

BUILDING STANDARDS COMMISSION

2525 Natomas Park Drive, Suite 130
Sacramento, California 95833-2936
(916) 263-0916 FAX (916) 263-0959



March 21, 2011

Patricia Bravo-Valdez, City Clerk
City of Maywood
4319 East Slauson Avenue
Maywood, CA 90270

Dear Ms. Bravo-Valdez:

This letter is to acknowledge receipt on February 3, 2011 of the City of Maywood submittal pertaining to Ordinance Nos. 11-02 and 11-03 with findings and is acceptable for filing. Your filing attests to your understanding that according to Health and Safety Code Section 17958.7 no modification or change to the California Building Standards Code shall become effective or operative for any purpose until the finding and the modification or change have been filed with the California Building Standards Commission (the Commission).

This letter attests only to the filing of these local modifications with the Commission, which is not authorized by law to determine the merit of the filing.

As a reminder, local modifications are specific to a particular edition of the Code. They must be readopted and filed with the Commission in order to remain in effect when the next triennial edition of the Code is published. In addition, should you receive Fire Protection District ordinances for ratification, it is required to submit the ratified ordinances to the Department of Housing and Community Development [H&SC Section 13869.7(c)], attention State Housing Law Program Manager, rather than the Commission.

If you have any questions or need any further information, you may contact me at (916) 263-0916.

Sincerely,

A handwritten signature in black ink, appearing to read "Enrique M. Rodriguez".

Enrique M. Rodriguez

Associate Construction Analyst

cc: Chron
Local Filings



City of Maywood

4319 East Slauson Avenue • Maywood, California 90270
Tel: (323) 562-5700 • Fax (323) 773-2806

January 17, 2011

Building Standards Commission

2525 Natomas Park Drive, Suite 130

Sacramento, CA 95833

TO WHOM IT MAY CONCERN:

On January 10, 2011 the Maywood City Council adopted Ordinance No. 11-02 and No. 11-03.

Attached please find copies of both ordinances for your files.

Sincerely,

Patricia Bravo-Valdez

City Clerk

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CITY OF MAYWOOD
BUILDING STANDARDS COMMISSION

ORDINANCE NO. 11-03

**AN URGENCY ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF MAYWOOD, CALIFORNIA, MAKING CERTAIN
FINDINGS AND REPEALING THE CURRENT ARTICLE 1 (FIRE
CODE) OF CHAPTER 2 (FIRE PREVENTION) OF TITLE 4
(PUBLIC SAFETY) AND AMENDING THE MAYWOOD
MUNICIPAL CODE TO ADD A NEW ARTICLE 1 (FIRE CODE)
TO CHAPTER 2 (FIRE PREVENTION) OF TITLE 4 (PUBLIC
SAFETY) TO ADOPT BY REFERENCE AND AMEND THE 2011
LOS ANGELES DISTRICT FIRE CODE**

WHEREAS, the 2010 California Fire Code, has been published by the International Code Council (the "2009 International Fire Code"), and the California Building Standards Commission; and

WHEREAS, the City of Maywood lies within the jurisdictional boundaries of the Consolidated Fire Protection District of Los Angeles County (District); and.

WHEREAS, the District has responsibility for fire protection within said jurisdictional boundaries; and

WHEREAS, the County Board of Supervisors, acting as the Governing Body of the District, did on November 30, 2010 adopt amendments to the District Fire Code by adopting by reference, with certain changes and amendments, the 2010 Edition of the California Fire Code and the 2009 edition of the International Fire Code; and

WHEREAS, as allowed by State law, the District Fire Code contains local amendments that constitute more restrictive building standards relating to fire and panic safety than those adopted by the State Fire Marshall and contained in the California Building Standards Code; and

WHEREAS, The City of Maywood is located in the County of Los Angeles, and is subject to long periods of dry, hot and windy climates, which increase the chance of a fire occurring and predispose the City to large destructive fires. These dry climatic conditions and winds contribute to the rapid spread of even small fires originating in moderate density housing or vegetation. These fires spread very quickly and create a need for increased levels for fire prevention and protection.

