

Application for a Fire Pit
High Vista Homeowners Association
88 Country Club Rd, Mills River, NC 28759

This application addresses both fixed fire pits and moveable (or non-fixed) fire pits.
Recreational fires that are not contained in a fire pit shall not be permitted in High Vista.

HVHOA Policy for Fire Pits:

- 1) Outdoor fire pits shall be used in accordance with the manufacturer's instructions and shall not be operated within 15 feet of a structure, property line, or combustible material in both vertical and horizontal directions. Combustible material includes underbrush, fallen leaves, downed trees or limbs, tree trunks, and overhead limbs, branches or foliage
 - a. Exception: A moveable or non-fixed outdoor fire pit may be located on a deck or patio within 15 feet of a structure if it meets the following conditions: it is authorized to do so by the manufacturer; the combustion area is supported and not in direct contact with the deck or patio; and the deck or patio is protected by fireproof material. Acceptable fireproof materials include a fire blanket or masonry products such as tiles or bricks directly underneath the outdoor fire pit. The 15-foot clearance to combustibles other than the structure still applies.
 - b. Exception: A fixed outdoor fire pit may be located within 15 feet of a structure if it meets the following conditions: it is authorized to do so by the manufacturer and the combustion fuel is either Liquid Petroleum (LP) or natural gas. applies.
- 2) The combustion area of an outdoor fire pit shall be no more than 3 feet in diameter (or no more than 9 square feet for rectangular shapes) and shall be no higher than 2 feet off the ground. Size variances can be granted at the discretion of the Housing Committee.
- 3) Only LP gas, natural gas, charcoal or clean, dry and seasoned firewood shall be used for fuel. If firewood is used as fuel, an outdoor fire pit shall be equipped with a wire meshed spark arrestor screen that completely covers the combustion area thereby ensuring that the fire is completely contained during use and completely extinguished after use. If LP or natural gas is used as fuel, the fire pit shall have a shutoff valve near the source of the gas and away from the combustion area.
- 4) Ashes shall be discarded in a noncombustible container and shall be kept outside and at least 15 feet from of any structure, property line, or combustible material. Ashes should be thoroughly dampened to assure all embers are fully extinguished.
- 5) As directed by the HVHOA Board or local authorities responsible for such restrictions, the use of outdoor fire pits shall be prohibited when atmospheric conditions or local circumstances make such a fire hazardous. If either Buncombe county or Henderson county issues a fire restriction, that restriction shall be effective for all of High Vista.
- 6) Section 307.5 of the NC Fire Prevention Code requires that the ... *use of portable outdoor fireplaces shall be constantly attended until the fire is extinguished. A minimum of one portable fire extinguisher complying with Section 906 with a minimum 4-A rating or other approved on-site fire-extinguishing equipment, such as dirt, sand, water barrel, garden hose or water truck, shall be available for immediate utilization.*

HVHOA Approval for Fire Pits:

- 1) Fixed outdoor fire pits shall require approval of the Housing Committee before construction. The Housing Committee shall verify combustible clearances are in accordance with this policy prior to initial use, and periodically thereafter as necessary.
- 2) Moveable or non-fixed outdoor fire pits shall require approval of the Housing Committee as to meeting the requirements of this policy and as to specific location of use. Fire pits shall be used only at the location agreed to by the Housing Committee, and only after verification by the Housing Committee that combustible clearances are in accordance with this policy. The Housing Committee will retain the right to recertify compliance periodically as it deems necessary

All outdoor fire pits shall comply with all aspects of this policy or be subject to removal or fines or both. Fines will be based on the published fine schedule for "open burning."

Date of Application: _____

Fire Pit Type: moveable or non-fixed fixed pit

Name of Applicant: _____

Applicant Address: _____

City

State

Zip

Home Phone # of Applicant: _____

Email address: _____

Daytime/Cell Phone Number: _____

I certify that I have read, understand, and will fully comply with the safety and risk reduction requirements and conditions stated above. I further hold HVHOA harmless for liability for damage arising from operation of my fire pit through establishment of this policy to control the safe use of fire pits, and accept liability for any damage to property or harm to persons resulting from operation of the fire pit.

_____ Print Name

_____ Signature of Applicant