

ORDINANCE NO. 2280

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ARCADIA, CALIFORNIA, AMENDING ARTICLE III OF THE ARCADIA MUNICIPAL CODE RELATING TO FIRE REGULATIONS AND ADOPTING BY REFERENCE THE 2010 EDITION OF THE CALIFORNIA FIRE CODE IN ITS ENTIRETY, INCLUDING CHAPTER 1 AND APPENDICES CHAPTER 4, B, C, D, E, F, G, I AND J BASED ON THE 2009 EDITION OF THE INTERNATIONAL FIRE CODE PUBLISHED BY THE INTERNATIONAL CODE COUNCIL

THE CITY COUNCIL OF THE CITY OF ARCADIA, CALIFORNIA, DOES ORDAIN AS FOLLOWS:

SECTION 1. The City Council finds that the amendments and additions to the California Fire Code herein are supported by Findings of Fact which are attached as Exhibit "A" and incorporated as part of this Ordinance.

SECTION 2. Section 3121 of Article III, Chapter 1, Part 2, Division 1 of the Arcadia Municipal Code is hereby amended to read as follows:

3121. CALIFORNIA FIRE CODE ADOPTION.

Subject to the exception of the deletions or additions hereinafter set forth, and further subject to the amendments hereinafter specified, there is adopted by reference for the City of Arcadia the 2010 Edition of the California Fire Code, including Chapter 1 and Appendices Chapter 4, B, C, D, E, F, G, I, and J based on the 2009 Edition of the International Fire Code published by the International Code Council, and the foregoing shall constitute the Fire Code of the City of Arcadia.

One (1) copy of said codes are on file in the office of the City Clerk for use and examination by the public.

SECTION 3. Section 3123 of Article III, Chapter 1, Part 2, Division 3 of the Arcadia Municipal Code is hereby amended to read as follows:

3123. VIOLATIONS.

1. Any person who shall violate any of the provisions of Sections 104, or 105 of Chapter 1 of the Fire Code or who shall build in violation of any detailed statement of specifications or plans submitted and approved under the provisions of this Code or Standards adopted, or any certificate or permit issued thereunder, and from which no appeal has been taken, or who shall fail to comply with such an order as affirmed or modified by the City Council or by a court of competent jurisdiction, with the time fixed herein, shall severally for each and every such violation, be guilty of a misdemeanor or an infraction, punishable pursuant to Section 1200 of the Arcadia Municipal Code.

2. Any person who shall violate any other section of the Fire Code shall be guilty of an infraction, punishable by fine as adopted by City Council Resolution.

3. The imposition of one penalty for any violation shall not excuse the violation or permit it to continue; and all such persons shall be required to correct or remedy such violations or defect in a timely manner as specified by the Fire Chief or his authorized representative.

4. The application of the above penalties shall not be held to prevent the enforced removal of prohibited conditions.

SECTION 4. Article III, Chapter 1, Part 2, Division 4 is hereby amended in its entirety to read as follows:

3124. AMENDMENTS AND ADDITIONS.

The California Fire Code is hereby amended to read as follows:

3124.1. AMENDMENT.

Section 510.3 of the California Fire Code is amended to read as follows due to local climatic, geographical, and topographical conditions:

510.3 Emergency responder radio coverage in existing buildings. Existing buildings that do not have approved radio coverage for emergency responders within the building shall be equipped with such coverage according to one of the following:

1. Wherever an existing wired communication system cannot be repaired or is being replaced, or where not approved in accordance with Section 510.1, Exception 1.
2. Whenever total additions result in an increase of more than 5000 square feet in the total floor area, including mezzanines or additional stories, regardless of ownership. Additions shall be cumulative with each application for building permit from January 1, 2011.
3. Whenever the value of alterations requiring permits exceed \$500,000 in valuation. Alteration values shall be cumulative with each application for a building permit from January 1, 2011.

