

BUILDING STANDARDS COMMISSION

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



March 11, 2014

Karen J. Massey
Community Development Director
City of Cloverdale
124 N. Cloverdale Blvd.
Cloverdale, CA 95425

RE: Ordinance #690-2013

Dear Ms. Massey:

This letter is to advise you of our determination regarding the referenced ordinance with express findings received from your agency on February 27, 2014.

Our review finds the submittal to contain one ordinance modifying provisions of the 2013 California Building Standards Code in Title 24, California Code of Regulations (code), and express findings complying with Health and Safety Code §§17958.7 and 18941.5. The code modification is accepted for filing and is enforceable. This letter attests only to the satisfaction of the cited law for filing of local code amendment supported by an express finding with the Commission. The Commission is not authorized by law to evaluate the merit of the code modification or the express finding.

Local modifications to the code 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.

On a related matter, should your city receive and ratify Fire Protection District ordinances making modifications to the code, be advised that Health and Safety Code §13869.7(c) requires such ratified ordinances and express findings to be filed with the Department of Housing and Community Development, Division of Codes and Standards, State Housing Law Program, rather than this Commission. Also, ordinances making modifications to the energy efficiency standards of the code may require approval from the California Energy Commission pursuant to Public Resources Code §25402.1(h)(2).

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

Sincerely,

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

Enrique M. Rodriguez
Associate Construction Analyst

cc: Chron
Local Filings

O'Brien, Laurie@DGS

From: Karen Massey <KMassey@ci.cloverdale.ca.us>
Sent: Thursday, February 27, 2014 8:57 AM
To: OrdinanceFilings@DGS; Coy, Melinda@HCD; Huff, Shawn@HCD
Cc: Kris Kuntz; Rob Bartoli; Jason Jenkins; fesc@comcast.net
Subject: City of Cloverdale Local Amendments - 2013 Building Code & 2013 Fire Code
Attachments: Submittal to HCD & Bldg Stds Comm.pdf

To Whom It May Concern:

Attached please find the City of Cloverdale Local Amendments - 2013 Building Code & 2013 Fire Code adopted by Ordinance 690-2013. Should you have any questions or concerns please do not hesitate to contact my office.

Thank you,

Karen

Karen J. Massey
Asst. City Mgr./
Comm. Dev. Dir.
City of Cloverdale
124 N. Cloverdale Blvd.
Cloverdale, CA 95425
(707) 894-1723 Direct
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Planning Counter Hours:

Monday – Thursday 8:00 am – 12:00 pm & 1:00 pm – 5:00 pm



Filed by E-Mail: OrdinanceFilings@dgs.ca.gov

February 25, 2014

Mr. Michael L. Neaman
Deputy Executive Director
Building Standards Commission
2525 Natomas Park Drive, Ste. 130
Sacramento CA 95833

RE: City of Cloverdale Local Amendments - 2013 California Fire Code & 2013 California Building Standards Codes

Dear Mr. Neaman:

Pursuant to H&SC Sections 13869.7(a) and 17958.7(a), enclosed you will find an executed copy of City Ordinance 690, adopting by reference the 2013 California Fire Code and 2013 California Building Standards Codes with certain amendments (including findings) for your records. The amendments are expressly marked and identified as to the applicable findings based on local climatic, geological and topographical conditions.

Please accept this letter and the attached Ordinance as the City of Cloverdale's filing of findings and code amendments, as is required under H&SC 17958.7(a). If you have any questions about this letter or the content of the Ordinance, please do not hesitate to contact me at (707) 894-1701.

Sincerely,

Karen Massey

Asst. City Manager/Comm. Dev. Dir.

Encl:

cc: HCD
Kris Kuntz, Building Inspector
Jason Jenkins, Fire Chief

**City of Cloverdale
Ordinance No. 690-2013**

An Ordinance of the City of Cloverdale Repealing in its Entirety Cloverdale Municipal Code Chapters 15.00 to 15.18 and Chapter 15.35 and Adopting By Reference the 2013 California Building Standards Code, Title 24, as adopted by the California Building Standards Commission, which includes adoption of the 2013 California Building Standards Administrative Code (Part 1 of Title 24) including Tables; the 2013 California Building Code (Part 2 of Title 24) including Tables and Appendices C, I, and J; the 2013 California Residential Building Code (Part 2.5 of Title 24) including Tables and Appendix H; the 2013 California Electrical Code (Part 3 of Title 24) including Tables and Appendices A, B, C, F, and G; the 2013 California Mechanical Code (Part 4 of Title 24) including Tables and Appendix D; the 2013 California Plumbing Code (Part 5 of Title 24) including Tables and Appendices A, B, D, and I; the 2013 California Energy Code (Part 6 of Title 24) including Tables and Appendix 1-A; the 2013 California Historical Building Code (Part 8 of Title 24) including Tables and Appendix A; the 2013 California Fire Code (Part 9 of Title 24) with Appendices, Standards and NFPA Standards for Reference; the 2013 California Existing Building Code (Part 10 of Title 24) including Tables; the 2013 California Green Building Standards Code (Part 11 of Title 24) including Tables and Appendices A4 and A5; the 2013 California Reference Standards Code (Part 12 of Title 24) including Tables; and the 2012 International Code Council Property Maintenance Code

The City Council of the City of Cloverdale does ordain as follows:

Section 1. Old Codes Repealed: Chapters 15.00 to 15.18 and Chapter 15.35 of Title 15, "Buildings and Construction," of the Cloverdale Municipal Code are hereby repealed.

Section 2. Findings: The City Council of the City of Cloverdale finds that, in order to best protect the health, safety and welfare of the citizens of the City of Cloverdale, the building standards within the community must comply with State law, except where local climatic, geological and topographical conditions warrant more restrictive regulations.

Pursuant to Section 17958 of the California Health and Safety Code, the governing body of the City of Cloverdale, in its ordinance adopting the California Building Standards Code and uniform industry codes, may establish amendments which are more restrictive than those adopted by the State of California commonly referred to as Title 24 of the California Code of Regulations, based on local climatic, geological and topographical conditions.

Based on the materials presented by, and the recommendations of the Cloverdale Building Official and the Fire Chief of the Cloverdale Fire Protection District, the City Council makes the factual finding set forth below and finds that the amendments the California Building Standards Code adopted in this Ordinance are reasonably necessary because of the local climatic, geological or topographical conditions set forth below.

The local conditions that mandate amendments to the California Building Standards Code are based on the following local climatic, geological and topographical conditions:

- A. **CLIMATE:** The City, on average, experiences an approximate annual rainfall of 40 inches. This rainfall can normally be expected between October and April. During the winter months, the City may experience periods of heavy rain, which causes local flooding. Winter storms are often accompanied by high winds, which have uprooted trees and damaged power lines. During the dry period, temperatures range from 70 degrees to over 105 degrees. These temperatures are

often accompanied by light to moderate gusty winds, which coupled with highly flammable vegetation and neighborhoods located in wildland-urban interface areas create hazardous fire conditions. With increased development spreading into the brush covered foothill area, wind driven fires could have severe consequences, as has been demonstrated on several occasions throughout the state.

- B. **GEOLOGY:** The City is susceptible to seismic hazards resulting from movement along any one of several known faults in the area. The most serious direct earthquake hazard threat is from the damage or collapse of buildings and other structures due to ground movement. In addition to damage caused by earthquakes, there is the possibility of earthquake-induced fires starting because of damage to gas lines, power lines or heat producing appliances and the unavailability of water for fire control due to broken water mains. In addition, unstable slopes have been identified in the City, which present a significant potential for landslides. In the event of a major earthquake or landslide, many areas of the City may not be accessible to emergency equipment and, if bridges or roads are damaged, the City may be isolated from outside assistance. The City is located at the northern end of Sonoma County at the Mendocino County border, which further reduces the City's ability to receive outside assistance because the communities north of Cloverdale are rural.
- C. **TOPOGRAPHY:** The City borders include hilly terrain on the north, east and west portions of the City. The roadway systems in these hills are designed around the lay of the land with respect to narrow, winding and steep access ways. The grades of these roadways sometimes exceed 25% and road widths of less than 12 feet are not uncommon. The City is also bordered by Highway 101 and the Russian River to the east; there is a railroad right-of-way just east of Highway 101 on the east edge of the City. The railroad, river and freeway all create barriers, which may obstruct traffic patterns and delay response time for fire equipment. The water supply within the City is directly affected by the topographical layout. The water distribution system consists of three pressure zones, which carry water by gravity from various reservoirs. Water flow within the City can vary from less than 1,000 gallons per minute to flows in excess of 4,000 gallons per minute. This wide variation causes major problems to development and fire suppression efforts.
- D. **SUMMARY:** The above local climatic, geologic and topographical conditions increase the magnitude, exposure, accessibility problems and fire hazards presented to the Cloverdale Fire Protection District. Fires in areas determined to be moderate, high or very high fire severity zones, as outlined by the State of California (CalFire) fire severity zone map, place additional fire suppression demands on the responding fire agency. A fire following an earthquake has the potential of causing greater loss of life and property damage than the earthquake itself. The majority of the City's industrial areas are located in seismic risk zones, which also contain the largest concentration of hazardous materials. Hazardous materials, particularly toxic gases, could pose the greatest threat to the largest number of persons should a significant seismic event occur. The City's and Fire District's resources would have to be prioritized to mitigate the greatest threat, and may be unavailable for vegetation or structure fires.

Other variables that may tend to intensify the situation include:

1. The extent of damage to the water system;
2. The extent of isolation due to bridge and/or freeway overpass collapse;
3. The extent of roadway damage and/or amount of debris blocking roadways;

4. Climatic conditions (hot, dry weather with high winds);
 5. The amount of traffic on roadways, which could intensify the risk to life during normal business hours; and
 6. The availability of timely mutual aid or military assistance.
- E. **CONCLUSION:** Local climatic, geologic and topographical conditions impact fire prevention efforts and the frequency, spread, intensity, and size of fire involving buildings in Cloverdale. Further, these conditions increase the potential for significant damage to all structures from earthquake and subsequent fire. Therefore, it is found to be reasonably necessary to amend the California Building Standards Code to mitigate the effects of these conditions.
- F. **ENERGY EFFICIENCY REQUIREMENTS COST EFFECTIVENESS:** Pursuant to California Public Resources Code Section 25402.1 and California Code of Regulations, Title 24, Part 1, Section 10-106 (Locally Adopted Energy Standards), a city may require additional energy conservation measures and set more stringent energy budgets in a local green building ordinance than the standards set forth in the California Energy Code if the city demonstrates the energy cost-effectiveness of the standards and files with the California Energy Commission the basis of the city's determination that the standards are cost effective. This determination that the standards are cost effective must be adopted by the governing body at a public meeting. Based upon the Climate Zone 2 Energy Cost-Effectiveness Study prepared by Gable Associates, LLC, August 11, 2010, for Pacific Gas and Electric Company, which is hereby adopted by the City Council and attached to and made a part of this ordinance, the City Council finds and determines that the Cal Green Tier 1 energy efficiency requirements are cost effective.