WHEREAS, Due to the City's close proximity to major fault lines, there is a significant possibility for multiple fires spreading out of control due to ruptured gas lines and multiple structural collapses. Because of the major earthquake hazard, and due to some older nonconforming buildings, it is necessary during the new construction or building renovation to use the City ordinance to control and minimize conditions

hazardous to life and property, which may result from fire, hazardous materials or an explosion.

WHEREAS, the County of Los Angeles has adopted by reference and amended by Ordinance Number 20100-0060, the 2010 Edition of the 2010 California Fire Code, portions of the 2007 Edition of the California Fire Code, the 2009 Edition of the International Fire Code with certain changes and amendments and which has been incorporated into the 2010 Edition of the California Fire Code; and

WHEREAS, the City of Maywood finds that the amendments to the California Fire Code, adopted by reference by the County of Los Angeles as the 2011 Fire Code (“Los Angeles County Fire Code”) are necessary and appropriate for the City of Maywood because of local climatic, geologic and/or topographic conditions; and

WHEREAS, the City of Maywood finds that further amendments to the Los Angeles County Fire Code, are necessary to establish a penalty provision; and

WHEREAS, the City of Maywood believes that the findings made by the Los Angeles County Board of Supervisors are applicable to and consistent with the desire of the City of Maywood- to protect the health, safety and welfare of the Maywood Community; and

WHEREAS, the Los Angeles County Fire Code is used throughout the County of Los Angeles and a large portion of the incorporated cities within the County of Los Angeles; and

WHEREAS, the Los Angeles County Fire Code is common, well known to contractors, engineers, and architects; and is readily available for purchase.

WHEREAS, Unless the City Council adopts an urgency ordinance to become effective immediately, the 2010 California Fire Code without amendments necessary to preserve the public peace, health, safety and welfare of the City of Maywood will go into effect until such time as the amendment to the code can become legally effective through the standard process of Code adoption. This will result in a gap in the implementation of the more stringent Code regulations necessary for the City of Maywood due to its unique climatic, geological and topographical characteristics. The City Council hereby finds that such a gap in the implementation of said more stringent Code regulations will result in an immediate threat to the public health, safety and welfare of the City of Maywood.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MAYWOOD, CALIFORNIA, DOES RESOLVE, DECLARE, DETERMINE AND ORDER AS FOLLOWS:

SECTION 1. The City Council hereby finds that the foregoing recitations herein and the findings supporting the amendments in the Los Angeles County Fire Code describe climatic, geological and topographical characteristics within Maywood which result in the need to modify the California Fire Code, and adopt by reference the Los Angeles Fire Code herein to protect the public health, safety and welfare of the Maywood community.

SECTION 2. The City Council hereby finds that the herein adoption of the Los Angeles County Fire Code, with amendments, is exempt from further environmental review under the provisions of the California Environmental Quality Act (“CEQA”) pursuant to State Guideline Section 15061(b)(3), which provides that CEQA applies only to projects which have the potential for causing a significant effect on the environment. The City Council finds from the evidence presented that it can be seen with certainty that there is no possibility that the activity in question will have a significant effect on the environment.

SECTION 3. The City Council hereby finds, determines and declares that the immediate preservation of the public peace, health, safety and welfare necessitates the enactment of this ordinance as an urgency ordinance. Unless the City Council adopts an urgency ordinance effective immediately, the 2010 California Fire Code without amendments necessary to preserve the public peace, health, safety and welfare of the City of Maywood will go into effect until such time as the amendment to the code can become legally effective through the standard process of Code adoption. This will result in a gap in the implementation of the more stringent Code regulations necessary for the City of Maywood due to its unique climatic, geological and topographical characteristics. The City Council hereby finds that such a gap in the implementation of said more stringent Code regulations will result in an immediate threat to the public health, safety and welfare of the City of Maywood.

