58
Total Fire Prevention						130.58	130.58
Total Expense						423,494.12	423,494.12
Net Ordinary Income						-350,669.42	-350,669.42
Net Income						-350,669.42	-350,669.42



## Exhibit “A” 2024 Internation Fire Code, As Amended

### Section 1, Adoption of the International Fire Code, 2024 Edition, as amended

Pursuant to the Authority conferred by the District and the laws of the State of Colorado, there is hereby adopted by the District, for the purposes of safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises and conditions affecting the safety of firefighters and emergency responders during emergency operations, International Fire Code, 2024 Edition, as promulgated by the International Code Council, being particularly the 2024 Editi on thereof, and the whole thereof including Chapters 1 through 68 in the 2024 International Fire Cede, inclusive, and appendices, save except as any portion of the code or appendices is hereinafter deleted, modified or amended. Not less than two (2) copies of this fire code shall be on file in the office of the Fire Marshal and may be inspected at regular business hours and purchased from the District at a price not to exceed ninety-seven dollars (\$97.00) per copy. The provisions of this fire code shall be controlling within the boundaries of the District.

101.1 Amend this section to read **Title**. These regulations shall be known as the Fire Code of the Wellington Fire Protection District, hereinafter referred to as "this code".

101.2.1 Amend this section to read **Appendices**. Provisions in the appendices shall not apply unless specifically adopted. Appendices shall hereby be adopted as outlined in Table 101.2.1:

Table 101.2.1- Appendices Adoption Status		
APPENDIX	TITLE	STATUS
A	Board of Appeals	Adopted
B	Fire-flow Requirements for Buildings	Adopted, with amendments
C	Fire Hydrant Locations and Distribution	Adopted, with amendments
D	Fire Apparatus Access Roads	Adopted, with amendments
E	Hazard Categories	Adopted
F	Hazard Ranking	Adopted
G	Cryogenic Fluids—Weights and Volume Equivalents	Adopted
H	Hazardous Materials Management Plan (HMMP)	Adopted
I	Fire Protection Systems—Non-compliant Conditions	Adopted

<b>(Cont) Table 101.2.1- Appendices Adoption Status</b>		
J	Building Information Sign	Not Adopted
K	Construction Requirements for Existing Ambulatory Care Facilities	Not Adopted
L	Requirements for Fire Fighter Air Replenishment Systems	Not Adopted
M	High-rise Buildings—Retroactive Automatic Sprinkler Requirements	Not Adopted
N	Indoor Trade Shows and Exhibitions	Adopted
O	Valet Trash And Recycling Collection In Group R-2 Occupancies	Adopted

102.13 Add the following section **Wildland-urban interface areas**. The design and construction of new structures located within wildland-urban interface areas shall comply with the *Colorado Wildfire Resiliency Code*.

103.1 Amend this section to read **Creation of agency**. The Wellington Fire Protection District is hereby created and the official in charge thereof shall be known as the *fire code official*. The function of the agency shall be the implementation, administration and enforcement of the provisions of this code.

104.8 Amend this section to read **Liability**. The fire code official, member of the board of appeals, officer or employee charged with the enforcement of this code, while acting for the jurisdiction, in good faith and without malice in the discharge of the duties required by this code or other pertinent law or ordinance, shall not thereby be rendered civilly or criminally liable personally, and is hereby relieved from all personal liability for any damage accruing to persons or property as a result of an act or a mission or by reason of an act or mission in the discharge of official duties, unless such act or a mission is willful and wanton, as provided in the Colorado Governmental Immunity Act, Section 24-10-101, et seq., C.R.S.

104.8.1 Amend this section to read **Legal defense**. Any suit or criminal complaint instituted against any officer or employee because of an act or mission performed by the officer employee in the lawful discharge of duties under the provisions of this code, unless such act or a mission is willful and wanton, as provided in the Colorado Governmental Immunity Act, Section 24-10-101, et seq., C.R.S. Shall be defended by a legal representative of the jurisdiction until the final termination of the proceedings. The fire code official or any subordinate shall not be liable for costs in an action, suit or proceeding that is instituted in pursuance of the provisions of this code: and any officer of the department of fire prevention, acting in good faith and without malice, shall be free from liability for acts performed under any of its provisions or by reason of act or omission in the performance of official duties in connection therewith.

112.1 Amend this section to read **Board of Appeals**. In order to hear and decide appeals of orders, decisions or determinations made by the *fire code official* relative to the application and interpretation of this code, there shall be and is hereby created a board of appeals to be known as the fire board of appeals. The members of the Wellington Fire Protection District Board of Directors shall appoint and constitute the fire board of appeals as necessary. The *fire code official* shall be an ex officio member of

said board but shall not have a vote on any matter before the board. The board shall adopt rules of procedure for conducting its business in shall render all decisions and findings in writing to the appeal went with a duplicate copy to the *fire code official*. Application for an appeal and all processes and procedures for an appeal shall be as stipulated in 112.1.1.

112.1.1 Add the following section **Procedures**. To request a hearing before the board of appeals, the applicant shall file a request in writing to the fire chief. The fire chief shall arrange for the board of appeals to meet within ten (10) working days from the receipt of the request. All applicable fees as stated in the fire district fee schedule shall be paid at the time the written request is made.

