



CITY OF WEST KELOWNA POLICY

Title: Single Exit Stairwell
Department: Protective Services/Fire Rescue
Policy Number: 0025
File Number: 0340-50-0025

1. Purpose

- 1.1. The intent of this Policy is to clarify the position of the City with respect to developments that propose Single Exit Stairwell (SES) designs and to support staff and the development community in understanding the City's position on Single Exit Stairwells.

2. Scope

- 2.1. This policy applies to development applications that are proposed to contain a single exit stairwell as per subsection 3.2.10 of the BC Building Code.

3. Definitions

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|----------------------------------|---|
| City | means the City of West Kelowna. |
| Council | means the Municipal Council of the City. |
| Fire Chief | means the head of West Kelowna Fire Rescue and/or their designate(s). |
| Community Development Department | means the Community Development Department, including the General Manager of Community Development and/or their designate(s). |
| SES | means a single exit stairwell. |

4. Policy Statement

- 4.1. The City of West Kelowna supports a robust continuum of housing options and encourages projects that add to our community's housing supply. Council's intention is that all developments be designed in a way that aligns with the public safety resources available in our community to increase community livability.



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- 4.2.** SES designs do not align with the City’s firefighting capabilities:
- Prevention Capacity - Our fire prevention resources cannot provide the intensified inspection and follow up program assumed for such buildings.
 - Suppression Capacity - With current response levels, we are not adequately resourced to provide the multi company, rapid rescue and suppression response that single-egress occupancies require.
 - Egress Support - If the single exit is blocked, the level of coordinated rescue the Code presumes is beyond our current staffing and equipment.

For these reasons, they cannot be safely supported in practice. As such, these designs shall not be permitted within the City, until such a time that the West Kelowna Fire Rescue capacity meets the standards outlined in the BC Building Code.

- 4.3.** Council remains committed to working with applicants and partners to find safe, compliant solutions, but residents and responder safety shall not be compromised.
- 4.4.** The Community Development Department will provide information regarding the City’s position on SES design at the early stages of engagement by project proponents to fully inform developers.
- 4.5.** Development applications that include SES design shall be redesigned at the request of the Community Development Department in accordance with this policy.
- 4.6.** This Policy and Procedure shall be reviewed for currency every two (2) years by the Fire Chief and the Community Development Department.

5. Approval

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| Approved by | <input type="checkbox"/> CAO | <input checked="" type="checkbox"/> Mayor and Council |
| Approval date | May 12, 2026 | |
| Council Resolution # | C140/26 | |
| Signature | <u>[Original signed by Mayor]</u> MAYOR | |

6. Additional Information

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|----------------------------|---|---|
| Category | <input checked="" type="checkbox"/> Council | <input type="checkbox"/> Administrative |
| Related procedure | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Procedure number | | |
| Date of last review | 2026 | |