SECTION 4. The City Council hereby repeals Article 1 (Fire Code) of Chapter 2 (Fire Prevention) of Title 4 (Public Safety) of the Code of Maywood, California in its entirety and hereby amends the Code of Maywood, California with the addition of the following Article 1 (Fire Code):

Article 1 – Fire Code

4-2.101 - Adoption of the Fire Prevention Code.

4-2.102 - City deemed included in unincorporated area of County.

4-2.103 - Violations: Penalties.

4-2.101 - Adoption of the Fire Prevention Code.

There is hereby adopted, by reference, as the Fire Code of the City, except as specified in this chapter, Ordinance No. 20100-0060 of the County of Los

Angeles, which amends the County Code, Title 32—Fire Code, to adopt by reference the 2010 Edition of the California Fire Code, a portion of the 2009 California Fire Code and 2009 Edition of the International Fire Code and make technical and editorial changes. Said Ordinance No. 20100-0060, was adopted November 30, 2010 by the County Board of Supervisors, and shall be known as the Uniform Fire Code of the City and may be cited as such.

One copy of Title 32 (Fire Code) of the Los Angeles County Code has been filed in the office of the City Clerk and at all times shall be maintained in said office for the use and examination of the public.

4-2.102 - City deemed included in unincorporated area of County.

Whenever in the Uniform Fire Code, reference is made to the unincorporated area of the County of Los Angeles, such area shall be deemed to include in its true geographical location the area of the City.

4-2.103 - Violations: Penalties.

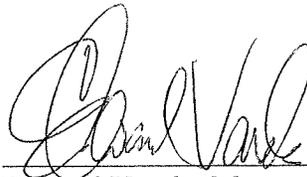
Any person violating any provision of this chapter or of said Fire Code shall be guilty of a misdemeanor. The conviction of any such offense shall be cause for the immediate suspension or revocation of any permit, license, or certificate of qualification or registration issued to the person so convicted.

SECTION 5. That if any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional; such decision shall not affect the validity of the remaining portions of this ordinance. The City of Maywood hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrase be declared unconstitutional.

SECTION 6. That nothing in this ordinance or in the Fire Code hereby adopted shall be constructed to affect any suit or proceeding impending in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited in Section 4 of this ordinance; nor shall any just or legal right remedy of any character be lost, impaired or affected by this ordinance.

SECTION 7. Declaring the urgency thereof this ordinance shall take effect January 1, 2011 and within (5) days after its passage, the City Clerk of the City of Maywood shall certify to the passage and adoption of this ordinance and to its approval by the Mayor and City Council and shall cause the same to be filed with the California Building Standards Commission. Within (15) days after its passage, the City Clerk of the City of Maywood shall certify to the passage and adoption of this ordinance and to its approval by the Mayor and City Council and shall cause the same to be published in a newspaper in the manner required by law

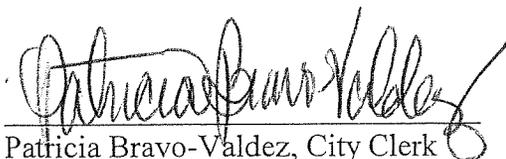
PASSED, APPROVED AND ADOPTED ON this 11th day of Jan 2011.



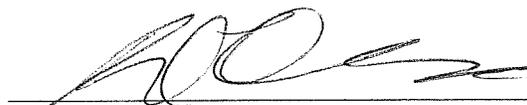
Edward Varela, Mayor

ATTEST:

APPROVED AS TO FORM:



Patricia Bravo-Valdez, City Clerk



Richard L. Adams II, Interim City Attorney

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES)
CITY OF MAYWOOD)

I, Patricia Bravo, Secretary of the City Council of the City of Maywood, do hereby certify the foregoing Ordinance, being Ordinance No. 11-02 as passed by the City Council of the City of Maywood, signed by the Mayor of said Council, and attested by the City Clerk, at a regular meeting of the City Council held on the 10th of January 2011,

And that the same was passed by the following vote, to wit:

AYES: Councilmember Rizo, Aguirre, Mayor Pro Tem Guardado and Mayor Varela.