113.4 Amend this section to read **Violation penalties**. Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter, repair or do work in violation of the *approved construction documents* or directive of the *fire code official*, or of a permit or certificate used under the provisions of this code, shall be guilty of a misdemeanor, and upon conviction shall be subject to the penalties, costs and orders provided by the local enforcement agency and as determined by the District. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

113.5 Add this section in its entirety **Work commencing before permit issuance**. In addition to penalty set forth in section 113.4, any person or firm who, before obtaining the necessary permit(s), commences any construction of, or work on, a building, structure, fire and life safety system(s) that is not otherwise exempted from obtaining a permit, shall be subject to a processing and penalty fee in addition to the standard prescribed permit fee. Such additional fine shall be equal to the permit fee, except that such fine shall not be less than \$50 or more than \$1000 for the first such violation. A person or firm committing the same violation repeatedly is subject to processing and penalty fees equal to double the amount of the permit fee or double the amount of the preceding violation, whichever is greater, for every same such subsequent violation committed thereafter within 180-day period.

307.2.2 Amend this section in its entirety **Time and Atmospheric Restrictions**. Open burning shall only be performed when time and atmospheric conditions comply with the limits set forth in the Open Burning Permit.

307.4.1 Amend this section in its entirety **Bonfires**. A *bonfire* shall not be conducted within 100 (30m) of a structure or combustible material unless the fire is contained in a barbecue pit. Conditions that could cause a fire to spread within 100 ft (30m) of a structure shall be eliminated prior to ignition.

307.4.1.1 Amend this section in its entirety **Bonfire Size**. The fuel package pile for a *bonfire* it must be approved prior to ignition and shall not exceed 10 feet in diameter in 8 feet in height and less approved by the *fire code official*. Based on atmospheric conditions, location, adjacent structures, combustible materials or wildland fire danger rating, smaller fuel package piles may be required period fuels for a bonfire shall be clean, dry, untreated wood products only. Fuel shall not be added to the bonfire once it is ignited without prior approval of the *fire code official*. The use of Class I flammable liquids is prohibited. Class II combustible liquids may only be used prior to ignition and only in accordance with an approved ignition plan.

307.4.3 Amend this section in its entirety **Outdoor Fireplaces.** Outdoor fireplaces shall be used in accordance with the manufacturer's instructions. Outdoor fireplaces shall not be placed closer to combustibles than stated in the manufacturer's instructions and if the manufacturer's instructions are not available, or do not establish a distance, they shall not be operated within 15 feet of a structure or combustible material. Outdoor fireplaces shall not be operated underneath the structure of any type.

308.1.7 Amend this section to read **Sky lanterns.** A person shall not release or cause to be released a tethered or an untethered sky lantern.

503.1 Amend this section in its entirety **Where required.** Fire apparatus access roads shall be provided and maintained in accordance with Sections 503.1 through 503.1.3 and Appendix D as amended.

503.2 Amend this section in its entirety **Specifications.** Fire apparatus access roads shall be installed and arranged in accordance with Sections 503.2.1 through 503.2.8 and Appendix D as amended.

503.2.1 Amend this section in its entirety **Dimensions.** Fire apparatus access roads shall have an unobstructed width of not less than 20 feet, exclusive of shoulders, except for proved security gates in accordance with section 503.6, and in unobstructed vertical clearance of not less than 14 feet.

507.5 Amend this section in its entirety **Fire hydrant systems.** Fire hydrant system shall comply with sections 507.5.1 through 507.5.6 and Appendix C as amended.

606.5 Add this section in its entirety. **Solid-Fuel Fired Appliances.** Solid fuel commercial cooking appliances shall comply with applicable provisions of NFPA 96.

701.2.2 Add section to read **Fire-resistance-rated labeling.** The fire resistance rating of the construction identified in Section 701.2 shall be marked in an approved manner on the following fire resistance rated construction.

701.3.1 Add section to read **Smoke barriers labeling.** The fire-resistance rating and smoke-resistant characteristics of smoke barriers shall be marked in an approved manner on the rated construction feature.

903.2 Amend this section to read **Where required.** Approved automatic sprinkler systems in new and existing buildings and structures shall be provided in the locations described in Sections 903.2.1 through 903.2.12. Existing buildings undergoing additions, alterations or remodel work when any resulting aggregate *fire area* of the building exceeds the area thresholds described in Sections 903.2.1 through 903.2.12. (Exception remains)

903.2.1 Amend this section to read **Group A.** An automatic sprinkler system shall be provided throughout buildings as Group A occupancies as provided in this section.

903.2.1.1 Amend this section to read **Group A-1.** An automatic sprinkler system shall be provided throughout buildings containing Group A-1 occupancies where one of the following conditions exists:

1. The *fire area* exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. The *fire area* has an occupant load of 50 or more.

903.2.1.2 Amend this section to read **Group A-2.** An automatic sprinkler system shall be provided throughout buildings containing Group A-2 occupancies

1. The *fire area* exceeds 5,000 ft<sup>2</sup> (464 m<sup>2</sup>).
2. The *fire area* has an occupant load of 50 or more.

903.2.1.3 Amend this section to read **Group A-3.** An automatic sprinkler system shall be provided throughout buildings containing Group A-3 occupancies where one of the following conditions exists:

1. The *fire area* exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. The *fire area* has an occupant load of 50 or more.

903.2.1.4 Amend this section to read **Group A-4.** An automatic sprinkler system shall be provided throughout buildings containing Group A-4 occupancies where one of the following conditions exists:

1. The *fire area* exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. The *fire area* has an occupant load of 50 or more.

903.2.1.6 Amend this section to read **Assembly occupancies on roofs.** Where an occupied roof has an assembly occupancy with an occupant load exceeding 50 for Group A occupancies, an automatic sprinkler system shall be provided throughout buildings in accordance with Section 903.3.1.1 or 903.3.1.2.

903.2.1.7 Amend this section to read **Multiple fire areas.** An automatic sprinkler system shall be provided where multiple *fire areas* of Group A-1, A-2, A-3 or A-4 occupancies share exit or exit access components and the combined occupant load of these *fire areas* is 50 or more.