Section 3. Adoption of California Building Standards Code: Pursuant to Section 50022.2 of the California Government Code, the following codes are hereby adopted by reference in this chapter as defined herein and as adopted and amended by the California Building Standards Commission under Title 24, including the amendments listed in this ordinance, which are made pursuant to the findings of fact set forth herein: the 2013 California Building Standards Code, Parts 1, 2, 2.5, 3, 4, 5, 6, 8, 9, 10, 11 and 12 with tables and adopted appendices; and the 2012 International Code Council Property Maintenance Code.

Section 4. Modifications: Chapters 15.00 through 15.18 and Chapter 15.35 are hereby added to Cloverdale Municipal Code, Title 15, "BUILDINGS AND CONSTRUCTION" as follows:

Title 15

BUILDINGS AND CONSTRUCTION*

Chapters:

15.00	General Provisions
15.02	Permits and Fees
15.03	California Administrative Code
15.05	California Building Code
15.06	California Residential Building Code

* For statutory provisions authorizing cities to regulate buildings and construction, see Government Code §§38601 and 38660; for provisions on the construction of housing, see Health and Safety Code §17910 et seq.; for provisions authorizing cities to adopt codes by reference, see Gov. Code §50022.1, et seq.

15.07	California Electrical Code
15.08	California Mechanical Code
15.09	California Plumbing Code
15.10	California Energy Code
15.12	California Historical Building Code
15.13	International Code Council Property Maintenance Code
15.14	California Fire Code
15.16	California Existing Building Code
15.17	California Green Building Standards Code
15.18	California Referenced Standards Code
15.35	Violations – Penalty

Chapter 15.00

GENERAL PROVISIONS

Sections:

15.00.010	Purpose
15.00.020	Exemptions from permit requirements
15.00.030	Persons to whom permits may be issued
15.00.040	Building official—Administrative authority
15.00.050	Incomplete applications
15.00.060	Adoption of standard plans and standard construction specifications

15.00.010 – Purpose. This chapter is adopted as the buildings and construction code of the City of Cloverdale, adopting by reference the California Building Standards Code set forth in Chapters 15.00 through 15.18 of this title, with amendments and deletions, based on local climatic, geological and topographic conditions. The regulations set forth in this title are additions and/or amendments to the California Building Standards Code, and where any California Building Standards Code provisions are in conflict therewith, it is the intent of the ordinance codified in Chapters 15.00 through 15.18 to amend or delete such conflicting rules or regulations so that the provisions of Title 15 shall be controlling.

15.00.020 – Exemptions from permit requirements. Permit fees and plan check fees as provided in this chapter shall be collected for all work in the City performed by or for the City, county, state, United States of America, or any agency thereof, except where exempt under law.

15.00.030 – Persons to whom permits may be issued. Permits for building, construction, alteration, repair, electrical work, plumbing work, mechanical work and all other building and/or construction work shall be issued only on the application of the holder of a contractor's license issued by the state, licensing such person to engage in the type of work anticipated by the application for such permit, except that owners' permits may be issued as provided by law.

15.00.040 – Building Official-Administrative authority. The Building Official is appointed and designated administrative authority, as such terms are used and such positions are established in the California Building Standards Code, as set forth in Title 24 of the California Code of Regulations and all codes contained therein. The Building Official is charged with the enforcement of and given the authority to administer all provisions of such codes and City regulations and requirements adopted under the authority provided in Government Code Section 38660.

15.00.050 – Incomplete applications. Where plan review is commenced and it is determined that the application is incomplete, the applicant shall have fifteen working days after receiving notice by

telephone or U.S. mail to submit any required plans and documentation so that plan review may continue. If the required plans or documentation are furnished within the fifteen working day period, no additional plan review fee will be assessed. If the documentation is not furnished within the fifteen working day period but is furnished within thirty calendar days after notice is provided to the applicant, the applicant shall pay a new plan review fee, which shall be fifty percent of the amount fixed by the fee schedule. Where documentation is not received within thirty days of notice to the applicant, the application shall expire, and the applicant shall pay a new plan review fee upon reapplication.

15.00.060 – Adoption of standard plans and standard construction specifications. The City Council may, by resolution, adopt City standard plans and standard specifications.

Chapter 15.02

PERMITS AND FEES

Sections

ARTICLE I. GENERALLY

15.02.010 Applicability

ARTICLE II. DEPARTMENT OF BUILDING
PERMIT FEE TABLE

15.02.020 Single forms

ARTICLE III. PLAN REVIEW FEES

15.02.030 Fees

15.02.040 Additional plan review

15.02.050 Expiration of plan review applications

ARTICLE IV. PERMIT FEES

15.02.060 Fees

ARTICLE V. MISCELLANEOUS FEES

15.02.080 Re-inspection fee

15.02.100 Investigation fees – Work without a permit

15.02.110 Exception for emergency work

ARTICLE I. GENERALLY

15.02.010 – Applicability.

A. Any person desiring to perform work regulated by currently adopted editions of the California Building Standards Code, and/or any amendments, ordinances or other regulations administered by the Building Department, or that may be adopted and administered in the future, shall secure permits and pay fees as set forth in this chapter.

B. The determination of valuation under any of the provisions of this code shall be made by the Building Official. The valuation to be used in computing the permit and plan review fees shall be the total value of all construction work for which the permit is issued as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems, paving, profit and overhead, and any other permanent work or permanent equipment.

ARTICLE II DEPARTMENT OF BUILDING PERMIT FEE TABLE

15.02.020 – Single forms. The Building Department shall issue permits heretofore required, including but not limited to grading permits, building permits, plumbing permits, mechanical permits and electrical permits on a single form, which designates these permits. The permit fee shall be based on the cumulative value of all the work for which a permit is sought.

A. Fees for the issuance of such permits shall be payable in the amounts fixed by resolution of the City Council, based on the valuation listed therein. The fees shall be charged and collected at the time of issuance of the permit.

B. A permit is required for any change in the character or use of any building which would place the building in a different division of the same group of occupancy or in a different group of occupancies. The Building Official shall determine the minimum permit fee for such change, unless otherwise provided by the fee schedule adopted by resolution of the City Council.

ARTICLE III. PLAN REVIEW FEES

15.02.030 – Fees. A plan review fee shall be paid to the Building Department at the time of submitting plans and specifications for review. Such plan review fee shall be payable in the amount fixed by the fee schedule adopted by the City Council by resolution.

15.02.040 – Additional plan review. Where additional plan review is required due to changed plans and/or incomplete plans, an additional plan review fee shall be charged at a rate established by the Building Official.

15.02.050 – Expiration of Plan Review Applications.

A. Plan review applications shall expire if no permit has been issued within 180 days following the date the application is filed with the City. Upon request by the applicant, the Building Official may extend the plan review application one time for a period not to exceed 180 days.

B. Every permit issued by the Building Official shall expire if the work authorized by such permit is not commenced within 180 days from the date of issuance, or if work is suspended or abandoned for a period of 180 days after work is commenced. Upon written request, the Building Official may extend the permit one time for a period not to exceed 180 days.

ARTICLE IV. PERMIT FEES

15.02.060 – Fees. All permit fees shall be fixed by the fee schedule adopted by the City Council by resolution.

ARTICLE V. MISCELLANEOUS FEES

15.02.080 – Re-inspection fee. A re-inspection fee as fixed by the fee schedule adopted by the City Council by resolution shall be charged and collected for each extra inspection made necessary, as follows:

- A. Work not ready at the time requested for inspections; and/or
- B. Work required to be corrected on previous inspection not ready and/or correction not made at the time requested for inspection.

15.02.100 – Investigation fees — Work without a permit.

A. Investigation. Whenever any work for which a permit is required by this code has been commenced without first obtaining said permit, a special investigation shall be made before a permit may be issued for such work.

B. Fee. An investigation fee, in addition to the permit fee, shall be collected whether or not a permit is then or subsequently issued. The investigation fee shall be equal to the amount of the permit fee required by this code. The payment of such investigation fee shall not exempt any person from compliance with all other provisions of this code nor from any penalty prescribed by law.

15.02.110 – Exception for emergency work. Section 15.02.100 shall not apply to emergency work when it shall be proved to the satisfaction of the Building Official that such work was urgently necessary and that it was not practical to obtain a permit therefore before the commencement of work.

Chapter 15.03

CALIFORNIA BUILDING STANDARDS ADMINISTRATIVE CODE

Sections:

15.03.010 Adoption and Citation

15.03.010 – Adoption and Citation. The California Building Standards Administrative Code, 2013 edition, including tables, as set forth in Part 1 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding "15.03" before the sections of the California Building Standards Administrative Code.

Chapter 15.05

CALIFORNIA BUILDING CODE

Sections:

15.05.010 Adoption and Citation
15.05.015 Section 1.8.4.2 Fees Chapter One Division I and Section 109 Fees Chapter One Division II.
15.05.020 Section 101.2 - Scope (Exception)
15.05.030 Section 105.2 - Work Exempt from Permit (Exception)
15.05.040 Section 202 - Definitions
15.05.050 Section 501.2 - Address Identification
15.05.060 Section 501.2.1 - Numbers for One and Two Family Dwellings
15.05.070 Section 501.2.2 - Numbers for Other than One and Two Family Dwellings
15.05.080 Section 701A.6 - Defensible Space
15.05.090 Section 702A - Definitions
15.05.100 Section 903.2 - When Required
15.05.110 Section 903.2.20 - Local Fire Sprinkler System Requirements
15.05.120 Section 903.2.20.1 - System Requirements
15.05.130 Section 903.2.20.2 - Additions - Residential
15.05.140 Section 903.2.20.3 - Additions - Commercial
15.05.150 Section 903.2.20.4 - Remodels, Alterations, or Repairs
15.05.160 Section 903.2.20.5 - Changes in Occupancy
15.05.170 Section 903.2.20.6 - Elevation of Existing Buildings
15.05.180 Section 903.2.20.7 - Residential Sprinkler Pressure Relief
15.05.190 Section 903.2.20.8 - Residential Freeze Protection
15.05.200 Section 903.3 - Installation Requirements
15.05.210 Section 903.3.1 - Design Criteria
15.05.220 Section 903.3.7 - Fire Department Connections
15.05.230 Section 903.4 - Sprinkler System Monitoring and Alarms

15.05.240	Section 903.4.1 - Monitoring
15.05.250	Section 903.4.2 - Alarms
15.05.260	Section 905.3.1 - Building Height
15.05.270	Section 905.9 - Valve Supervision
15.05.280	Section 907.2.8.1 - Fire Alarm Systems
15.05.290	Section 1505.1 - Roof Covering Materials
15.05.300	Section 1509.7.5 - Solar Photovoltaic Panels/Modules
15.05.310	Section 1612.3 - Establishment of Flood Hazard Areas

15.05.010 – Adoption and Citation. The California Building Code, 2013 edition, including tables and appendices C, I, and J as set forth in Part 2 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.05” before the sections of the California Building Code.

15.05.015 – Section 1.8.4.2 Fees of Chapter One Division I and Section 109 Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Section 109 of Chapter One Division II are deleted in their entirety and replaced to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

15.05.020 – Section 1.1.3 Scope (Exception). Section 1.1.3 (Exception) is added to read as follows: Detached one and two story family dwellings and multiple single family dwellings (townhouses) not more than three stories above the grade plane in height with a separate means of egress and their accessory structures shall comply with the provisions of the California Residential Building Code.