NAYS: None

ABSENT: Councilmember Martin

ABSTAINED: None

ORDINANCE NO. 11-02

AN URGENCY ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAYWOOD, CALIFORNIA, MAKING CERTAIN FINDINGS AND REPEALING THE CURRENT SECTIONS 8-1.01 (BUILDING CODE), 8-3.01, 8-3.27 (ELECTRICAL CODE), 8-6.01, 8-6.04 (PLUMBING CODE), AND 8-12.01, 8-12.02 (MECHANICAL CODE) OF TITLE 8 (BUILDING REGULATIONS) AND AMENDING THE MAYWOOD MUNICIPAL CODE TO ADD NEW ARTICLES 8-1.01, 8-1.0.08, 8-1.09 (BUILDING CODE), 8-3.01, 8-3.27, 8-3.28 (ELECTRICAL CODE), 8-6.01, 8-6.04, 8-6.05 (PLUMBING CODE), 8-12.01, 8-12.02, 8-12.04 (MECHANICAL CODE), 8-18.01, 8-18.02, 8-18.03 (RESIDENTIAL CODE), AND 8-19.01, 8-19.02, 8-19.03 (GREEN BUILDING STANDARDS CODE) OF TITLE 8 (BUILDING REGULATIONS), TO ADOPT BY REFERENCE AND AMEND THE 2010 LOS ANGELES COUNTY BUILDING CODE (TITLE 26), ELECTRICAL CODE (TITLE 27) PLUMBING CODE (TITLE 28), MECHANICAL CODE (TITLE 29), RESIDENTIAL CODE (TITLE 30) AND GREEN BUILDING STANDARDS CODE (TITLE 31)

WHEREAS, the 2010 California Building and Residential Codes, have been published by the International Code Council (the “2009 Building Code and 2009 Residential Codes”) and the California Building Standards Commission; and

WHEREAS, the 2010 California Plumbing and Mechanical Codes, have been published by the International Association of Plumbing and Mechanical Officials (the 2009 Uniform Plumbing and Mechanical Codes”) and the California Building Standards Commission; and

WHEREAS, the 2010 California Electrical Code, has been published by the National Fire Protection Association (the “2008 National Electrical Code”) and the California Building Standards Commission; and

WHEREAS, the 2010 California Green Building Standards Code, has been published by the California Building Standards Commission; and

WHEREAS, the County Board of Supervisors did on November 23, 2010 adopt amendments to the California Building, Residential, Plumbing, Mechanical, Electrical and Green Building Standards Codes by adopting by reference, with certain changes and amendments, the 2010 Editions of the California Building Standards Codes; and

WHEREAS, as allowed by State law, the County Building Laws (Titles 26 through 31) contains local amendments that constitute more restrictive building standards relating to geographical, topographic and climatic conditions than those adopted by the Building Standards Commission and contained in the California Building Standards Codes; and

WHEREAS, The City of Maywood is located in the County of Los Angeles, and is subject to long periods of dry, hot and windy climates, which increase the chance of a fire occurring and predispose the City to large destructive fires. These dry climatic conditions and winds contribute to the rapid spread of even small fires originating in moderate density housing or vegetation. These fires spread very quickly and create a need for increased levels for fire prevention and protection.

WHEREAS, Due to the City's close proximity to major fault lines, there is a significant possibility for multiple fires spreading out of control due to ruptured gas lines and multiple structural collapses. Because of the major earthquake hazard, and due to some older nonconforming buildings, it is necessary during the new construction or building renovation to use the City ordinance to control and minimize conditions hazardous to life and property, which may result from fire, hazardous materials or an explosion.