903.2.2 Amend this section to read **Group B.** An automatic sprinkler system shall be provided for Group B occupancies as follows:

1. Throughout all Group B *fire areas* greater than 6,000 ft<sup>2</sup> (557 m<sup>2</sup>) in area.
2. Where the combined *fire areas* of Group B on all floors, including mezzanines, is greater than 6,000 ft<sup>2</sup> (577 m<sup>2</sup>).

903.2.2.1 Amend this section to read **Ambulatory care facilities.** An automatic sprinkler system shall be installed throughout the entire building containing an ambulatory care facility where either of the following conditions exist at any time:

1. Four or more care recipients are incapable of self-preservation.
2. One or more care recipients that are incapable of self-preservation are located at other than the level of exit discharge serving such a facility.

903.2.3 Amend this section to read **Group E.** An automatic sprinkler system shall be provided for Group E occupancies as follows:

1. Throughout all Group E *fire areas* greater than 6,000 ft<sup>2</sup> (557 m<sup>2</sup>) in area.
2. The Group E *fire area* is located on a floor other than a level of exit discharge serving such occupancies.
3. The Group E *fire area* has an occupant load of 50 or more.

903.2.4 Amend this section to read **All Group F-1.** An automatic sprinkler system shall be provided throughout all buildings containing a Group F—1- occupancy where one of the following conditions exists:

1. The combined area of all Group F-1 *fire areas*, including any mezzanines exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. A Group F-1 *fire area* is located more than two stories above grade plane.
3. A Group F-1 occupancy used for the manufacture of upholstered furniture or mattresses exceeds 2,500 ft<sup>2</sup> (232 m<sup>2</sup>).

903.2.6 Amend this section to read **Group I.** An automatic sprinkler system shall be provided throughout buildings with a Group I *fire area*

**Exceptions:**

1. An automatic sprinkler system installed in accordance with Section 903.3.1.2 shall be permitted in Group I-1, Condition 1 facilities.
2. An automatic sprinkler system is not required where Group I-4 daycare facilities are at the level of exit discharge and where every room where care is provided has not fewer than one exterior exit door.

903.2.7 Amend this section to read **Group M.** An automatic sprinkler system shall be provided throughout buildings containing a Group M occupancy where one of the following conditions exists:

1. The combined area of all Group M *fire areas* on all floors, including any mezzanines, exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. A Group M *fire area* is located more than two stories above grade plane.

903.2.9 Amend this section to read **Group S-1.** An automatic sprinkler system shall be provided throughout all buildings containing a Group S-1 occupancy where one of the following conditions exists:

1. The combined area of all Group S-1 *fire areas* on all floors, including any mezzanines, exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. A Group S-1 *fire area* is located more than two stories above grade plane.
3. A Group S-1 *fire area* used for the storage of commercial motor vehicles where the fire area exceeds 5,000 ft<sup>2</sup> (464 m<sup>2</sup>).
4. A Group S-1 *fire area* used for the storage of lithium-ion or lithium metal powered vehicles where the fire area exceeds 500 ft<sup>2</sup> (46.4 m<sup>2</sup>).

903.2.9.1 Amend this section to read **Repair garages.** An automatic sprinkler system shall be provided throughout all buildings used as repair garages in accordance with Section 406.8 of the International Building Code, as shown.

1. Buildings with a fire area containing a repair garage exceeding 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. Buildings with repair garages servicing vehicles parked in basements.
3. A Group S-1 *fire area* used for the repair of commercial motor vehicles where the fire area exceeds 5,000 ft<sup>2</sup> (464 m<sup>2</sup>).
4. A Group S-1 *fire area* used for the storage of lithium-ion or lithium metal powered vehicles where the fire area exceeds 500 ft<sup>2</sup> (46.4 m<sup>2</sup>).

903.2.9.2 Amend this section to read **Bulk storage of tires.** Buildings and structures where the area for the storage of tires exceeds 10,000 ft<sup>3</sup> (566 283 m<sup>3</sup>) shall be equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1.

903.2.10 Amend this section to read **Group S-2 enclosed parking garages.** An automatic sprinkler system shall be provided throughout buildings classified as enclosed parking garages in accordance with Section 406.6 of the International Building Code where either of the following conditions exists:

1. Where the fire area of the enclosed parking garage exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).
2. Where the enclosed parking garage is located beneath other groups.
3. **Exception:** Enclosed parking garages located beneath Group R 3 occupancies.
3. Where the fire area of the open parking garage exceeds 6,000 ft<sup>2</sup> (557 m<sup>2</sup>).

903.2.13 Add a new section to read **Mixed Occupancies.** An automatic sprinkler system shall be provided throughout all buildings containing mixed occupancies where one of the following conditions exists:

1. The *fire area* exceeds 6,000 ft<sup>2</sup> (577 m<sup>2</sup>).
2. Where the combined *fire areas* of mixed occupancies on all floors including mezzanines and basements is greater than 6,000 ft<sup>2</sup> (577 m<sup>2</sup>).

903.2.14 Add a new section to read **Buildings Constructed under the International Residential Code.** An automatic sprinkler system installed in accordance with Section 903.3.1.3 shall be provided throughout all multiple (three or more) attached single-family dwellings (townhouses), complying with the requirements of the International Residential Code.

**Exception:**

Unless otherwise required by more restrictive local codes, policies, amendments, ordinances, or plat note.

903.3.1.3 Amend this section to read **NFPA 13D sprinkler systems.** Automatic sprinkler systems installed in one- and two-family dwellings; Group R-3; Group R-4, Condition 1; and townhouses shall be permitted to be installed throughout in accordance with NFPA 13D and local codes, ordinances, and policies.