15.05.030 – Section 105.2 Work Exempt from Permit (Exception). Section 105.2 (Exception 1) is added to read as follows: One story detached accessory structures used as tool sheds, playhouses, and similar uses, whose floor area is less than 120 square feet that contain plumbing and electrical installations are not exempt from the permit requirements.

15.05.040 – Section 202 Definitions. Section 202 is amended to add a definition for “New Construction” to read as follows: **NEW CONSTRUCTION:** “For the purposes of enforcing the provisions of the California Fire Code, California Building Code, and the California Residential Building Code, any work, addition to, remodel, repair, renovation, or alteration of any building(s) or structure(s) shall be considered “New Construction” when 50 percent or more of the exterior weight bearing walls are removed or demolished.”

15.05.050 – Section 501.2 Address Identification. Section 501.2 is amended to read as follows: New buildings and tenant spaces shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed.

15.05.060 – Section 501.2.1 Numbers for One and Two Family Dwellings. Section 501.2.1 is added to read as follows: Numbers for one and two-family dwellings shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.05.070 – Section 501.2.2 Numbers for Other than One and Two Family Dwellings. Section 501.2.2 is added to read as follows: Numbers for other than one and two-family dwellings shall be a minimum of 12 inches high with a minimum stroke width of 1 inch. Suite numbers for other than one and two-family dwellings shall be a minimum of 6 inches high and with a minimum stroke width of 0.5 inches.

Exception: These requirements may be modified with the approval of the fire code official.

15.05.080 – Section 701A.6 Defensible Space. Section 701A.6 is added to read as follows: Buildings and structures located within any Moderate, High or Very High Fire Severity Zone as designated by the CDF Director or in a High Fire Severity Zone as identified by the Cloverdale General Plan shall maintain a defensible space as outlined in Government Code sections 51175-51189 and the fire department's "Construction and Defensible Space Standard within Designated Fire Severity Zones" document.

15.05.090 – Section 702A Definitions. Section 702A is amended to read as follows: Wildland-Urban Interface Fire Area is a geographical area located within any Moderate, High or Very High Fire Severity Zone as recommended by the CDF Director pursuant to Public Resource Code Sections 4201-4204 and Government Code Sections 51175-51189, ~~or in a High or Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements by the Cloverdale General Plan.~~

15.05.100 – Section 903.2 Where Required. Section 903.2 is amended to read as follows: Approved automatic sprinkler systems in new buildings and structures shall be provided as described in this section. Additional local requirements are described in Section 903.2.20 and may supersede the following requirements. The most restrictive requirements shall apply.

15.05.110 – Section 903.2.20 Local Fire Sprinkler System Requirements. Section 903.2.20 is added to read as follows: Section 903.2.20 Local Fire Sprinkler System Requirements.

15.05.120 – Section 903.2.20.1 System Requirements. Section 903.2.20.1 is added to read as follows: An automatic sprinkler system shall be installed and maintained in all newly constructed buildings.

Exceptions:

1. Detached Group U occupancies 1,000 sq. ft. or less. Agricultural buildings and private riding arenas as approved by the fire or building code official.
2. Detached pool houses up to 1,000 sq. ft. in floor area within 50 feet of the pool and limited to a single bathroom.
3. Detached non-combustible motor vehicle fuel dispensing canopies classified as a Group M occupancy and conforming with CBC Section 406.7. Detached Car Ports of non-combustible construction with no habitable space above.
4. Detached Group B or M occupancies 500 sq. ft. or less.

15.05.130 – Section 903.2.20.2 Additions-Residential. Section 903.2.20.2 is added to read as follows: Additions to existing R-3 occupancy residential buildings that increase the total square footage of existing floor area by 50% or more of the existing floor area shall meet the requirements for new construction. All additions to all Group R occupancy residential buildings with an existing approved automatic sprinkler system shall be required to extend the sprinkler system into the addition.

Additions to existing Group R-1, ~~R-2, R-2.1, R-3.1, and R-4, Division 1~~ occupancies that result in additional guest room(s) ~~or dwelling units~~ shall meet the requirements for a newly constructed building.

15.05.140 – Section 903.2.20.3 Additions-Commercial. Section 903.2.20.3 is added to read as follows: Additions to existing commercial buildings that increase the total square footage of existing floor area by 25% or greater shall meet the requirements for a newly constructed building. All additions to commercial buildings with an existing approved automatic sprinkler system shall be required to extend the sprinklers into the addition.

Additions to existing Group R-1, ~~R-2, R-2.1, R-3.1, and R-4, Division 1~~ occupancies that result in additional guest room(s) ~~or dwelling units~~ shall meet the requirements for a newly constructed building.

15.05.150 – Section 903.2.20.4 Remodels, Alterations, or Repairs. Section 903.2.20.4 is added to read as follows: For remodels, alterations or repairs to an existing building involving demolition, removal or repair of more than 50% of the existing structure, the building shall meet the automatic fire sprinkler requirements for a newly constructed building. For purposes of this section, ~~the following criteria shall be considered in the “50%” threshold shall be applied if the project involves any of the following: evaluation: shall be applied if it involves the removal or demolition of more than 50% of the exterior weight bearing walls.~~

1. ~~The removal, or demolition or repair of more than 50% of the exterior weight bearing walls; or,~~
2. ~~The removal, demolition or repair of more than 50% of the roof structure (to includeing removal of the roof structure framing, sheathing, and roof covering of a building but not limited to: rafters, trusses, beams, purlins); or~~
3. ~~The removal, demolition or repair of more than 50% of the interior tenant improvements on a commercial building which reduces the building to a “shell” condition. shall require the future build out o comply with fire sprinkler requirements.~~

Exceptions:

1. Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.
2. Whenever there are practical difficulties involved, the Fire Code Official shall have the authority to grant modifications in individual cases provided the modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8 of the Fire Code.
- 1.3. Additions or repairs solely for the purpose of seismic retrofit.

15.05.160 – Section 903.2.20.5 Changes in Occupancy. Section 903.2.20.5 is added to read as follows: When any change of occupancy occurs where the proposed new occupancy classification is more hazardous based on fire and life safety risks as determined by the fire code official, including, but

not limited to, the conversion of residential buildings to condominiums, the building shall meet the requirements for a newly constructed building.

15.05.170 – Section 903.2.20.6 Elevation of Existing Buildings. Section 903.2.20.6 is added to read as follows: An automatic fire extinguishing system shall be installed throughout all existing buildings when the building is elevated to: three or more stories, or more than 35 feet in height, from grade to the exposed roof.

Exceptions: An automatic fire-extinguishing system need not be provided when the area above 35 feet is provided for aesthetic purposes only and is a non-habitable space.

15.05.180 – Section 903.2.20.7 Residential Sprinkler Pressure Relief. Section 903.2.20.7 is added to read as follows: Residential fire sprinkler systems must have an NFPA 13D approved pressure relief valve when static pressures are greater than 80 psi.

15.05.190 – Section 903.2.20.8 Residential Freeze Protection. Section 903.2.20.8 is added to read as follows: Residential fire sprinkler systems shall have adequate freeze protection to address outside temperatures below 40 degrees Fahrenheit. This can be achieved by insulating coverings or other reliable means of maintaining a minimum temperature of 40 degrees Fahrenheit.

15.05.200 – Section 903.3 Installation Requirements. Section 903.3 is amended to read as follows: Sprinkler systems shall be installed in accordance with NFPA 13, NFPA 13R, if approved by the fire code official, and NFPA 13D,

15.05.210 – Section 903.3.1 Design Criteria. Section 903.3.1 is amended to read as follows: Fire sprinkler systems installed in buildings of an undetermined use shall be designed and installed to have a design density of .33 gallons per minute per square foot over a minimum design area of 3,000 square feet. Where a subsequent occupancy change requires a system with greater capacity, it shall be the building owner's responsibility to upgrade the system to the required density.

15.05.220 – Section 903.3.7 Fire Department Connections. Section 903.3.7 is amended to read as follows: The location of the fire department connections (FDC's) shall be approved by the fire code official. Approved locking caps shall be provided on all newly installed FDC's and on any existing FDC's found to be vandalized.

15.05.230 – Section 903.4 Sprinkler System Monitoring and Alarms. Section 903.4 is amended to read as follows: Except for Group R, Division 3 Occupancies, all valves controlling the water supply for automatic sprinkler systems, and associated pumps, tanks, water levels and water flow switches shall be electronically supervised.

15.05.240 – Section 903.4.1 Monitoring. Section 903.4.1 is amended to read as follows: Alarm, supervisory and trouble signals shall be distinctly different and shall be automatically transmitted to an approved central station, remote supervising station, or proprietary supervising station as defined in NFPA 72 or, when approved by the fire code official, shall sound an audible alarm at a constantly attended location. Exception to remain.

15.05.250 – Section 903.4.2 Alarms. Section 903.4.2 is amended to read as follows: One exterior approved audible and visual sprinkler water flow alarm device shall be connected to every automatic fire sprinkler system in an approved location. Such ~~sprinkler waterflow 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. Where a building fire alarm system is installed, actuation of the automatic fire sprinkler system shall also actuate the building fire alarm system.

Every new commercial fire alarm system installed as a sprinkler system monitoring alarm shall also provide notification for the purpose of initiating emergency action, including those systems activated solely by the fire sprinkler systems, so that occupants of the building shall be notified audibly and visually within each suite or building division. A minimum of one notification appliance shall be located in each suite or building division in an occupied location. Every fire alarm system installed for the purpose of evacuation, including those systems activated solely by fire sprinkler systems, shall be designed so that all occupants of the building shall be notified audibly and visually.

15.05.260 – Section 905.3.1 Building Height. Section 905.3.1 is amended to read as follows: Standpipes shall be installed in buildings three stories or more in height, with approved outlets on each floor above or below grade and the roof. Said outlets may be connected to the building's fire sprinkler system.

15.05.270 – Section 905.9 Valve Supervision. Section 905.9 (Exception 2) is deleted.

15.05.280 – Section 907.2.8.1 Fire Alarm Systems. Section 907.2.8.1 (Exception 2.2) is amended to read as follows: 2.2 Notification devices installed in the common areas serving the residential units shall operate upon sprinkler water flow or manual station activation.

15.05.290 – Section 1505.1 Roof Covering Materials. Section 1505.1 is added to read as follows: Regardless of other provisions of this chapter, the roof covering or roofing assembly on any structure within the City of Cloverdale shall be not less than Class "A" fire rated as classified in ASTM E 108 or UL 790. This requirement shall apply to all new structures and every existing structure when 25 percent or more of the total roof area is re-roofed within a one-year period. Roofing shall be secured or fastened to the supporting roof construction and shall provide weather protection for the building at the roof.

15.05.300 – Section 1509.7.5 Solar Photovoltaic Panels/Modules. Section 1509.7.5 is added to read as follows: Roof mounted photovoltaic panels/modules shall comply with the requirements of the California Building Code as amended, California Electrical Code, the California Fire Code as amended and the City of Cloverdale Fire Department Standards for installation of Photovoltaic Power Systems.