WHEREAS, the County of Los Angeles has adopted by reference and amended by Ordinance Number 20100-0053, the 2010 Edition of the California Building Code, the 2009 Edition of the International Building Code with certain changes and amendments and which has been incorporated into the 2010 Edition of the California Building Code; and

WHEREAS, the County of Los Angeles has adopted by reference and amended by Ordinance Number 20100-0054, the 2010 Edition of the California Electrical Code, the 2008 Edition of the National Electrical Code with certain changes and amendments and which has been incorporated into the 2010 Edition of the California Electrical Code; and

WHEREAS, the County of Los Angeles has adopted by reference and amended by Ordinance Number 20100-0055, the 2010 Edition of the California Plumbing Code, the 2009 Edition of the Uniform Plumbing Code with certain changes and amendments and which has been incorporated into the 2010 Edition of the California Plumbing Code; and

WHEREAS, the County of Los Angeles has adopted by reference and amended by Ordinance Number 20100-0056, the 2010 Edition of the California Mechanical Code, the 2009 Edition of the Uniform Mechanical Code with certain changes and amendments and which has been incorporated into the 2010 Edition of the California Mechanical Code; and

WHEREAS, the County of Los Angeles has adopted by reference and amended by Ordinance Number 20100-0057, the 2010 Edition of the California Residential Code, the 2009 Edition of the International Residential Code with certain changes and amendments and which has been incorporated into the 2010 Edition of the California Residential Code; and

WHEREAS, the County of Los Angeles has adopted by reference and amended by Ordinance Number 20100-0058, the 2010 Edition of the California Green Building Standards Code, with certain changes and amendments and which has been incorporated into the 2010 Edition of the California Green Building Standards Code; and

WHEREAS, the City of Maywood finds that the amendments to the California Building Standards Commission Codes, adopted by reference by the County of Los Angeles as the 2010 California Building, Electrical, Plumbing, Mechanical, Residential and Green Buildings Standards Codes are necessary and appropriate for the City of Maywood because of local climatic, geologic and/or topographic conditions; and

WHEREAS, the City of Maywood finds that further amendments to the Los Angeles County Building Laws, are necessary to establish a penalty provision; and

WHEREAS, the City of Maywood believes that the findings made by the Los Angeles County Board of Supervisors are applicable to and consistent with the desire of the City of Maywood to protect the health, safety and welfare of the Maywood Community; and

WHEREAS, the Los Angeles County Building Laws used throughout the County of Los Angeles and a large portion of the incorporated cities within the County of Los Angeles; and

WHEREAS, the Los Angeles County Building Laws are common, well known to contractors, engineers, and architects; and is readily available for purchase.

WHEREAS, Unless the City Council adopts an urgency ordinance to become effective January 1, 2011, the 2010 California Building Laws without amendments necessary to preserve the public peace, health, safety and welfare of the City of Maywood will go into effect until such time as the amendment to the code can become legally effective through the standard process of Code adoption. This will result in a gap in the implementation of the more stringent Code regulations necessary for the City of Maywood due to its unique climatic, geological and topographical characteristics. The City Council hereby finds that such a gap in the implementation of said more stringent Code regulations will result in an immediate threat to the public health, safety and welfare of the City of Maywood.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MAYWOOD, CALIFORNIA, DOES RESOLVE, DECLARE, DETERMINE AND ORDER AS FOLLOWS:

SECTION 1. The City Council hereby finds that the foregoing recitations herein and the findings supporting the amendments in the Los Angeles County Building Laws describe climatic, geological and topographical characteristics within Maywood which result in the need to modify the California Building Standards Commissions Codes, and adopt by reference the Los Angeles County Building Laws herein to protect the public health, safety and welfare of the Maywood community.