903.3.1.4 Add section to read **Core and shell buildings.** Automatic fire sprinkler systems in buildings constructed to house future tenant spaces that are not assigned an occupancy shall have minimum hazard classification of Ordinary Hazard 2 in accordance with NFPA 13.

903.4 Amend this section to read **Sprinkler system supervision and alarms.** Valves controlling the water supply for automatic sprinkler systems, pumps, tanks, water levels and temperatures, critical air pressures and waterflow switches on all sprinkler systems shall be electrically supervised by a listed fire alarm control unit.

**Exceptions:**

1. Automatic sprinkler systems valves, pumps, and tanks in one- and two family dwellings.
2. Jockey pump control valves that are sealed or locked in the open position.
3. Valves controlling the fuel supply to fire pump engines that are sealed or locked in the open position.
4. Trim valves to pressure switches in dry, preaction and deluge sprinkler systems that are sealed or locked in the open position.

907.8.5 Amend this section to add **Excessive Fire Alarms.** An excessive number of false alarms shall be defined as two (2) alarm activations for a fire alarm system within a 60-day period provided that any such activations are not the result of a cause reasonably beyond the control of the owner, tenant or operator of the building. In the event of an excessive number of false alarms, the fire code official may order the building owner, tenant or operator of the building, or party responsible for the building to take reasonable actions necessary to prevent false alarms. These actions may include repair or replacement of



the faulty alarm components, addition of tamper proof devices, modification of system design, and repair of other building components which affect alarm system performance. The fire code official may also require the building owner, tenant or operator or party responsible for the building to obtain an approved maintenance contract with a qualified fire alarm maintenance technician as required by NFPA 72 to provide continuous maintenance service of the system.

1103.5.3 Amend this section to read. **Group I-2, Condition 2.** In addition to the requirements of Section 1103.5.2, existing buildings of Group I-2, Condition 2 occupancy shall be equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1. The automatic sprinkler system shall be installed as established by the adopting ordinance. System to be installed as directed by the *fire code official*.

5704.2.9.6.1 Amend this section to read. **Locations where above ground tanks are prohibited.** Storage of Class I and II liquids in above ground tanks in said buildings is prohibited in accordance with local land use code.

5704.3.3 Amend this section to read. **Indoor storage.** Storage of flammable and combustible liquid inside buildings in containers or portable tank shall be in accordance with sections 5704.4.4.1 through 5704.3.3.10 unless otherwise required by more restrictive local codes, policies, amendments, ordinances, or plat.

Appendix B is deleted in its entirety and readopted to read as follows

## **APPENDIX B FIRE-FLOW REQUIREMENTS FOR BUILDINGS**

### **SECTION B101 GENERAL**

**B101.1 Scope.** The procedure for determining fire-flow requirements for buildings or portions of buildings hereafter constructed shall be in accordance with this appendix. This appendix does not apply to structures other than buildings.

### **SECTION B102 DEFINITIONS**

**B102.1 Definitions.** For the purpose of this appendix, certain terms are defined as follows.

**FIRE-FLOW.** The flow rate of a water supply, measured at 20 pounds per square inch (psi) (138 kPa) residual pressure, that is available for firefighting.

**FIRE-FLOW CALCULATION AREA** The floor area, in square feet (m<sup>2</sup>), used to determine the required fire flow.

### **SECTION B103 MODIFICATIONS**

**B103.1 Decreases.** The fire chief is authorized to reduce the fire-flow requirements for isolated buildings or a group of buildings in rural areas or small communities where the development of full fire-flow requirements is impractical.

**B103.2 Increases.** The fire chief is authorized to increase the fire-flow requirements where conditions indicate an unusual susceptibility to group fires or conflagrations. An increase shall not be more than twice that required for the building under consideration.

**B103.3 Areas without water supply systems.** For information regarding water supplies for fire-fighting purposes in rural and suburban areas in which adequate and reliable water supply systems do not exist, the fire code official is authorized to utilize NFPA 1142 or the *International Wildland- Urban Interface Code*.

### **SECTION B104 FIRE-FLOW CALCULATION AREA**

**B104.1 General.** The fire-flow calculation area shall be the total floor area of all floor levels within the exterior walls, and under the horizontal projections of the roof of a building, except as modified in Section B104.3.

**B104.2 Area separation.** Portions of buildings which are separated by fire walls without openings,

constructed in accordance with the International Building Code, are allowed to be considered as separate fire-flow calculation areas.

**B104.3 Type 1A and Type 1B construction.** The fire-flow calculation area of buildings constructed of Type 1A and Type 1B construction shall be the area of the three largest successive floors.

**Exception:**

Fire-flow calculation area for open parking garages shall be determined by the area of the largest floor.

**SECTION B105 FIRE-FLOW REQUIREMENTS FOR BUILDINGS**

**B105.1 One- and two-family dwellings.** The minimum fire-flow requirements for one- and two- family dwellings shall be 1,000 gallons per minute in urban areas and 500 gallons per minute in rural areas.

**Exception:**

A reduction in required fire flow of 50 percent, as approved, is allowed when the building is provided with an approved automatic sprinkler system.

**B105.2 Buildings other than one- and two-family dwellings.** The minimum fire-flow and flow duration for buildings other than one- and two-family dwellings shall be as specified in Table B105.