15.05.310 – Section 1612.3 Establishment of Flood Hazard Areas. Section 1612.3 is amended as follows: "Insert Name of Jurisdiction" is hereby deleted and replaced with "The City of Cloverdale." "Insert Date of Issuance" is hereby deleted and replaced with, "December 2, 2008."

Chapter 15.06

CALIFORNIA RESIDENTIAL BUILDING CODE

Sections:

15.06.010	Adoption and Citation
15.06.015	Section 1.8.4.2 Fees Chapter One Division I and Section R108 Fees Chapter One Division II.
15.06.020	Section R105.2 – Work Exempt from Permit (Exception)
15.06.030	Section R202 – Definitions
15.06.040	Section R313.2 – One and Two Family Dwelling Automatic Fire System
15.06.050	Section R313.2.1.1 – Other Occupancies

15.06.060	Section R313.2.2 – Additions - Residential
15.06.070	Section R313.2.3 – Remodels, Alterations, and/or Repairs
15.06.080	Section R313.4 – Residential Sprinkler Pressure Relief
15.07.090	Section R313.5 – Residential Freeze Protection
15.06.100	Section R319 – Site Address
15.06.110	Section R327.2 – Definitions
15.06.120	Section R327.1.5.1 – Defensible Space
15.06.130	Section R404.1.1.1.1 – Foundations and Retaining Walls
15.06.140	Section R902.1 – Roof Covering Materials
15.06.150	Section R908 – Solar Photovoltaic Panels/Modules

15.06.010 – Adoption and Citation. The California Residential Building Code, 2013 edition, including tables and appendix “H”, as set forth in Part 2.5 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding "15.06" before the sections of the California Residential Building Code.

15.06.015 – Section 1.8.4.2 Fees of Chapter One Division I and Section R108 Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Section R108 of Chapter One Division II are deleted in their entirety and replaced to read as follow: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

15.06.020 – Section R105.2 Work Exempt from Permit (Exception). Section R105.2 (Exception 1) is added to read as follows: One story detached accessory structures used as tool sheds, playhouses, and similar uses, whose floor area is less than 120 square feet that contain plumbing and electrical installations are not exempt from the permit requirements.

15.06.030 – Section R202 Definitions. Section R202 is amended to add a definition for “New Construction” to read as follows: NEW CONSTRUCTION: “For the purposes of enforcing the provisions of the California Fire Code, California Building Code, and the California Residential Building Code, any work, addition to, remodel, repair, renovation, or alteration of any building(s) or structure(s) may be defined as “New Construction” when 50 percent or more of the exterior weight bearing walls are removed or demolished”.

15.06.040 – Section R313.2 One and Two Family Dwelling Automatic Fire System. Section R313.2 is amended to read as follows: An automatic sprinkler system shall be installed and maintained in all newly constructed California Residential Code regulated buildings.

Exceptions:

1. Detached Group U occupancies 1,000 sq. ft. or less. Agricultural buildings and private riding arenas as approved by the fire or building code official.
2. Detached pool houses up to 1,000 sq. ft. in floor area within 50 feet of the pool and limited to a single bathroom.
3. Detached Car Ports of non-combustible construction with no habitable space above.

15.06.050 – Section R313.2.1.1 Other Occupancies. Section R313.2.1.1 is added to read as follows: Group S occupancies located on private residential zoned parcels shall be designed to NPFA 13D as approved by the fire code official.

15.06.060 – Section R313.2.2 Additions – Residential. Section R313.2.2 is added to read as follows: Additions to any existing California Residential Building Code regulated buildings that increase the existing square footage by 50% or greater shall meet the requirements for a newly constructed building. All additions to any existing California Residential Building Code regulated building with an existing automatic sprinkler system regardless of size shall be required to extend the sprinkler system into the addition per Section R313.2.

15.06.070 – Section R313.2.3 Remodels, Alterations, or Repairs. Section R313.2.3 is added to read as follows: For remodels, alterations, or repairs to an existing California Residential Building Code regulated building involving demolition, removal, or repair of more than 50% of the structure, the building shall meet the requirements for a newly constructed building. For purposes of this Section, "50%" threshold shall be applied if the project involves any of the following:

1. The removal, demolition or repair of more than 50% of the exterior weight bearing walls;
or,
2. The removal, demolition or repair of more than 50% of the roof structure (including the framing, sheathing, and roof covering of a building but not limited to rafters, trusses, beams, purlins); or
3. The removal, demolition or repair of more than 50% of the interior tenant improvements on a commercial building which reduces the building to a "shell" condition.

Exceptions:

1. Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.
2. Whenever there are practical difficulties involved, the Fire Code Official shall have the authority to grant modifications in individual cases provided the modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8 of the Fire Code.
3. Additions or repairs solely for the purpose of seismic retrofit the following criteria shall be considered in the 50% threshold evaluation: shall be applied if it involves the removal or demolition of more than 50% of the exterior weight bearing walls,
 1. The removal or demolition of more than 50% of the exterior weight bearing walls. Or,
 2. Removal of the roof structure (to include removal of the roof structure framing, sheathing, and roof covering of a building, but not limited to; rafters, trusses, beams, purlins). Or,
1. 2. Removal of interior tenant improvements on a commercial building which reduces the building to a "shell" condition shall require the future build out to comply with fire sprinkler requirements.
2. Exceptions:

1. Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.

~~Whenever there are practical difficulties involved, the fire code official shall have the authority to grant modifications in individual cases provided the modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8 of the Fire Code.~~

3. ~~Additions or repairs solely for the purpose of seismic retrofit.~~

Form:

15.06.080 – Section R313.4 Residential Sprinkler Pressure Relief. Section R313.4 is added to read as follows: Residential fire sprinkler systems must have an NFPA 13D approved pressure relief valve when static pressures are greater than 80 psi.

15.06.090 – Section R313.5 Residential Freeze Protection. Section R313.5 is added to read as follows: Residential fire sprinkler systems shall have adequate freeze protection to address outside temperatures below 40 degrees Fahrenheit. This can be achieved by insulating coverings or other reliable means of maintaining a minimum temperature of 40 degrees Fahrenheit.

15.06.100 – Section R310 Site Address. Section R319 is deleted in its entirety and amended to read as follows: New buildings under the scope of the California Residential Code shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed. Numbers for buildings under the scope of the California Residential Code shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.06.110 – Section R327.2 Definitions. Section R327.2, definition of Wildland-Urban Interface Fire Area is amended to read as follows: Wildland-Urban Interface Fire Area is a geographical area located within any Moderate, High or Very High Fire Severity Zone as recommended by the CDF Director pursuant to Public Resource Code Sections 4201—4204 and Government Code Sections 51175—51189, ~~or in a Very High or High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements by the Cloverdale General Plan.~~

15.06.120 – Section R327.1.5.1 Defensible Space. Section R327.1.5.1 is added to read as follows: Buildings and structures located within any Moderate, High or Very High Fire Severity Zone as designated by the CDF Director or in a Very High or High Fire Severity Zone as identified by the Cloverdale General Plan shall maintain a defensible space as outlined in Government Code sections 51175-51189 and the fire department's "Construction and Defensible Space Standard within Designated Fire Severity Zones" document.

15.06.130 – Section R404.1.1.1.1 Foundation and Retaining Walls. Section R404.1.1.1.1 is added to read as follows: Concrete and masonry foundation walls and retaining walls with a height of four (4) feet measured from the bottom of the footing shall have the construction documents approved and stamped by a California licensed architect or engineer. Where applicable, the design parameters in this chapter may be used.

15.06.140 – Section R902.1 Roof Covering Materials. Section R902.1 is added to read as follows: Regardless of other provisions of this chapter, the roof covering or roofing assembly on any structure within the City of Cloverdale shall be not less than Class "A" fire rated as classified in ASTM E 108 or UL 790. This requirement shall apply to all new structures and every existing structure when 25 percent or more of the total roof area is re-roofed within a one-year period. Roofing shall be secured or fastened to the supporting roof construction and shall provide weather protection for the building at the roof.

15.06.150 – Section R908.1.7 Solar Photovoltaic Panels/Modules. Section R908.1.7 is added to read as follows: Roof mounted photovoltaic panels/modules shall comply with the requirements of the California Building Code as amended, California Electrical Code, the California Fire Code as amended and the City of Cloverdale Fire Department Standards for installation of Photovoltaic Power Systems.

Chapter 15.07

CALIFORNIA ELECTRICAL CODE

Sections:

15.07.10 Adoption and Citation
15.07.20 Section 89.108.4.2 Fees

15.07.10 – Adoption and Citation. The California Electrical Code, 2013 edition, including tables and appendices "A", "B", "C", "F", "G", as set forth in Part 3 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City as amended herein, except that for purposes of citation, said code shall be renumbered by adding "15.07" before the sections of the California Electrical Code.

15.07.20 – Section 89.108.4.2 Fees. Section 89.108.4.2 is deleted in its entirety and replaced to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

Chapter 15.08

CALIFORNIA MECHANICAL CODE

Sections:

15.08.010 Adoption and Citation
15.08.020 Section 1.8.4.2 Fees Chapter One Division I and 114.0 Fees Chapter One Division II

15.08.010 – Adoption and Citation. The California Mechanical Code, 2013 edition, including tables and appendix "D", as set forth in Part 4 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding "15.08" before the sections of the California Mechanical Code.

15.08.020 – Section 1.8.4.2 Fees of Chapter One Division I and Section 114.0 Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Sections 114.1 through 114.5.1 of Chapter One Division II shall be deleted in their entirety and replaced to read as follows: Permit fees,

Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

Chapter 15.09

CALIFORNIA PLUMBING CODE

Sections:

- 15.09.010 Adoption and Citation
- 15.09.020 Section 1.8.4.2 Fees Chapter One Division I and Section 103.4 Fees Chapter One Division II

15.09.010 – Adoption and Citation. The California Plumbing Code, 2013 edition, including tables and appendices “A”, “B”, “D”, and “T”, as set forth in Part 5 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.09” before the sections of the California Plumbing Code.

15.09.020 – Section 1.8.4.2 Fees of Chapter One Division I and Section 103.4: Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Section 103.4 through 103.4.3.1 of Chapter One Division II are deleted in their entirety and replaced to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

Chapter 15.10

CALIFORNIA ENERGY CODE

Sections:

- 15.10.10 Adoption and Citation

15.10.10 – Adoption and Citation. The California Energy Code, 2013 edition, including tables and appendix “1-A”, as set forth in Part 6 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding “15.10” before the sections of the California Energy Code.

Chapter 15.12

CALIFORNIA HISTORICAL BUILDING CODE

Sections:

- 15.12.010 Adoption and Citation

15.12.010 – Adoption and Citation. The California Historical Building Code, 2013 edition, including tables and appendix “A” as set forth in Part 8 of Title 24 of the California Code of Regulations, is adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding “15.12” before the sections of the California Historical Building Code.