SECTION 2. The City Council hereby finds that the herein adoption of the Los Angeles County Building Laws, with amendments, is exempt from further environmental review under the provisions of the California Environmental Quality Act ("CEQA") pursuant to State Guideline Section 15061(b)(3), which provides that CEQA applies only to projects which have the potential for causing a significant effect on the environment. The City Council finds from the evidence presented that it can be seen with certainty that there is no possibility that the activity in question will have a significant effect on the environment.

SECTION 3. The City Council hereby finds, determines and declares that the immediate preservation of the public peace, health, safety and welfare necessitates the enactment of this ordinance as an urgency ordinance. Unless the City Council adopts an urgency ordinance effective January 1, 2011, the 2010 California Building Laws without amendments necessary to preserve the public peace, health, safety and welfare of the City of Maywood will go into effect until such time as the amendment to the code can become legally effective through the standard process of Code adoption. This will result in a gap in the implementation of the more stringent Code regulations necessary for the City of Maywood due to its unique climatic, geological and topographical characteristics. The City Council hereby finds that such a gap in the implementation of said more stringent Code regulations will result in an immediate threat to the public health, safety and welfare of the City of Maywood.

SECTION 4. The City Council hereby repeals Sections 8-1.01 of Title 8 (Building Regulations) of the Code of Maywood, California in its entirety and hereby amends the Code of Maywood, California with the addition of the following Sections:

Chapter 1 Building Code

8-1.01 - Adoption of the Building Code

8-1.08 - City deemed included in unincorporated area of County.

8-1.09 - Violations: Penalties.

8-1.01 - Adoption of the Building Code.

There is hereby adopted, by reference, as the Building Code of the City, except as specified in this chapter, Ordinance No. 20100-0053 of the County of Los Angeles, which amends the County Code, Title 26—Building Code, to adopt by reference the 2010 Edition of the California Building Code and 2009 Edition of the International Building Code and make technical and editorial changes. Said Ordinance No. 20100-0053, was adopted November 23, 2010 by the County Board of Supervisors, and shall be known as the Building Code of the City and may be cited as such.

One copy of Title 26 (Building Code) of the Los Angeles County Code has been filed in the office of the City Clerk and at all times shall be maintained in said office for the use and examination of the public.

8-1.08 - City deemed included in unincorporated area of County.

Whenever in the Building Code, reference is made to the unincorporated area of the County of Los Angeles, such area shall be deemed to include in its true geographical location the area of the City.

8-1.09 - Violations: Penalties.

Any person violating any provision of this chapter or of said Building Code shall be guilty of a misdemeanor. The conviction of any such offense shall be the cause for the immediate suspension or revocation of any permit, license, or certificate of qualification or registration issued to the person so convicted.

SECTION 5. The City Council hereby repeals Sections 8-3.01 and 8-3.27 of Title 8 (Building Regulations) of the Code of Maywood, California in its entirety and hereby amends the Code of Maywood, California with the addition of the following Sections:

Chapter 3 Electrical Code

8-3.01 - Adoption of the Building Code

8-1.27 - City deemed included in unincorporated area of County.

8-1.28 - Violations: Penalties.

8-3.01 - Adoption of the Electrical Code.

There is hereby adopted, by reference, as the Electrical Code of the City, except as specified in this chapter, Ordinance No. 20100-0054 of the County of Los Angeles, which amends the County Code, Title 27—Electrical Code, to adopt by reference the 2010 Edition of the California Electrical Code and 2008 Edition of the National Electrical Code and make technical and editorial changes. Said Ordinance No. 20100-0054, was adopted November 23, 2010 by the County Board of Supervisors, and shall be known as the Electrical Code of the City and may be cited as such.

One copy of Title 27 (Electrical Code) of the Los Angeles County Code has been filed in the office of the City Clerk and at all times shall be maintained in said office for the use and examination of the public.

8-3.27 - City deemed included in unincorporated area of County.

Whenever in the Electrical Code, reference is made to the unincorporated area of the County of Los Angeles, such area shall be deemed to include in its true geographical location the area of the City.