**Table B105**

APPLICATION	FIRE FLOW REQUIREMENTS (gpm)	SPACING BETWEEN HYDRANTS (feet) <sup>a,b,c</sup>	MAXIMUM DISTANCE FROM THE CLOSEST POINT ON A BUILDING TO A HYDRANT (feet) <sup>e</sup>
Commercial/ Multifamily	1,500	600	300 <sup>d</sup>
One- & Two- Family Dwelling - Urban	1,000	800	400
One- & Two- Family Dwelling - Rural	500	800	400

- a) Reduce by 100 feet for dead-end streets or roads.
- b) Where streets are provided with median dividers that cannot be crossed by fire fighters pulling hose lines, or are arterial streets, hydrant spacing shall average 500 feet on each side of the street and be arranged on an alternating basis.
- c) Where new water mains are extended along streets where hydrants are not needed for protection of structures or similar fire problems, fire hydrants shall be provided at spacing not to exceed 1,000 feet to provide for transportation hazards.
- d) For buildings equipped with a standpipe, see Section 507.5.1.1.

**B105. Water supply for buildings equipped with an automatic sprinkler system.** For buildings equipped with an approved automatic sprinkler system, the water supply shall be capable of providing the greater of:

- 1. The automatic sprinkler system demand, including hose stream allowance.
- 2. The required fire-flow.

Appendix C is deleted in its entirety and readopted to read as follows:

## **APPENDIX C FIRE HYDRANT LOCATIONS AND DISTRIBUTION**

### **SECTION C101 GENERAL**

**C101.1 Scope.** Fire hydrants shall be provided in accordance with this appendix for the protection of buildings, or portions of buildings, hereafter constructed or moved into the jurisdiction.

### **SECTION C102 LOCATION**

**C102.1 Fire hydrant locations.** Fire hydrants shall be provided along required fire apparatus access roads and adjacent public streets.

### **SECTION C103 NUMBER OF FIRE HYDRANTS**

**C103.1 Fire hydrants available.** The number of fire hydrants available to a complex or subdivision shall not be less than that determined by spacing requirements listed in Table B105 when applied to fire apparatus access roads and perimeter public streets from which fire operations could be conducted.

### **SECTION C104 CONSIDERATION OF EXISTING FIRE HYDRANTS**

**C104.1 Existing fire hydrants.** Existing fire hydrants on public streets are allowed to be considered as available. Existing fire hydrants on adjacent properties shall not be considered available unless fire apparatus access roads extend between properties and easements are established to prevent obstruction of such roads.

### **SECTION C105 DISTRIBUTION OF FIRE HYDRANTS**

**C105.1 Hydrant spacing.** The average spacing between fire hydrants shall not exceed that listed in Table B105. Regardless of the average spacing, fire hydrants shall be located such that all points on streets and access roads adjacent to a building are within the distances listed in Table B105.

#### **Exception:**

The fire chief is authorized to accept a deficiency of up to 10 percent where existing fire hydrants provide all or a portion of the required fire hydrant service.

Appendix D is deleted in its entirety and readopted to read as follows.

## **APPENDIX D FIRE APPARATUS ACCESS ROADS**

### **SECTION D101 GENERAL**

**D101.1 Scope.** Fire apparatus access roads shall be in accordance with this appendix and all other applicable requirements of the International Fire Code.

### **SECTION D102 REQUIRED ACCESS**

**D102.1 Access and loading.** Facilities, buildings or portions of buildings hereafter constructed shall be accessible to fire department apparatus by way of an approved fire apparatus access road with an asphalt, concrete or other approved driving surface capable of supporting the imposed load of fire apparatus weighing at least 80,000 pounds (36,287 kg).

**D102.2 Access road construction.** All access roadways must be all weather driving surfaces capable of supporting fire apparatus. Surface shall be asphalt, concrete, or compacted road base and engineered for the imposed loads.

**D102.2.1 Temporary emergency access.** Compacted road base or chip shall only be used for a temporary emergency access. Temporary access shall be available as long as the site is under construction. Thereafter permanent fire lanes shall be accessible and unobstructed at all times.

**D102.2.2 Permanent emergency access.** All permanent points of access shall be hard decks consisting of asphalt or concrete designed to HS 20 or support 40 tons (36,287 kg). Compacted road base or other surfaces engineered and capable of supporting the imposed loads may be approved for ground mounted solar installations, cell towers and similar isolated facilities and structures when approved by the fire code official.

**D102.2.2 Installation timing.** All required access roads must be installed and serviceable before aboveground construction begins.