3124.2. AMENDMENT.

Section 903.2 of the California Fire Code is amended to read as follows due to local climatic, geographical, and topographical conditions:

903.2. Where required. Approved automatic extinguishing systems shall be installed:

1. In all new buildings regardless of the type of construction or occupancy.

EXCEPTIONS:

- A) Detached Group U occupancies, providing the floor area does not exceed 1000 square feet.
- B) Pool houses, recreation rooms, and similar accessory R-3 occupancies providing no portion of the exterior wall of the building is more than 150 feet from a public street.

- C) Other minor buildings and/or occupancies as approved by the Fire Chief.
- 2. In existing buildings with new occupancies as required by other sections of the Fire Code.

3124.3. AMENDMENT.

Section 903.3.1.2 of the California Fire Code is amended to read as follows due to local climatic, geographical, and topographical conditions:

903.3.1.2. NFPA 13R SPRINKLER SYSTEMS. Where allowed in buildings of Group R, up to and including buildings four stories in height, automatic sprinkler systems shall be installed throughout in accordance with NFPA 13R with the following additions:

- A) Attics shall be fully sprinklered with quick-response intermediate temperature heads.
- B) Private garages shall be sprinklered and shall have a design density of an Ordinary Hazard Group 1 occupancy with a design area of two (2) heads. Quick-response intermediate temperature commercial type heads shall be used for the garage area.

3124. 4. AMENDMENT.

Section 903.3.1.3 of the California Fire Code is amended to read as follows due to local climatic, geographical, and topographical conditions:

903.3.1.3. NFPA 13D SPRINKLER SYSTEMS. Where allowed, automatic sprinkler systems installed in one-and two-family dwellings shall be installed throughout in accordance with NFPA 13D with the following additions:

- A) Attics containing forced air units shall have one or more quick-response intermediate temperature sprinkler heads adjacent to each unit.
- B) Attached private garages shall be sprinklered and shall have a design density of an Ordinary Hazard Group 1 occupancy with a design area of two (2) heads. Quick-response intermediate temperature commercial type heads shall be used for the garage area.

C) Detached private garages over 1000 square feet in total area shall be sprinklered and shall have a design density of an Ordinary Hazard Group 1 occupancy with a design area of 2 heads. Quick-response intermediate temperature commercial type heads shall be used for the garage area.

D) Residential structures under 5000 square feet in total area shall be designed for two (2) heads flowing in the residential area. Residential structures over 5000 square feet in total area shall be designed for four (4) heads flowing in the residential area.

3124.5. AMENDMENT.

Section 903.6 of the California Fire Code is amended to read as follows due to local climatic, geographical, and topographic conditions:

903.6. EXISTING BUILDINGS. An approved automatic fire sprinkler system shall be installed in existing buildings, including any additions thereto, in the occupancies and buildings as set forth in this section.

1. In all commercial and industrial buildings greater than 5000 square feet in area when enlarged by an addition to the existing structure or as required by the Fire Chief.

2. In all commercial and industrial buildings equal to or less than 5000 square feet in area, when enlarged by an addition to the existing structure, exceeds 5000 square feet or as required by the Fire Chief.

3. In all Group R-1 or R-2 Occupancies when an addition results in additional guestrooms or dwelling units.

4. In all Group R-3 Occupancies greater than 2500 square feet in living area when enlarged by an addition to the living area of the existing structure.

EXCEPTIONS:

A) Additions of areas that would not require sprinklers such as closets or bathrooms.

5. In all Group R-3 Occupancies equal to or less than 2500 square feet in living area, when enlarged by an addition to the living area of the existing structure, exceeds 2500 square feet in residential area.

EXCEPTIONS:

A) Additions of areas that would not require sprinklers such as closets or bathrooms.

6. In existing buildings for new occupancies as required by other sections of the Fire Code.

3124.6. AMENDMENT.

Section 903.4.2 of the California Fire Code is amended to read as follows due to local topographic conditions:

903.4.2. ALARMS. Approved audible devices shall be connected to every automatic sprinkler system. Such sprinkler water-flow alarm devices shall be activated by water flow equivalent to the flow of a single sprinkler of the smallest orifice size installed in the system. Alarm devices shall be provided on the exterior of the building in an approved location. Where a fire alarm system is installed, actuation of the automatic fire sprinkler system shall actuate the building fire alarm system. Approved audible notification appliances shall be provided in the interior of the building at locations required by the Fire Chief.