Chapter 15.13

INTERNATIONAL CODE COUNCIL PROPERTY MAINTENANCE CODE

Sections:

15.13.010	Adoption and Citation
15.13.020	Section 102.3 - Applications of Other Codes
15.13.030	Section 103.5 - Fees
15.13.040	Section 303.2 - Enclosures
15.13.050	Section 304.3 - Premises Identification
15.13.060	Section 304.3.1 - Numbers for One and Two Family Dwellings
15.13.070	Section 304.3.2 - Numbers for Other than One and Two Family Dwellings
15.13.080	Section 307.1 - General
15.13.090	Conflicts

15.13.010 – Adoption and Citation. The International Code Council Property Management Code, 2012 edition is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be re-numbered by adding “15.13” before the sections of the International Code Council Property Management Code.

15.13.020 – Section 102.3 Application of Other Codes. Section 102.3 is amended to read as follows: Repairs, additions, or alterations to a structure, or changes of occupancy, shall be done in accordance with the procedures and provisions of the 2013 California Building Standards Code as adopted by the City of Cloverdale.

15.13.030 – Section 103.5 Fees. Section 103.5 is amended to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02.

15.13.040 – Section 303.2 Enclosures. Section 303.2 is amended to read as follows: Enclosures for private swimming pools, hot tubs, and spas shall be maintained as provided in Section 3109 of the 2013 California Building Code. Enclosures for public swimming pools, hot tubs, and spas shall be maintained as provided in Section 3118B of the 2013 California Building Code. No existing pool enclosure shall be removed or changed in a manner that reduces its effectiveness as a safety barrier. Replaced pool enclosures shall be in compliance with the current requirements of the 2013 California Building Code.

15.13.050 – Section 304.3 Premises Identification. Section 304.3 is deleted in its entirety and replaced to read as follows: New buildings and tenant spaces shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed.

15.13.060 – Section 304.3.1 Numbers for One and Two Family Dwellings. Section 304.3.1 is added to read as follows: Numbers for one and two- family dwellings shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the

building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.13.070 – Section 304.3.2 Numbers for Other than One and Two Family Dwellings. Section 304.3.2 as added to read as follows: Numbers for other than one and two-family dwellings shall be a minimum of 12 inches high with a minimum stroke width of 1 inch. Suite numbers for other than one and two-family dwellings shall be a minimum of 6 inches high with a minimum stroke width of 0.5 inches.

Exception: These requirements may be modified with the approval of the fire code official.

15.13.080 – Section 307.1 General. Section 307.1 is deleted in its entirety and replaced to read as follows: Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. The remodel or replacement of handrails and guard rails shall comply with the requirements specified in Sections 1012 and 1013 of the California Building Code.

15.13.090 - Conflicts. In the event of any conflicts between this Code and the provisions and requirements of the adopted California Title 24 Codes (Part 1 through Part 12) adopted in Title 15 of the City of Cloverdale Municipal Code, the provisions of the adopted California Title 24 Codes (Part 1 through Part 12) shall apply.

Chapter 15.14

CALIFORNIA FIRE CODE

Sections:

15.14.010	Adoption and Citation
15.14.020	Section 101.1 - Title
15.14.030	Section 102.3 - Change in Use or Occupancy
15.14.040	Section 102.7.3 - Supplemental Rules, Regulations, and Standards
15.14.050	Section 104.3 - Right of Entry
15.14.060	Section 104.11.4 - Charges
15.14.070	Section 105.2 - Application for Permit: Fees
15.14.080	Section 109.4 - Violation Penalties
15.14.090	Section 111.4 - Failure to Comply
15.14.100	Section 503.1.1 - Building and Facilities
15.14.110	Section 503.2.1 - Dimensions
15.14.120	Section 503.2.3 - Surface
15.14.130	Section 503.2.4 - Turning Radius
15.14.140	Section 503.2.6 - Bridges and Elevated Surfaces
15.14.150	Section 503.2.6.1 - Evaluation
15.14.160	Section 503.2.6.2 - Bridge Maintenance
15.14.170	Section 503.2.7 - Grade
15.14.180	Section 503.4 - Obstruction of Fire Apparatus Access Roads
15.14.190	Section 505.1 - Address Identification
15.14.200	Section 505.1.1 - Numbers for One and Two Family Dwellings
15.14.210	Section 505.1.2 - Numbers for Other than One and Two Family Dwellings
15.14.220	Section 506.1 - Where Required
15.14.230	Section 507.5 - Fire Hydrant Systems
15.14.240	Section 507.5.1 - Where Required

15.14.250	Section 507.5.1 - Exception Deletion
<u>15.14.260</u>	<u>Section 507.5.1.1 - Hydrant for Standpipe Systems</u>
15.14.2760	Section 510.1 - Emergency Responder Radio Coverage in Buildings
15.14.2870	Section 510.1 - Exception 1 Deletion
15.14.2980	Section 510.3 - Section Deletion
15.14.30290	Section 605.11 - Solar Photovoltaic Systems
15.14.3100	Section 901.7.7 - Problematic and Unreliable Fire Alarms
15.14.3210	Section 903.2 - Where Required
15.14.3320	Section 903.2.20 - Local Fire Sprinkler System Requirements
15.14.3430	Section 903.2.20.1 - System - Requirements
15.14.3540	Section 903.2.20.2 - Additions - Residential
15.14.3650	Section 903.2.20.3 - Additions - Commercial
15.14.3760	Section 903.2.20.4 - Remodels, Alterations, or Repairs
15.14.3870	Section 903.2.20.5 - Changes in Occupancy
15.14.3980	Section 903.2.20.6 - Elevation of Existing Buildings
15.14.40390	Section 903.2.20.7 - Residential Sprinkler Pressure Relief
15.14.4100	Section 903.2.8 - Residential Freeze Protection
15.14.4210	Section 903.3 - Installation Requirements
15.14.4320	Section 903.3.1 - Standards
15.14.4430	Section 903.3.7 - Fire Department Connections
15.14.4540	Section 903.4 - Sprinkler System Monitoring and Alarms
15.14.4650	Section 903.4.1 - Monitoring
15.14.4760	Section 903.4.2 - Alarms
15.14.4870	Section 905.3.1 - Building Height
15.14.4980	Section 905.9 - Valve Supervision
15.14.50490	Section 907.2.8.1 - Fire Alarm Systems
<u>15.14.510</u>	<u>Section 4902.1 - Definitions</u>
<u>15.14.520</u>	<u>Section 4906.2 - Application</u>
<u>15.14.530</u>	<u>Section 4907 - Defensible Space</u>
15.14.5400	Section 5001.5.3 - Electronic Reporting
15.14.5510	Section 5003.3.1 - Unauthorized Discharges
15.14.5620	Section 5609 - Prohibition of Fireworks
15.14.530	Section 4902.1 - Definitions
15.14.540	Section 4906.2 - Application
15.14.550	Section 4907 - Defensible Space
<u>15.14.570</u>	<u>Section 5704.2.9.6.1 - Locations where above ground tanks are prohibited</u>
<u>15.14.580</u>	<u>Section 5706.2.4.4 - Locations where above ground tanks are prohibited</u>
<u>15.14.590</u>	<u>Section 5806.2 - Limitations</u>
<u>15.14.600</u>	<u>Section 6104.2 - Maximum capacity within established limits</u>
15.14.61560	Section A101 - Appendix A - Appeals of Fireworks Booth Sales Permits
15.14.62570	Section B105.1 - Appendix B - One and Two Family Dwellings
15.14.63580	Section B105.2 - Appendix B - Buildings Other than One and Two Family Dwellings
15.14.64590	Table C105.1 - Appendix C - Footnote Additions
15.14.6500	Section D103.2 - Appendix D - Grade
15.14.6610	Section D103.3 - Appendix D - Turning Radius
15.14.6720	Section D103.4.1 - Appendix D - Dead End Roads
15.14.6830	Section D103.4.2 - Appendix D - Dead End Roads
15.14.6940	Table D103.4 - Appendix D - Amended
15.14.70650	Section D103.6 - Appendix D - Signs

- 15.14.71660 Section D104.2 - Appendix D - Buildings Exceeding 62,000 Square Feet in Area
- 15.14.72670 Section D106.1 - Appendix D - Projects Having More than 50 Dwelling Units (Exception)
- 15.14.73680 Section D106.2 - Appendix D - Section Deletion
- 15.14.74690 Section D107.1 - Appendix D - One and Two Family Residential Developments
- 15.14.7590 Section D107.1 - Appendix D - Exception Deletion

15.14.010 – Adoption and Citation. The California Fire Code, 2013 Edition, with appendices Chapter 4.B, C, D, E, F, G., H, I, J, and K and standards, as set forth in Title 9 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.14” before the sections of the California Fire Code.

15.14.020 – Section 101.1 Title. Section 101.1 is amended to read as follows: These regulations shall be known as the Fire Code of the City of Cloverdale, hereinafter referred to as “this code.”

15.14.030 – Section 102.3 Change of use or occupancy. Section 102.3 is amended to read as follows: No change shall be made in the use or occupancy of any structure that would place the structure in a different division of the same group or occupancy or in a different group of occupancies, unless such structure is made to comply with the requirements of this code and, the California Building Code as adopted by the City of Cloverdale City Council (City Council), ~~and the International Building Code.~~ Subject to the approval of the fire code official, the use or occupancy of an existing structure shall be allowed to be changed and the structure is allowed to be occupied for purposes in other groups without conforming to all the requirements of this code and, the California Building Code as adopted by the City Council, ~~and the International Building Code~~ for those groups, provided the new or proposed use is less hazardous, based on fire and life safety risks, than the existing use.

15.14.040 – Section 102.7.3 Supplemental rules, regulations and standards. Section 102.7.3 is added to read as follows: The fire code official is authorized to render interpretations of this code and to make and enforce rules and supplemental regulations and to develop Fire Prevention Standards to carry out the application and intent of its provisions.

15.14.050 – Section 104.3 Right of Entry. Section 104.3 is amended to read as follows:

- A. The Fire Chief or his authorized representative, in the performance of duties herein prescribed, shall have the right to enter upon and into any and all premises under his jurisdiction, at all reasonable hours for the purpose of inspecting the same to determine whether or not the provisions of this code and all applicable laws or ordinances pertaining to the protection of persons and property from fire, explosion or exposure to hazardous materials are observed therein. Provided, however, that an inspection warrant, issued pursuant to Title 13, Part 3 of the Code of Civil Procedure shall be first secured where entry is refused, except in an emergency situation. No owner, occupant or any other person having charge, care or control of any building or premises shall fail or neglect, after proper request is made as herein provided, to promptly permit entry therein by the Fire Chief or his authorized representative for the purpose of inspection and examination pursuant to this code. Failure to permit such entry shall constitute a misdemeanor.
- B. The Fire Chief and his duly authorized representative shall have the authority to enter any building or premises for the purpose of extinguishment or controlling any fire, performing rescue

operations, investigating the existence of suspected or reported fires, gas leaks or other hazardous conditions or taking any other action necessary in the reasonable performance of their duty.

15.14.060 – Section 104.11.4 Charges. Section 104.11.4 is added to read as follows: The expense of securing any emergency that is within the responsibility for enforcement of the Fire Chief as given in Section 104.11 is a charge against the person who caused the emergency. Damages and expenses incurred by any public agency having jurisdiction or any public agency assisting the agency having jurisdiction shall constitute a debt of such person to the City and shall be collectable by the Fire Chief for proper distribution in the same manner as in the case of an obligation under an expressed or implied contract. Expenses as stated above shall include, but not be limited to, equipment and personnel committed and any payments required by the public agency to outside business firms requested by the public agency to secure the emergency, monitor remediation and clean up the site.