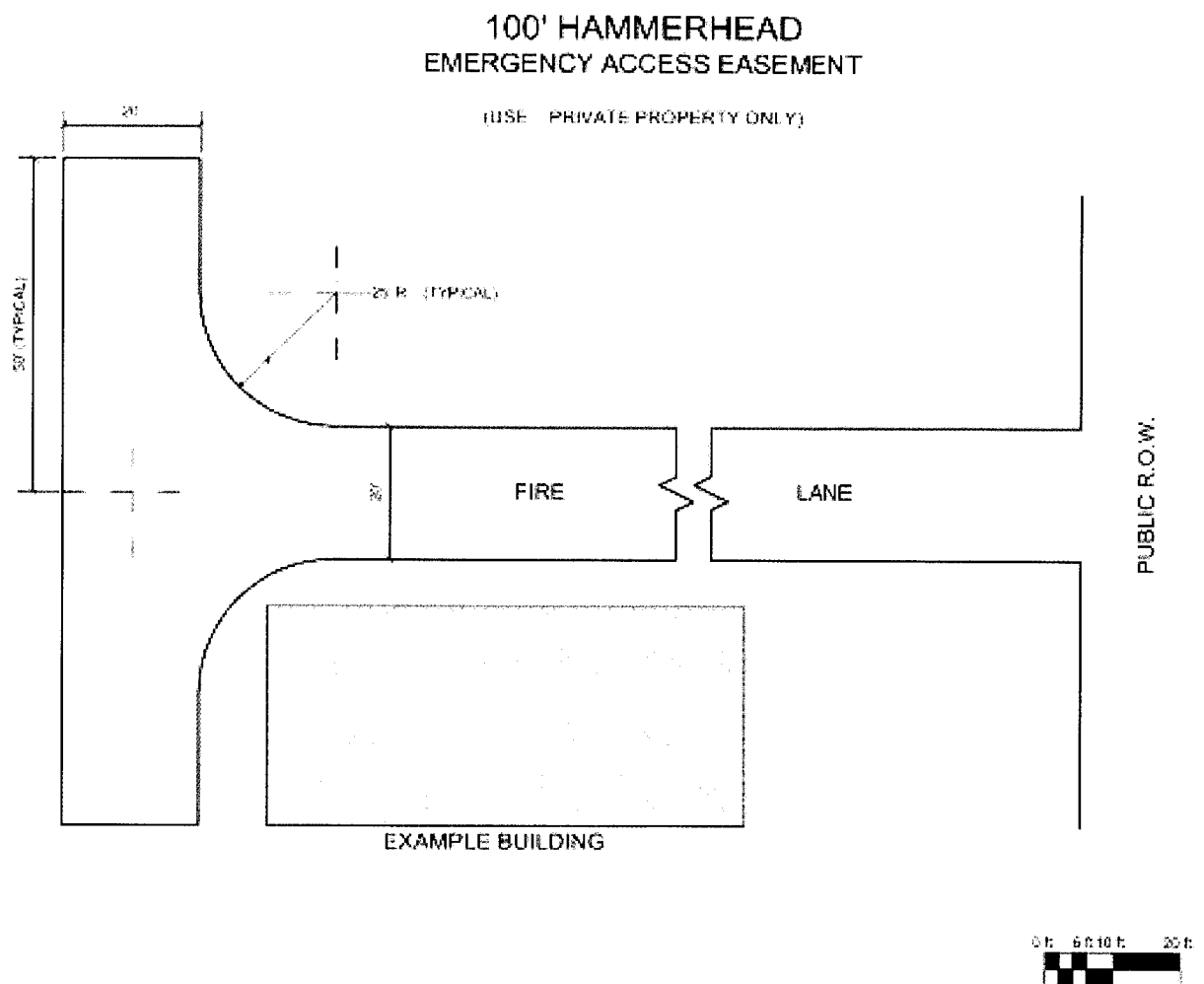
### **SECTION D103 MINIMUM SPECIFICATIONS**

**D103.1 Access road width with a hydrant.** Where a fire hydrant is located on a fire apparatus access road, the minimum road width shall be 26 feet (7,925 mm) exclusive of shoulders.

**D103.2 Grade.** Fire apparatus access roads shall not exceed 10 percent in grade. Exception: Grades steeper than 10 percent as approved by the fire code official. (See section D105.5 for aerial fire apparatus access roads.)

**D103.3 Turning radius.** The minimum turning radius shall be 25 feet inside radius and 50 feet outside radius.

**D103.4 Angle of Approach/Departure.** Grade changes upon a Fire Apparatus Access Road or when entering or exiting from or to a Fire Apparatus Access Road shall not exceed a 10 percent Angle of Approach or Angle of Departure.



**Figure D103.1**



100' DIAMETER  
CUL-DE-SAC  
FOR USE ON PUBLIC OR PRIVATE PROPERTY

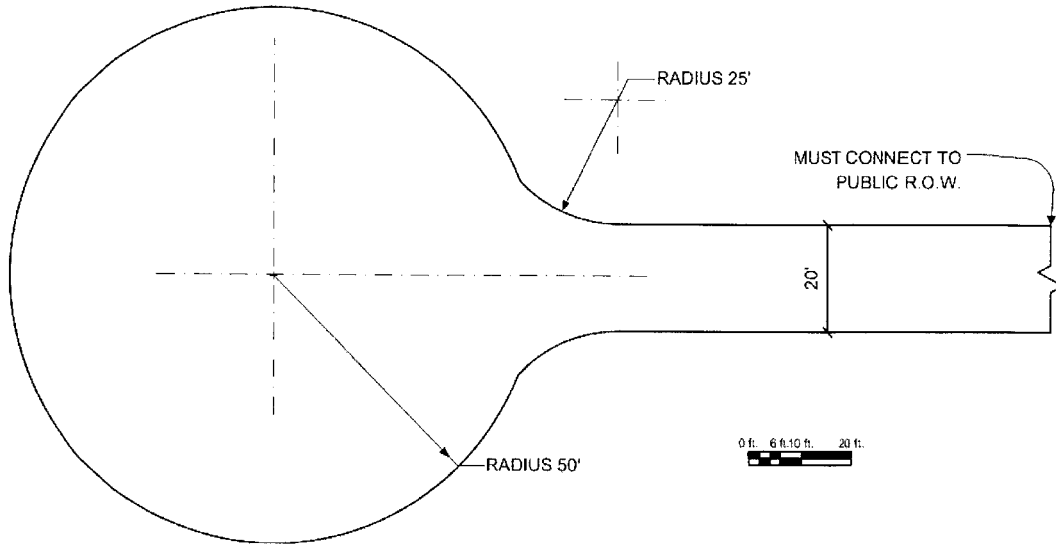


Figure D103.1 (cont.)