8-3.28 - Violations: Penalties.

Any person violating any provision of this chapter or of said Electrical Code shall be guilty of a misdemeanor. The conviction of any such offense shall be the cause for the immediate suspension or revocation of any permit, license, or certificate of qualification or registration issued to the person so convicted.

SECTION 6. The City Council hereby repeals Sections 8-6.01 and 8-6.04 of Title 8 (Building Regulations) of the Code of Maywood, California in its entirety and hereby amends the Code of Maywood, California with the addition of the following Sections:

Chapter 6 Plumbing Code

8-6.01 - Adoption of the Plumbing Code

8-1.04 - City deemed included in unincorporated area of County.

8-1.05 - Violations: Penalties.

8-6.01 - Adoption of the Plumbing Code.

There is hereby adopted, by reference, as the Plumbing Code of the City, except as specified in this chapter, Ordinance No. 20100-0055 of the County of Los Angeles, which amends the County Code, Title 28—Plumbing Code, to adopt by reference the 2010 Edition of the California Electrical Code and 2009 Edition of the Uniform Plumbing Code and make technical and editorial changes. Said

Ordinance No. 20100-0055, was adopted November 23, 2010 by the County Board of Supervisors, and shall be known as the Plumbing Code of the City and may be cited as such.

One copy of Title 28 (Plumbing Code) of the Los Angeles County Code has been filed in the office of the City Clerk and at all times shall be maintained in said office for the use and examination of the public.

8-6.04 - City deemed included in unincorporated area of County.

Whenever in the Plumbing Code, reference is made to the unincorporated area of the County of Los Angeles, such area shall be deemed to include in its true geographical location the area of the City.

8-6.05 - Violations: Penalties.

Any person violating any provision of this chapter or of said Plumbing Code shall be guilty of a misdemeanor. The conviction of any such offense shall be the cause for the immediate suspension or revocation of any permit, license, or certificate of qualification or registration issued to the person so convicted.

SECTION 7. The City Council hereby repeals Sections 8-12.01 and 8-12.02 of Title 8 (Building Regulations) of the Code of Maywood, California in its entirety and hereby amends the Code of Maywood, California with the addition of the following Sections:

Chapter 12 Mechanical Code

8-12.01 - Adoption of the Mechanical Code

8-12.02 - City deemed included in unincorporated area of County.

8-12.04 - Violations: Penalties.

8-12.01 - Adoption of the Mechanical Code.

There is hereby adopted, by reference, as the Mechanical Code of the City, except as specified in this chapter, Ordinance No. 20100-0056 of the County of Los Angeles, which amends the County Code, Title 29—Mechanical Code, to adopt by reference the 2010 Edition of the California Mechanical Code and 2009 Edition of the Uniform Mechanical Code and make technical and editorial changes. Said Ordinance No. 20100-0056, was adopted November 23, 2010 by the County Board of Supervisors, and shall be known as the Mechanical Code of the City and may be cited as such.

One copy of Title 29 (Mechanical Code) of the Los Angeles County Code has been filed in the office of the City Clerk and at all times shall be maintained in said office for the use and examination of the public.

8-12.02 - City deemed included in unincorporated area of County.

Whenever in the Mechanical Code, reference is made to the unincorporated area of the County of Los Angeles, such area shall be deemed to include in its true geographical location the area of the City.

8-12.04 - Violations: Penalties.

Any person violating any provision of this chapter or of said Mechanical Code shall be guilty of a misdemeanor. The conviction of any such offense shall be the cause for the immediate suspension or revocation of any permit, license, or certificate of qualification or registration issued to the person so convicted.

SECTION 8. The City Council hereby amends Title 8 (Building Regulations) the Code of Maywood, California with the addition of the following Chapter 18 and Sections:

Chapter 18 Residential Code

8-18.01 - Adoption of the Residential Code

8-18.02 - City deemed included in unincorporated area of County.

8-18.03 - Violations: Penalties.