15.14.070 – Section 105.2 Application for Permit: Fees. Section 105.2 is amended to read as follows: All applications for a permit required by this code shall be made to the Bureau of Fire Prevention or the Unified Program Agency in such form and detail as it shall prescribe. Application for permits shall be accompanied by such plans as required by the Bureau. The City Council may establish fees, by resolution, for permit applications.

15.14.080 – Section 109.4 Violation Penalties. Section 109.4 is amended to read as follows:

- A. Every person who violates any provision of this chapter, including any provision of the California Fire Code as amended, shall be guilty of a misdemeanor, punishable by a fine of not more than \$1,000.00 and/or by imprisonment for up to six (6) months. A person is guilty of a separate offense for each day during which he/she commits, or continues or permits a violation of said Code, or each time he/she disobeys a valid order of a firefighter or enforcement officer.
- B. In addition to any other enforcement remedies available to the City under any applicable state or federal statute, or pursuant to any other lawful power the City may possess, any violation of this chapter may be prosecuted or enforced as a nuisance and enforced by a civil court action as provided in Chapter 1.13 of the Cloverdale Municipal Code or via administrative enforcement as a nuisance pursuant to Cloverdale Municipal Code Chapters 1.10, 1.11, 1.14 and 1.15 as those chapters may be amended from time to time. The City may also prosecute or enforce violations of this chapter as a criminal offense by seeking the appointment of a receiver, or in any other manner provided by law.
- C. Administrative citation pursuant to California Health & Safety Code Section 12557. In addition to any other remedies available to the City under any applicable state or federal statute or pursuant to any other lawful power the City may possess, any violation of section 15.14.500 of this chapter may be enforced by administrative citation pursuant to California Health & Safety Code section 12557 when a violation relates to the possession, use, storage, sale and/or display of fireworks classified as dangerous fireworks as defined herein and/or the use of state approved fireworks as defined herein on or at dates, times and/or locations other than those permitted by this section.
 - 1. The imposition of fines related to dangerous fireworks under this section shall be limited to persons who possess, sell, use and/or display, or to the seizure of less than 25 pounds (gross weight) of such dangerous fireworks.
 - 2. Fines collected pursuant to this section shall not be subject to California Health & Safety Code section 12706, which provides that certain fines collected by a court of the state be

deposited with, and disbursed by, the County Treasurer. However, the City shall provide cost reimbursement to the State Fire Marshal pursuant to regulations as adopted, or as may be adopted by the State Fire Marshal addressing the State Fire Marshal's cost for the transportation and disposal of dangerous fireworks seized by the City, which costs will be part of any administrative fine imposed. Unless and until such regulations have been adopted by the State of California, the City shall hold in trust \$250 or 25% of any fine collected, whichever is greater, to cover the cost reimbursement to the State Fire Marshal for the cost of transportation and disposal of any dangerous fireworks seized by the City.

3. Other than as expressly modified herein, enforcement of violations by administrative citation pursuant to California Health & Safety Code section 12557 shall be subject to the provisions of Cloverdale Municipal Code Chapter 1.14.

15.14.090 – Section 111.4 Failure to Comply. Section 111.4 is amended to read as follows: Any person who shall continue to work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable for a fine as determined by the City of Cloverdale Municipal Code or State law.

15.14.100 – Section 503.1.1 Building and Facilities. Section 503.1.1(Exception 1) is amended to read as follows:

Exception:

The building is equipped throughout with an approved automatic sprinkler system installed in accordance with this chapter and City standards.

15.14.110 – Section 503.2.1 Dimensions. Section 503.2.1 is amended to read as follows: Fire apparatus access roads serving four or more structures (minor/major subdivision) shall have an unobstructed width from curb to curb that is consistent with the Cloverdale Public Works Department Street and Right of Way Standards (not less than 50 feet on an Arterial and Industrial streets, 40 feet on a Major Collector street, 30 feet on a Residential street, and 25 feet on a Hillside street) or shall be constructed in accordance with any specific plan adopted by the Cloverdale City Council. Driveways serving three or fewer structures may have the following widths: Three structures, 16 feet; two structures, 12 feet; and one structure, 10 feet. In areas designated as Moderate, High or Very High Fire Severity Zones in State Responsibility Areas (SRA) by the CDF Director, or as a Very High Fire Hazard Severity Zone or greater for Local Responsibility Areas (LRA) by the CDF Director, or as conditioned by Cloverdale development requirements in the Cloverdale General Plan, access roads shall have a flammable vegetation clearance area on each side of the road or driveway of not less than ten (10) feet unless otherwise authorized by the Fire Chief due to extenuating circumstances. Unobstructed vertical clearance shall not be less than 13'6". The Fire Code Official may request a vegetation management plan in accordance with Section 4906 for all fire access roads.

15.14.120 – Section 503.2.3 Surface. Section 503.2.3 is amended to read as follows: Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus and shall be surfaced so as to provide all-weather driving capabilities. Roadways or driveways in excess of 15% shall have a concrete surface with a thickness and aggregate base approved by the fire code official and Public Works Director.

15.14.130 – Section 503.2.4 Turning Radius. Section 503.2.4 is amended to read as follows: The inside turning radius of a fire apparatus access road shall not be less than 40 feet unless otherwise approved by the fire code official.

15.14.140 – Section 503.2.6 Bridges and Elevated Surfaces. Section 503.2.6 is amended to read as follows: Where a bridge or an elevated surface is part of a fire apparatus access road, the bridge shall be constructed and maintained in accordance with the American Association of State Highway and Transportation Officials (AASHTO) HB-17. Bridges and elevated surfaces shall be designed for a live load sufficient to carry the imposed loads of fire apparatus. Vehicle load limits shall be posted at both entrances to bridges. Where elevated surfaces designed for emergency vehicle use are adjacent to surfaces which are not designed for such use, approved barriers, approved signs or both shall be installed and maintained when required by the fire code official.

15.14.150 – Section 503.2.6.1 Evaluation. Section 503.2.6.1 is added to read as follows: All existing private bridges and elevated surfaces shall be evaluated by a California licensed civil engineer experienced in structural engineering or a California licensed structural engineer, for the purposes of safety and weight rating, and the vehicle load limits shall be posted at both entrances to bridges. These evaluations shall be performed at the direction of the fire code official.

15.14.160 – Section 503.2.6.2 Bridge Maintenance. Section 503.2.6.2 is added to read as follows: All new and existing private bridges and elevated structures providing emergency access shall be routinely evaluated and maintained in accordance with the American Association of State Highway and Transportation Officials (AASHTO) Manual: "The Manual for Bridge Evaluation," First Edition, 2008, published by the American Association of State Highway and Transportation Officials or other approved standard.

15.14.170 – Section 503.2.7 Grade. Section 503.2.7 is amended to read as follows: No road or driveway shall have a maximum grade in excess of fifteen percent (15%) unless approved by the fire code official, which may require additional fire protection measures. To accommodate unusual access constraints, a road or driveway may include grades up to 20% for distances not exceeding three hundred (300) feet.

15.14.180 – Section 503.4 Obstruction of Fire Apparatus Access Roads. Section 503.4 is amended to read as follows: Fire apparatus access roads shall not be obstructed in any manner, including the parking of vehicles. The minimum widths and clearances as established in Section 503.2.1 shall be maintained at all times. Vehicles found to be parked in public and private areas identified as Fire Lanes, Hydrant Zones, or any other fire department access way identified by this code may be immediately towed if, in the opinion of the fire or police department, the vehicle would hinder or impede access to the property, area or fire protection device.

15.14.190 – Section 505.1 Address Identification. Section 505.1 is amended to read as follows: New buildings and tenant spaces shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed.

15.14.200 – Section 505.1.1 Numbers for One and Two Family Dwellings. Section 505.1.1 is added to read as follows: Numbers for one and two-family dwellings shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the

building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.14.210 – Section 505.1.2 Numbers for Other than One and Two Family Dwellings. Section 505.1.2 as added to read as follows: Numbers for other than one and two-family dwellings shall be a minimum of 12 inches high with a minimum stroke width of 1 inch. Suite numbers for other than one and two-family dwellings shall be a minimum of 6 inches high with a minimum stroke width of 0.5 inches.

Exception: These requirements may be modified with the approval of the fire code official.

15.14.220 – Section 506.1 Where Required. Section 506.1 is amended to read as follows: When access to or within a structure or area is determined to be unduly difficult by the fire code official because of secured openings (doors or gates), or due to the presence of hazardous materials or fire protection systems a key box shall be required to be installed at an accessible location. The key box shall be an approved type and contain those keys necessary to gain access.

15.14.230 – Section 507.5 Fire Hydrant Systems. Section 507.5 is amended to read as follows: Fire hydrant systems shall comply with Sections 507.5.1 through 507.5.6 and Appendix C as amended.

15.14.240 – Section 507.5.1 Where Required. Section 507.5.1 is amended to read as follows: Where a portion of the facility or building hereafter constructed or moved into or within the jurisdiction is more than 150 feet from a hydrant on a fire apparatus access road, as measured by an approved route around the exterior of the facility or building, on-site fire hydrants and fire mains shall be provided where required by the fire code official.

15.14.250 – Section 507.5.1 Exception Deletion. Section 507.5.1 (Exception) is deleted.

15.14.260 – Section 507.5.1.1 Hydrant for Standpipe Systems. Section 507.5.1.1 is amended to read as follows: Buildings equipped with a standpipe system installed in accordance with Section 905 shall have a fire hydrant within fifty (50) feet of a fire department connection (FDC), or as approved by the Fire Code Official.

Form:
Form:

15.14.2760 – Section 510.1 Emergency Responder Radio Coverage in Buildings. Section 510.1 is amended to read as follows: All buildings shall have approved radio coverage for emergency responders within the building. The system shall comply with this section and the Fire Department Standard for Emergency Responder Radio Coverage Systems.

15.14.2870 – Section 510.1 Exception 1 Deletion. Section 510.1 (Exception 1) is deleted.

15.14.2980 – Section 510.3 Section Deletion. Section 510.3 is deleted.

15.14.30290 – Section 605.11 Solar Photovoltaic Systems. Section 605.11 is ~~amended~~ added to read as follows: Photovoltaic power systems shall be installed in accordance with the requirements of the California Building Code as amended, California Residential Building Code as amended, California Electrical Code, California Fire Code as amended and City of Cloverdale Fire Department Standard for installation of Photovoltaic Power Systems.