ALTERNATIVE HAMMERHEAD  
EMERGENCY ACCESS EASEMENT  
(FIRE LANE)  
USE: PRIVATE PROPERTY ONLY

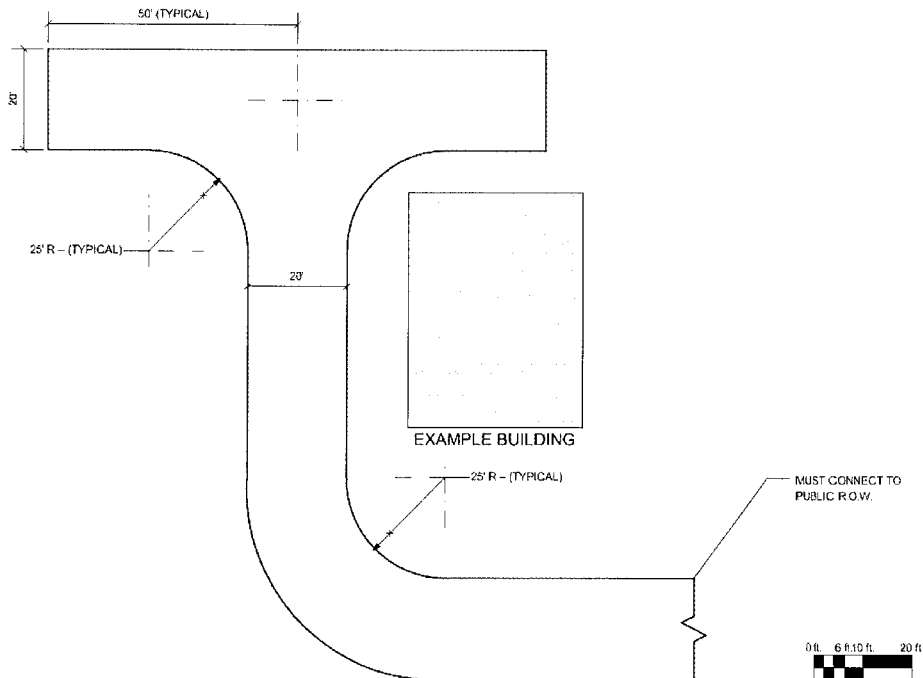


Figure D103.1 (cont.)

**D103.5 Dead ends.** Dead-end fire apparatus access roads in excess of 150 feet (46 m) shall be provided with width and turnaround provisions in accordance with Table D103.4.

**TABLE 103.4**  
**REQUIREMENTS FOR DEAD-END FIRE APPARATUS ACCESS ROADS**

LENGTH (feet)	WIDTH (feet)	TURNAROUNDS REQUIRED
0-150	20	None required
151-660	20	100-foot hammerhead, 100-foot cul-de-sac in accordance with Figure D103.1
Over 660	Special Approval Required	

**D103.5.1 Second Point of Access Required.** A second point of access shall be required when the primary access roadway exceeds 660 feet (201 m) in length.

**Exception:** Where all dwelling units beyond 660 feet (201 m) are equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.3, access from two directions shall not be required.

**D103.5.2 Third Point of Access Required.** A third point of access will be required when any access road exceeds a distance of 1320 feet (1/4 mile) (402 m) in length.

**Exception:**

Where all dwelling units beyond 660 feet (201 m) are equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.3, access from only two directions shall be required.

**D103.5.3 Fourth Point of Access Required.** A fourth point of access will be required when access road exceeds a distance of 2640 feet (1/2 mile) (804 m) in length.

**Exception:**

Where all dwelling units beyond 660 feet (201 m) are equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.3, access from only three directions shall be required.

**D103.5.4 Access location.** Where two or more points of access are required, they shall be placed a distance apart equal to not less than one half of the length of the maximum overall diagonal dimension of the property or area to be served, measured in a straight line.

**D103.6 Fire apparatus access road gates.** Gates securing the fire apparatus access roads shall comply with all of the following criteria:

1. Where a single gate is provided, the gate width shall be not less than 20 feet (6,096 mm). Where a fire apparatus road consists of a divided roadway, the gate shall be not less than 12 feet (3,658 mm).
2. Gates shall be of the swinging or sliding type.
3. Construction of gates shall be of materials that allow manual operation by one person.
4. Gate components shall be maintained in an operative condition at all times and replaced or repaired when defective.
5. Electric gates shall be equipped with a means of opening the gate by fire department personnel for emergency access. Emergency opening devices must be approved by the fire code official.
6. Methods of locking the gate must be approved by the fire code official.
7. Manual opening gates shall not be locked with a padlock or chain and padlock unless the padlock is approved by the fire code official and is compatible with the approved Key Boxes in use by the fire department.
8. Gate design and locking device specifications shall be submitted for approval by the fire code official prior to installation.
9. Electric gate operators, where provided, shall be listed in accordance with UL325.
10. Gates intended for automatic operation shall be designed, constructed, and installed to comply with the requirements of ASTM F 2200.

**D103.7 Signs.** Where required by the fire code official, fire apparatus access roads shall be marked with permanent NO PARKING-FIRE LANE signs complying with Figure D 103.6 or other approved sign. Signs shall have a minimum dimension of 12 inches (305 mm) wide by 18 inches (457 mm) high and have red letters on a white reflective background. Signs shall be posted on one or both sides of the fire apparatus road as required by section D103.6.1 or D103.6.2.



**FIGURE D103.7**  
**FIRE LANE SIGNS**

**D103.7.1 Roads 20 to 26 feet in width.** Fire lane signs as specified in D103.6 shall be posted on both sides of fire apparatus access roads that are 20 to 26 feet wide (6,096 to 7,925 mm).

**D103.7.2 Roads more than 26 feet in width.** Fire lane signs as specified in D103.6 shall be posted on one side of fire apparatus access roads more than 26 feet wide (7,925 mm) and less than 32 feet wide (9,754 mm).

**D103.7.2 Minimum Overhead Clearance.** Fire access roads shall have a minimum overhead clearance for the entire width of the access road of not less than 14 feet (4,267 mm).

## **SECTION D104 COMMERCIAL AND INDUSTRIAL DEVELOPMENTS**

**D104.1 Buildings exceeding three stories or 30 feet in height.** Buildings or facilities exceeding 30 feet (9,144 mm) or three stories in height shall have at least two means of fire apparatus access for each structure.