8-18.01 - Adoption of the Residential Code.

There is hereby adopted, by reference, as the Residential Code of the City, except as specified in this chapter, Ordinance No. 20100-0057 of the County of Los Angeles, which amends the County Code, Title 30—Residential Code, to adopt by reference the 2010 Edition of the California Residential Code and 2009 Edition of the International Residential Code and make technical and editorial changes. Said Ordinance No. 20100-0057, was adopted November 23, 2010 by the County Board of Supervisors, and shall be known as the Residential Code of the City and may be cited as such.

One copy of Title 30 (Residential Code) of the Los Angeles County Code has been filed in the office of the City Clerk and at all times shall be maintained in said office for the use and examination of the public.

8-18.02 - City deemed included in unincorporated area of County.

Whenever in the Residential Code, reference is made to the unincorporated area of the County of Los Angeles, such area shall be deemed to include in its true geographical location the area of the City.

8-18.03 - Violations: Penalties.

Any person violating any provision of this chapter or of said Residential Code shall be guilty of a misdemeanor. The conviction of any such offense shall be the cause for the immediate suspension or revocation of any permit, license, or certificate of qualification.

SECTION 9. The City Council hereby amends Title 8 (Building Regulations) the Code of Maywood, California with the addition of the following Chapter 19 and Sections:

Chapter 19 Green Building Standards Code

8-19.01 - Adoption of the Green Building Standards Code

8-19.02 - City deemed included in unincorporated area of County.

8-19.03 - Violations: Penalties.

8-19.01 - Adoption of the Green Building Standards Code.

There is hereby adopted, by reference, as the Green Building Standards Code of the City, except as specified in this chapter, Ordinance No. 20100-0058 of the County of Los Angeles, which amends the County Code, Title 31— Green Building Standards Code, to adopt by reference the 2010 Edition of the California Green Building Standards Code and make technical and editorial changes. Said Ordinance No. 20100-0058, was adopted November 23, 2010 by the County Board of Supervisors, and shall be known as the Green Building Standards Code of the City and may be cited as such.

One copy of Title 31 (Green Building Standards Code) of the Los Angeles County Code has been filed in the office of the City Clerk and at all times shall be maintained in said office for the use and examination of the public.

8-19.02 - City deemed included in unincorporated area of County.

Whenever in the Green Building Standards Code, reference is made to the unincorporated area of the County of Los Angeles, such area shall be deemed to include in its true geographical location the area of the City.

8-19.03 - Violations: Penalties.

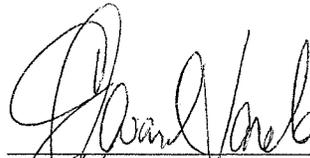
Any person violating any provision of this chapter or of said Green Building Standards Code shall be guilty of a misdemeanor. The conviction of any such offense shall be the cause for the immediate suspension or revocation of any permit, license, or certificate of qualification.

SECTION 10. That if any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional; such decision shall not affect the validity of the remaining portions of this ordinance. The City of Maywood hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrase be declared unconstitutional.

SECTION 11. That nothing in this ordinance or in the Building Laws hereby adopted shall be constructed to affect any suit or proceeding impending in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited in Section 3 of this ordinance; nor shall any just or legal right remedy of any character be lost, impaired or affected by this ordinance.

SECTION 12. Declaring the urgency thereof this ordinance shall take on January 1, 2011 and within (5) days after its passage, the City Clerk of the City of Maywood shall certify to the passage and adoption of this ordinance and to its approval by the Mayor and City Council and shall cause the same to be filed with the California Building Standards Commission. Within (15) days after its passage, the City Clerk of the City of Maywood shall certify to the passage and adoption of this ordinance and to its approval by the Mayor and City Council and shall cause the same to be published in a newspaper in the manner required by law

PASSED, APPROVED AND ADOPTED ON this 11th day of Jan 2011.



Edward Varela, Mayor