15.14.3190 – Section 901.7.7 Problematic and Unreliable Fire Alarms. Section 901.7.7 is added to read as follows: The Fire Chief may determine a fire alarm to be unreliable upon receipt of more than

four (4) false alarms within a twelve-month period. Upon making such a finding, the Fire Chief may order the following:

- (a) For any nuisance alarm where the system is not restored, the Fire Chief may require the system owner to provide standby personnel or take such other measures, as the Fire Chief deems appropriate. ~~Persons or activities required by the Fire Chief~~ Such measures shall remain in place until a fire department approved fire alarm maintenance firm certifies in writing to the Fire Chief that the alarm system has been restored to a reliable condition. The Fire Chief may require such tests as he deems necessary to demonstrate the adequacy of the system.
- (b) Upon the fifth (5th) and sixth (6th) nuisance alarms from the alarm system within a twelve (12) month period, the system owner shall pay a mitigation fee to the fire department of \$150.00, plus the cost of fire engine response, for each occurrence.
- (c) Upon the seventh (7th) and eighth (8th) nuisance alarms from the alarm system within a twelve (12) month period, the system owner shall pay a mitigation fee to the fire department of \$300.00, plus the cost of fire engine response.
- (d) Upon the ninth (9th) and following nuisance alarms from the alarm system within a twelve (12) month period, the system owner shall pay a mitigation fee to the fire department of \$500.00, plus the cost of fire engine response, for each occurrence.

15.14.3240 – Section 903.2 Where Required. Section 903.2 is amended to read as follows: Approved automatic sprinkler systems in new buildings and structures shall be provided as described in this section. Additional local requirements are described in Section 903.2.20 and may supersede the following requirements. The most restrictive requirement shall apply.

15.14.3320 – Section 903.2.20 Local Fire Sprinkler System Requirements. Section 903.2.20 is added to read as follows: Section 903.2.20 Local Fire Sprinkler System Requirements.

15.14.3430 – Section 903.2.20.1 System Requirements. Section 903.2.20.1 is added to read as follows:

An automatic sprinkler system shall be installed and maintained in all newly constructed buildings.

Exceptions:

1. Detached Group U occupancies 1,000 sq. ft. or less. Agricultural buildings and private riding arenas as approved by the fire or building code official.
2. Detached pool houses up to 1,000 sq. ft. in floor area within 50 feet of the pool and limited to a single bathroom.
3. Detached non-combustible motor vehicle fuel dispensing canopies classified as a Group M occupancy and conforming with CBC Section 406.7.
4. Detached Car Ports of non-combustible construction with no habitable space above.
5. Detached Group B or M occupancies 500 sq. ft. or less.

15.14.3540 – Section 903.2.20.2 Additions-Residential. Section 903.2.20.2 is added to read as follows: Additions to existing R3 occupancy residential buildings that increase the total square footage of existing floor area by 50% or more of the existing floor area shall meet the requirements for new construction. All additions to all Group R occupancy residential buildings with an existing approved automatic sprinkler system shall be required to extend the sprinkler system into the addition.

Additions to existing Group R-1, R-2, R-2.1, R-3.1, & R-4 occupancies that result in additional guest room(s) or dwelling units shall meet the requirements for a newly constructed building.

15.14.3650 – Section 903.2.20.3 Additions—Commercial. Section 903.2.20.3 is added to read as follows: Additions to existing commercial buildings that increase the total square footage of existing floor area by 25% or greater shall meet the requirements for a newly constructed building. All additions to commercial buildings with an existing approved automatic sprinkler system shall be required to extend the sprinklers into the addition.

Additions to existing Group R-1, R-2, R-2.1, R-3.1, & R-4 occupancies that result in additional guest room(s) or dwelling units shall meet the requirements for a newly constructed building.

15.14.3760 – Section 903.2.20.4 Remodels, Alterations, or Repairs. Section 903.2.20.4 is added to read as follows: For remodels, alterations or repairs to an existing building involving demolition, removal or repair of more than 50% of the existing structure, the building shall meet the automatic fire sprinkler requirements for a newly constructed building. For purposes of this section, the “50%” threshold shall be applied if the project involves any of the following:

1. The removal, demolition or repair of more than 50% of the exterior weight bearing walls;
- or,
2. The removal, demolition or repair of more than 50% of the roof structure (including the framing, sheathing, and roof covering of a building but not limited to rafters, trusses, beams, purlins); or
3. The removal, demolition or repair of more than 50% of the interior tenant improvements on a commercial building which reduces the building to a “shell” condition.

Exceptions:

1. Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.
2. Whenever there are practical difficulties involved, the Fire Code Official shall have the authority to grant modifications in individual cases provided the modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8 of the Fire Code.
3. Additions or repairs solely for the purpose of seismic retrofit following criteria shall be considered in the “50%” threshold evaluation; shall be applied if it involves the removal or demolition of more than 50% of the exterior weight bearing walls:
 1. The removal or delmition of more than 50% of the exterior weight bearing walls. Or,
 2. Removal of the roof structure (to include removal of the roof structure framing, sheathing, and roof covering of a building but not limited to: rafters, trusses, beams purlins). Or,
 3. Removal of interior tenant improvements on a commercial building which reduces the building to a “shell” condition shall require the future build-out to comply with fire sprinkler requirements.

Exceptions:

- Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.
- Whenever there are practical difficulties involved, the fire code official shall have the authority to grant modifications in individual cases provided the

modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8.
Additions or repairs solely for the purpose of seismic retrofit.

15.14.3870 – Section 903.2.20.5 Changes in Occupancy. Section 903.2.20.5 is added to read as follows: Where any change of occupancy occurs where the proposed new occupancy classification is more hazardous based on fire and life safety risks as determined by the fire code official, including, but not limited to, the conversion of residential buildings to condominiums, the building shall meet the requirements for a newly constructed building.

15.14.3980 – Section 903.2.20.6 Elevation of Existing Buildings. Section 903.2.20.6 is added to read as follows: An automatic fire extinguishing system shall be installed throughout all existing buildings when the building is elevated to: three or more stories, or more than 35 feet in height, from grade to the exposed roof.

Exceptions: An automatic fire-extinguishing system need not be provided when the area above 35 feet is provided for aesthetic purposes only and is a non-habitable space.

15.14.40390 – Section 903.2.20.7 Residential Sprinkler Pressure Relief. Section 903.2.20.7 is added to read as follows: Residential fire sprinkler systems must have an NFPA 13D approved pressure relief valve when static pressures are greater than 80 psi.

15.14.4190 – Section 903.2.20.8 Residential Freeze Protection. Section 903.2.20.8 is added to read as follows: Residential fire sprinkler systems shall have adequate freeze protection to address outside temperatures below 40 degrees Fahrenheit. This can be achieved by insulating coverings or other reliable means of maintaining a minimum temperature of 40 degrees Fahrenheit.

15.14.4240 – Section 903.3 Installation Requirements. Section 903.3 is amended to read as follows: Sprinkler systems shall be installed in accordance with NFPA 13, NFPA 13R, if approved by the fire code official, and NFPA 13D.

15.14.4320 – Section 903.3.1 Standards. Section 903.3.1 is amended to read as follows: Fire sprinkler systems installed in buildings of an undetermined use shall be designed and installed to have a design density of .33 gallons per minute per square foot over a minimum design area of 3,000 square feet. Where a subsequent occupancy change requires a system with greater capacity, it shall be the building owner's responsibility to upgrade the system to the required density.

15.14.4430 – Section 903.3.7 Fire Department Connections. Section 903.3.7 is amended to read as follows: The location of the fire department connections (FDC's) shall be approved by the fire code official. Approved locking caps shall be provided on all newly installed FDC's and on any existing FDC's found to be vandalized.

15.14.4540 – Section 903.4 Sprinkler System Monitoring and Alarms. Section 903.4 is amended to read as follows: Except for Group R, Division 3 Occupancies, all valves controlling the water supply for automatic sprinkler systems, and associated pumps, tanks, water levels and water flow switches shall be electronically supervised.

15.14.4650 – Section 903.4.1 Signals. Section 903.4.1 is amended to read as follows: Alarm, supervisory and trouble signals shall be distinctly different and shall be automatically transmitted to an approved central station, remote supervising station, or proprietary supervising station as defined in

NFPA 72, or when approved by the fire code official, shall sound an audible alarm at a constantly attended location.

15.14.4760 – Section 903.4.2 Alarms. Section 903.4.2 is amended to read as follows:

One exterior approved audible and visual sprinkler water flow alarm device shall be connected to every automatic fire sprinkler system in an approved location. Such device shall be activated by water flow equivalent to the flow of a single sprinkler of the smallest orifice size installed in the system. Where a building fire alarm system is installed, actuation of the automatic fire sprinkler system shall also actuate the building fire alarm system.

Every new commercial fire alarm system installed as a sprinkler system monitoring alarm shall also provide notification for the purpose of initiating emergency action, including those systems activated solely by the fire sprinkler systems, so that occupants of the building shall be notified audibly and visually within each suite or building division. A minimum of one notification appliance shall be located in each suite or building division in an occupied location.~~One exterior approved audible and visible device shall be connected to every automatic fire sprinkler system in an approved location. Such sprinkler waterflow alarm devices shall be activated by waterflow equivalent to the flow of a single sprinkler of the smallest orifice size installed in the system. Where a building fire alarm system is installed, actuation of the automatic fire sprinkler system shall actuate the building fire alarm system.~~

~~Every new commercial fire alarm system installed as a sprinkler system monitoring alarm shall also provide notification for the purpose of initiating emergency action, including those systems activated solely by the fire sprinkler systems, so that occupants of the building shall be notified audibly and visually within each suite or building division. A minimum of one notification appliance shall be located in each suite or building division in an occupied location.~~Every fire alarm system installed for the purpose of evacuation, including those systems activated solely by fire sprinkler systems, shall be designed so that all occupants of the building shall be notified audibly and visually.

15.14.4870 – Section 905.3.1 Building Height. Section 905.3.1 is amended to read as follows: Standpipes shall be installed in buildings three stories or more in height, with approved outlets on each floor above or below grade and the roof. Said outlets may be connected to the building's fire sprinkler system.

15.14.4980 – Section 905.9 Valve Supervision. Section 905.9 (Exception 2) is deleted.

15.14.50490 – Section 907.2.8.1 Fire Alarm Systems. Section 907.2.8.1 (Exception 2.2) is amended to read as follows: 2.2 Notification devices installed in the common areas serving the residential units shall operate upon sprinkler water flow or manual station activation.

15.14.510 – Section 4902.1 Definitions. Section 4902.1 is amended to read as follows: Wildland-Urban Interface Fire Area is a geographical area located within any Moderate, High or Very High Fire Severity Zone as recommended by the CDF Director pursuant to Public Resource Code Sections 4201–4204 and Government Code Sections 51175–51189, in a Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements.

15.14.520 – Section 4906.2 Application. Section 4906.2 is amended to read as follows: 3. Land in a Moderate, High or Very High Fire Severity Zone as designated by the CDF Director, in a Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements.

15.14.530 – Section 4907 Defensible Space. Section 4907 is amended to read as follows: Buildings and structures located within any Moderate, High or Very High Fire Severity Zone as designated by the CDF Director, in a Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, asor as conditioned by Cloverdale development requirements, shall maintain a defensible space as outlined in Government Code 51175–51189 and in the fire department’s “Construction and Defensible Space Standard within Designated Fire Severity Zones” document.

15.14.5400 – Section 5001.5.3 Electronic Reporting. Section 5001.5.3 is added to read as follows: All Hazardous Material Management Plans (HMMP) and Hazardous Material Inventory Statements (HMIS) shall be submitted electronically as approved by the fire code official.