**Exception:**

Buildings or facilities exceeding 30 feet (9,144 mm) or three stories in height may have a single approved fire apparatus access road when the buildings are equipped with approved automatic sprinkler systems.

**D104.2 Buildings exceeding 62,000 ft<sup>2</sup> in area.** Buildings or facilities having a gross building area of more than 62,000 ft<sup>2</sup> (5,760 m<sup>2</sup>) shall be provided with two separate and approved fire apparatus access roads.

**Exception:**

Projects having a gross building area of up to 124,000 ft<sup>2</sup> (11,520 m<sup>2</sup>) that have a single approved fire apparatus access road when all buildings are equipped throughout with approved automatic sprinkler systems.

**D104.3 Remoteness.** Where two access roads are required, they shall be placed a distance apart equal to not less than one half of the length of the maximum overall diagonal dimension of the lot or area to be served, measured in a straight line between accesses.

## **SECTION D105 AERIAL FIRE APPARATUS ACCESS ROADS**

**D105.1 Where required.** Where the vertical distance between the grade plane and the highest roof surface exceeds 30 feet (9,144 mm), approved aerial fire apparatus access roads shall be provided. For purposes of this section, the highest roof surface shall be determined by measurement to the eave of a pitched roof, the intersection of the roof to the exterior wall, or the top of parapet walls, whichever is greater.

**D105.2 Width.** Fire apparatus access roads shall have a minimum unobstructed width of 26 feet (7,925 mm), exclusive of shoulders, in the immediate vicinity of any building or portion of building more than 30 feet (9,144 mm) in height if the fire access road is not a dead end. Dead end fire apparatus access roads for aerial apparatus access shall be a minimum of 30 feet (9,144 mm) wide.

**D105.3 Proximity to building.** At least one of the required access routes meeting this condition shall be located within a minimum of 15 feet (4,572 mm) and a maximum of 30 feet (9,144 mm) from the building and shall be positioned parallel to one entire side of the building. The side of the building on which the aerial fire apparatus access road is positioned shall be approved by the fire code official.

**D105.4 Obstructions.** Overhead utility and power lines shall not be located over the aerial fire apparatus access road or between the aerial fire apparatus road and the building. Other obstructions shall be permitted to be placed with the approval of the fire code official.

**D105.5 Grade.** Aerial fire apparatus access roads adjacent to the building shall not exceed five percent in grade.

## **SECTION D106 MULTIPLE-FAMILY RESIDENTIAL DEVELOPMENTS**

**D106.1 Projects having more than 100 dwelling units.** Multiple-family residential projects having more than 100 dwelling units shall be equipped throughout with two separate and approved fire apparatus access roads.

### **Exception:**

Projects having up to 200 dwelling units may have a single approved fire apparatus access road when all buildings, including nonresidential occupancies, are equipped throughout with approved automatic sprinkler systems installed in accordance with Section 903.3 1.1.

**D106.2 Projects having more than 200 dwelling units.** Multiple-family residential projects having more than 200 dwelling units shall be provided with two separate and approved fire apparatus access roads regardless of whether they are equipped with an approved automatic sprinkler system.

## **SECTION D107 ONE- OR TWO-FAMILY RESIDENTIAL DEVELOPMENTS**

**D107.1 One- or two-family dwelling residential developments.** Developments of one- or two-family dwellings where the number of dwelling units exceeds 30 shall be provided with two separate and approved fire apparatus access roads and that comply with Section D103.4.4.

### **Exceptions:**

Where there are more than 30 dwelling units on a single public or private fire apparatus access road and all dwelling units are equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.3, access from two directions shall not be required.

**D107.2 Future Connections.** The number of dwelling units on a single fire apparatus access road shall not exceed 30 dwelling units unless fire apparatus access roads will connect with future development, as determined by the fire code official.



# Wellington Fire Protection District

PO Box 10 / 8130 3<sup>rd</sup> St. Wellington CO 80549

## IFC FIRE CODE RESOLUTION FOR 2025 REGULAR DISTRICT BOARD MEETING

### WELLINGTON FIRE PROTECTION DISTRICT RESOLUTION NO. 2025-009

#### **A RESOLUTION ADOPTING THE 2024 EDITION OF THE INTERNATIONAL FIRE CODE, REGULATING AND GOVERNING CONDITIONS HAZARDOUS TO LIFE AND PROPERTY FROM FIRE OR EXPLOSION, AND PROVIDING FOR THE ISSUANCE OF PERMITS FOR HAZARDOUS USES OR OPERATIONS**

WHEREAS, the Board of Directors of the Wellington Fire Protection District (WFPD) have previously adopted the 2018 International Fire Code.

WHEREAS, the Board of Directors deems it necessary to adopt the following code for the purpose of establishing rules of conduct and standards for the protection of life, health, property, security and welfare of the inhabitants of the District; and

WHEREAS, the Board of Directors has considered the effect of fire code enforcement within the boundaries of the District and has determined that enforcement of the proposal codes would not cause undue hardship or suppression of economic growth within the district; and

WHEREAS, the Board of Directors has studied the necessity for realistic and reasonable level of fire protection to be provided by a fire protection district

NOW, THEREFORE, be it resolved by the Board of Directors of the Wellington Fire Protection District in the County of Larimer, State of Colorado that:

1. The WFPD Board of Directors adopts the 2024 International Fire Code

ADOPTED AND APPROVED this 19th day of November, 2025

WELLINGTON FIRE PROTECTION DISTRICT

By \_\_\_\_\_  
Board President

ATTEST:

By \_\_\_\_\_  
Board Secretary