3124.7. ADDITION.

Sections 504.4, 504.4.1 and 504.4.2 are hereby added to Chapter 5 of the California Fire Code to read as follows due to local climatic conditions:

504.4. Photovoltaic system installation requirements.

504.4.1. Signage. Approved signage shall be provided at the following

locations:

1. Direct Current Conduit, Raceways, Enclosures, Cable Assemblies, and Junction Boxes

a. Marking should be placed on all interior and exterior DC conduit, raceways, enclosures, and cable assemblies, every 10 feet, at turns and above and/or below penetrations and at all DC combiner and junction boxes.

b. Marking should read - "CAUTION: SOLAR CIRCUIT"

DC Disconnect

a. Signage should read – "PV SYSTEM - DC DISCONNECT"

3. INVERTER:

a. Signage should read – "PV SYSTEM – INVERTER – WARNING:

ELECTRICAL SHOCKHAZARD"

4. AC DISCONNECT:

a. Signage should read – "PV SYSTEM – AC DISCONNECT"

5. Permanent directory or plaque providing location of service disconnecting means and photovoltaic system disconnecting means, if not located at the same location.

504.4.2. Emergency access pathways. Emergency access pathways shall be provided for photovoltaic system installations as follows:

1. Residential Systems:

EXCEPTIONS: Photovoltaic systems on detached garages and/or pool houses.

a. Residential Buildings with hip roof layouts: Modules should be located in a manner that provides 3' wide clear access pathway from the eave to the ridge on each roof slope where modules are located. The access pathway should be located at a structurally strong location on the building (such as a bearing wall).

b. Residential Buildings with a single ridge: Modules should be located in a manner that provides 3' wide access pathways from the eave to the ridge on each roof slope where modules are located.

c. Hips and valleys: Modules should be located no closer than 1.5' to a hip or a valley if modules are to be placed on both sides of a hip or valley. If the modules are to be located on only one side of a hip or valley that is of equal length then the modules may be placed directly adjacent to the hip or valley.

d. The modules should be located no higher than 3' below the ridge.

2. Commercial Systems:

a. Should be over structural members.

b. Centerline axis pathways should be provided in both axes of the roof. Centerline axis pathways should run on structural members or over the next closest structural member nearest to the center lines of the roof.

c. Should be straight line not less than 4' clear to skylights and/or ventilation hatches.

d. Should be straight line not less than 3' clear to roof standpipes.

e. Should provide not less than 3' clear around roof access hatch with a single minimum 4' clear pathway to parapet or roof edge.

f. Arrays should be no greater than 150 feet by 150 feet in size measured in either axis.

g. Pathway width options between array sections should be either:

1) 8' or greater in width.

2) 4' or greater in width and bordering on existing roof skylights or ventilation hatches.

3) 4' or greater in width and bordering 4' x 8' "venting cutouts" every 20' on alternating sides of the pathway.

3. Ground Mounted Arrays:

a. A clear brush area of 10' is required for ground mounted photovoltaic arrays.

3124.8. ADDITION.

Section 3308.2 is added to Chapter 33 of the California Fire Code to read as follows due to local climatic conditions:

3308.2. FIREWORKS PROHIBITED. No person shall sell, display for sale, possess, store, or manufacture, use, light, fire, discharge, explode or set off any fire-

works, including "Safe and Sane" fireworks anywhere within the City, except as allowed by the Fire Chief.

3124.9. ADDITION [ADMINISTRATIVE].

Section 105.1.4 is added to the California Fire Code to read as follows:

When the application for a permit under this section is filed, a non-refundable fee as adopted by City Council Resolution shall be paid for the purpose of recovering the cost of services provided.

SECTION 5. The City Clerk shall certify to the adoption of the Ordinance and shall cause a copy of same to be published in the official newspaper of said City within fifteen (15) days after its adoption..

Passed, approved and adopted this _____ day of _____, 2010.

Mayor of the City of Arcadia

ATTEST:

City Clerk

APPROVED AS TO FORM:

Stephen P. Deitsch
City Attorney