

**GLACIER VIEW MEADOWS ROAD AND RECREATION ASSOCIATION
FIRE PIT SPECIFICATIONS POLICY AND OPEN FIRES BAN**

January 20, 2021

1. SCOPE

This policy applies to all properties, members and their guests, of the Glacier View Meadows Road and Recreation Association (GVMRRA). As of January 20, 2021, all fires and fire pits in Glacier View Meadows shall meet the Fire Pit Specifications (see Fire Pit Specifications below) as approved by the GVMRRA Board of Directors, including size, shape, materials, and lid.

2. PURPOSE

Many Glacier View Meadows property owners and their guests use open fires (campfires). Following the Cameron Peak Wildfire, the GVMRRA Board of Directors has developed requirements for the construction of safer and enjoyable fire pits. The goal is to create specifications that are accomplishable by any property owner at minimal cost and effort and enhance safety.

3. BURNING RESTRICTIONS

3.1 Gas grills, gas firepits, or pellet grills with on/off switches are not considered by the Glacier View Fire Protection District (GVFPD) as open fires or campfires. Charcoal grills are required to be on a stable and secure location and are not likely to be accidently over-turned and are subject to fire bans.

3.2. All fires and all burning materials shall be contained in an approved fire pit. Traditional open campfires and/or bonfires are prohibited. Burning of slash is prohibited. GVM provides community slash piles for GVM residents and property owners. Information on locations and hours of operations can be obtained from the GVM office.

3.3. Flame height shall not exceed twenty (20) inches above the top of the fire pit (approximately knee height or 36" max).

3.4. A minimum of five (5) gallons of water (or charged hose) and a shovel shall be located at fire pit when there is a fire present. A responsible adult shall always be present and the fire shall be completely extinguished as soon as use is completed. Any fire left unattended may result in a fine.

3.5 Only burning of dry material for cooking or recreational purposes in an approved fire pit is permitted. Yard and garden waste, construction materials, household garbage, materials that produce excessive smoke, business and commercial waste and stumps are not permitted to be burned.

4. FIRE PIT SPECIFICATIONS

The size, shape, materials, and lid are the most important aspects of a safe fire pit. All fire pits in Glacier View Meadows shall meet the following requirements:

4.1. A fire pit shall be a permanent Structure including base and sides constructed of rock, metal, masonry, or other non-flammable materials. Sides shall be solid, with no air gaps.

Examples include:

- Rock: mortared natural or man-made rock;
- Metal (non-galvanized): pipe section, sheet metal box or circle, commercially-made fire pit. Because galvanized metals when heated can produce toxic materials and gases such as cyanide, fire pits with galvanized materials will not be approved;
- Masonry: mortared brick, concrete block, patio edging brick; or
- Any combination of the above.

4.2. The fire pit length/ width/diameter shall be no more than thirty-six (36) inches, inside dimensions. Fire pit height/depth shall be no less than sixteen (16) inches.

4.3. Fire pit shall have a solid cover of non-flammable material that fits well enough to prevent embers from escaping and is either heavy enough not to blow away, or is securable with non-flammable straps.

4.4. Fire pit shall be in a well-controlled area without overhanging branches and a safe distance (a minimum of 15 feet) from flammable materials (trees, shrubs, buildings, propane tanks, etc.).

4.5. An area at least five (5) feet around the pit shall be cleaned down to mineral soil (cleared of pine needles, leaves, etc.).

5. FIRE PIT APPROVAL

5.1. A fire pit shall meet all requirements in paragraph 4. A failure to meet anyone of the specifications of paragraph 4 will cause an inspection failure.

5.2. There is no fee for the first inspection. A follow up re-inspection fee may be charged if the fire pit fails again. To avoid the fee, members should do a critical Pre-inspection of their fire pit prior to requesting an approval inspection.

6. RE-INSPECTION OF APPROVED FIRE PITS

6.1. When the property's ownership changes, the fire pit shall be re-inspected by the GVMRRA Manager. It is the member's responsibility to make arrangements to have the fire pit re-inspected and to be considered approved again before any fire is allowed.

6.2. Effective 01/20/2021 an initial fire pit re-inspection process will begin and will continue until all existing Fire Pits have been inspected. All newly approved fire pits after this date will be subject to re-inspection and approval per the conditions outlined in this policy.

7. FIRE PERMITS

7.1. A permit for a fire pit fire is not required. If you have an approved fire pit (see paragraph 3), you may have a fire pit fire providing you follow the burning requirements in paragraph 5 of this policy and do not burn if there is a fire ban in effect.

7.2. Property owners may obtain copies of the Fire Pit Specifications Policy and Open Fires BAN and the Request for Inspection from Glacier View Meadows Office.

7.3. There are conditions when no fires will be permitted. The conditions will be determined by one or all of the following: GVFPD, Larimer County, and/or the State of Colorado. Every effort will be made to post signs, update the Glacier View Meadows website, and notify property owners via email when these conditions exist. It is the member's responsibility to know the fire conditions and when and if a fire ban is in place before igniting a fire and follow all bans and warnings issued.

FIRE SUPPRESSION

8.1. The GVMRRA Board of Directors authorizes GVFPD to extinguish any unauthorized fires and any fires that do not meet the safety requirements in this Policy.

8.2. The GVMRRA Board of Directors further authorizes the GVFPD Fire Chief or Incident Commander to notify the office of a violation that occurred so a violation notice may be issued by the association to the perpetrator and/or owner of the lot where the fire violation has occurred.

8.3. The GVMRRA Board of Directors further authorizes the manager or staff designee to issue a fine to the perpetrator and/or owner of a lot where a fire violation has occurred.

FINES

9.1. Fines have been established for violations of this policy (see the GVMRRA Uniform Schedule of Penalties).

9.2. Violation of a fire ban, CLVFD directives, or any violation of paragraph 3 is considered a violation of this policy (see paragraph 9.4).

9.3. Subsequent offenses may result in severe fines, sanctions against the GVMRRA member. Fines will be doubled during state or local government fire bans. However, burning during a Fire Ban is a serious violation and could lead to criminal or other charges being filed against the member by the Larimer County Sheriff's Office.

9.4. GVMRRA fines for violation of this policy does not abrogate GVFPD's enforcement procedures or incident cost recovery in any way.

CONFLICT

10.1 In the event of conflict between the provisions of the Declaration, Articles of Incorporation, the Bylaws and this Policy, they shall prevail in that order.