15.14.5540 – Section 5003.3.1 Unauthorized Discharges. Section 5003.3.1 is amended to read as follows: Any suspected or actual hazardous material, as defined by this code, including any suspected or actual carcinogen, which escapes into the environment through an unauthorized release shall be reported to the Fire Chief immediately upon discovery, regardless of whether the release occurs on or off the site of the permitted facility and the following procedures required in accordance with Sections 5003.1.1.1 through 5003.3.1.4, shall be followed.

15.14.5620 – Section 5609 Fireworks. Section 5609 is added to read as follows:

A. Definitions. The following words have the following meanings in this section:

“Dangerous Fireworks” means dangerous fireworks as defined in Health and Safety Code sections 12505 and 12561 and the relevant sections of Title 19 of the California Code of Regulations, Subchapter 6, which are hereby incorporated by reference, as those sections may be amended from time to time.

“Enforcement Officer” means any person designated by the City Manager, including, without limitation, any fire district official or other designated public agency official authorized to enforce this section.

“Fireworks Stand/Booth” means any building, counter, or other structure of a temporary nature used in the sale, offering for sale, or display for sale of safe and sane fireworks.

“Nonprofit organization” means, for the purposes of this section, any nonprofit association, charity or corporation organized primarily for veterans, patriotic, welfare, civic betterment, educational, youth development or charitable purposes pursuant to Internal Revenue Code Sections 501 (c) 3, 4, 6, 7, 8, 10, 19, 23, or 26, Section 501 (d), Section 501 (e); or that has been issued a tax-exempt certificate as required under the Revenue and Taxation Code of the State of California; or a group that is an integral part of a recognized national organization having such tax-exempt status; or a nonprofit organization affiliated with and officially recognized by an elementary, junior high and/or high school and/or school district that serves, in whole or in part, the residents of the City or a public and/or private community college, college and/or university that is located within the boundaries of the City.

“Permit” means the authorization issued by qualified City officials allowing the sale of safe and sane fireworks in accordance with this section.

“Permittee” means a qualified applicant as defined in this section that has been issued a permit that is valid and has not been revoked in accordance with this section.

“Person” means a natural person or a legal entity that is also an owner, tenant, lessee and/or other person with any right to possession or control of the property where a violation of this section occurred.

“Principal and permanent meeting place” means a permanent structure, playing field, geographic area or service population that resides in or is located within the City.

“Public display of fireworks” means an entertainment feature where the public is admitted or permitted to view the display or discharge of fireworks by a licensed pyro-technician.

“Qualified applicant” means any group or organization that has met all of the following criteria for a continuous period of not less than one full year preceding submittal of an application for a permit required by this section and that continues to meet the criteria for the duration of any permit issued by the City pursuant to this section:

- i. The organization must be a nonprofit organization as defined in this section;
- ii. The organization must have its principal and permanent meeting place within the City;
- iii. The organization must be one that provides direct and regular community services and benefits to the residents of the City;
- iv. The organization must have a minimum bona fide membership of at least twenty (20) members who either reside in the City, are employed in the City, or are owners or operators of a business or other establishment located in the City;
- v. Neither the organization nor any of its officers and/or officials have been found by any court or City administrative process to be in violation of any civil or criminal local, state or federal law relating to fireworks within twenty-four calendar months prior to the organization’s submittal of an application for a permit to sell; and
- vi. The organization has not had a permit to sell fireworks revoked within twenty-four months prior to the organization’s submittal of an application for a permit.

“Responsible person” means a person who causes a violation of this section to occur or allows a violation to exist or continue, by his or her action or failure to act, or whose agent, employee or independent contractor causes a violation to occur, or allows a violation to exist or continue. There is a rebuttable presumption that the record owner of a residential parcel, as shown on county’s latest equalized property taxes assessment rolls, and a lessee of a residential parcel has notice of any violation existing on said property. For purposes of this section, there may be more than one responsible person for a violation. Any person, irrespective of age, found in violation of any provision of this section may be issued a citation in accordance with the provisions of this section. Every parent, guardian or other person, having the legal care, custody or control of any person under the age of 18 years may be issued a citation in accordance with the provisions of this section, in addition to any citation that may be issued to the offending minor.

“Safe and Sane Fireworks,” also known as “State approved fireworks,” shall mean safe and sane fireworks as defined in Health and Safety Code sections 12529 and 12562 and the relevant sections of

Title 19, Code of Regulations Subchapter 6, which are hereby incorporated by reference, as those sections may be amended from time to time.

B. Fireworks. Except as hereinafter provided, it shall be unlawful for any person, firm, corporation, association, organization or entity to possess, store, sell, use, or explode any dangerous fireworks or explode any rocket, firecracker, Roman candle, squib, torpedo, torpedo cane, wire core sparkler, wooden core sparkler, black cartridge, or other combustible device or explosive substance, or any kind of fireworks or dangerous fireworks by whatsoever name known within the City; provided, however, that the City may adopt reasonable rules and regulations for the granting of permits for supervised public displays of fireworks by a public agency, fair association, amusement park or other organization or for the use of fireworks by artisans in pursuit of their trade. Every such use or display shall be handled by a competent operator approved by the City, and shall be of such character and so located, discharged or fired so as not to be hazardous to property or endanger any person in the opinion of the City.

Exception: Safe and Sane Fireworks: It shall not be unlawful to possess or sell within the City safe and sane fireworks as defined herein under the conditions and at the times and locations set forth in this section.

This section shall not apply to persons, businesses or entities licensed by the State Fire Marshal as a wholesaler and/or import/export concern to legally possess or sell fireworks, including those prohibited by this section, within the City for the primary purpose of sale and distribution outside the City.

Notwithstanding any contrary provision of this code, the City Council may in any given fireworks sales year prohibit the sale and discharge of safe and sane fireworks upon determining that conditions exist in the City, that may include, but are not limited to, fire weather events, fuel moisture, drought, limitations on available firefighting forces and/or other condition, that the City Council finds creates an extreme danger to the public health and safety and/or life and property of the residents, businesses and visitors of the City. In its sole discretion, the City Council may consult with the Cloverdale Fire Protection District prior to prohibiting the sale and discharge of safe and sane fireworks in any given fireworks sales year.

C. Fireworks—Conditions On Sales And Use.

1. **Prohibition on Sale and Use of Fireworks.** It is unlawful for any person, firm, corporation, association, or organization to sell or offer for sale any fireworks within the City, except as expressly permitted by this section. It is unlawful for any person, firm, corporation, association, organization or entity to use any fireworks within the City except as expressly permitted by this section.

2. **Time of Sale.** Subject to the provisions of the State Fireworks Law (California Health and Safety Code, Division 11, Part 2, Chapters 1-7, Health and Safety Code Sections 12500-12801), as amended from time to time, and the provisions of this code, state approved fireworks, as defined in Section 12504 of the California Health and Safety Code, may be sold within the City between the hours of 10:00 a.m. and 9:00 p.m. on July 1st, July 2nd, July 3rd and July 4th.

3. **Permit Required.** No person, firm, corporation, association, or organization shall sell safe and sane fireworks within the City unless they are a permittee. All permit applications shall be received by the City no later than the last day of May each year. No person, firm, corporation, association or other organization, other than the permittee or its authorized representatives shall operate the booth for which the permit is issued or share or otherwise participate in the profits of the operation of such booth.

4. **Permit Application.** Each qualified applicant for a safe and sane fireworks sales permit shall file a written application with the City showing the following information:

- a. Name and address of the qualified applicant.
- b. Location where the qualified applicant proposes to sell fireworks.
- c. Places of storage for fireworks.
- d. Evidence that the qualified applicant meets the criteria specified in this section.

All applications for permits to sell safe and sane fireworks shall be in writing to the City on forms supplied by the City. In addition to the information required above, applications shall set forth any other information that may be required by the City.

Applications shall be accompanied by a certification executed by an authorized representative of the applicant that, if a permit is issued to the applicant, the applicant shall, at the time of receipt of such of permit, deliver to the City a certificate evidencing an occurrence-based policy of insurance naming the "City of Cloverdale and its officials, officers, employees, agents and volunteers" as additional insured's thereunder, with the following minimum limits: \$1,000,000 public liability and property damage; and general aggregate coverage of \$2,000,000. No policy will be acceptable that contains a provision allowing a deductible amount. A copy of the requisite State Retail Sales Permit from the Office of the California State Fire Marshal must also be attached.

Every application for a permit to sell safe and sane fireworks shall state the zoning of the real property on which the fireworks stand is to be located, which zoning classification shall be obtained from the City planning department.

The City shall notify permit applicants by June 15 of permit approval or disapproval. All organizations whose permits have been approved shall have up to and including June 20th of that year to pick up their permits.

Every application for a permit shall be accompanied by a non-refundable application fee established by resolution of the City Council. This application fee shall be in addition to any fee or tax imposed by this section.

Every application shall set forth the proposed location of the fireworks stand, the name, address and telephone number of one or more responsible adults who will be in charge of and responsible for the fireworks booth during the period safe and sane fireworks are sold, displayed or stored at such location, and written permission from the owner of record (or lessor, if the property is subject to lease) upon which said proposed stand will be located.

5. **Organization(s) Authorized to Sell.** No permit to sell safe and sane fireworks shall be issued to any entities other than qualified applicants, as defined in this section.

6. **Maximum Number of Permits to Sell.** The maximum number of permits that may be issued and the maximum number of safe and sane fireworks stands that will be permitted pursuant to this section during any one calendar year shall not exceed one permit for each 4,000 residents of the City or fraction thereof, based on the latest official roster of the State of California Census Estimate.

If the number of qualified applicants exceeds the number of permits allowed under this section, the City Council shall select the qualified applicants to whom permits shall be issued by the following method:

a. Qualified applicants that were permittees during the preceding year shall have first priority for the available permits;

b. If the number of permits allowed for a year exceeds the number of the permittees from the preceding year that are applicants for that year, City staff shall forward a list of applicants who were not permittees the preceding year to the City Manager who shall, not later than on the 5th day of June, supervise an impartial drawing to determine an order of priority for each such application. Following the drawing, the City Manager shall forward to City staff a list of applications, numbered in order of priority for investigation and issuance of permits. Permits will be issued first to all qualified applicants that were permittees the preceding year, and then, in order of priority, to qualified applicants on the drawing list.

c. After the authorized number of permits has been determined and all the authorized permits issued, all remaining qualified applicants shall be combined into one group. From that group one applicant shall be drawn as the first alternate and one applicant shall be drawn as the second alternate. The alternates may be offered a permit if one of the permits granted that year is surrendered or revoked prior to June 20th. An alternate permit shall first be offered to the alternate. An alternate permit shall be offered to the second alternate if the first alternate receives a permit and another permit becomes available, or if an alternate permit is available and the alternate declines a permit or ceases to be a qualified applicant.

7. Total Number of Booths Permitted. Fireworks sales permits shall limit each qualified applicant to one booth. The purpose of limiting booths to one per qualified applicant is to allow a maximum number of entities, organizations, or groups to participate in fireworks sales.

8. Insurance Requirements as a Condition of Sale. Each applicant for a permit shall file with the City, prior to the issuance of any permit, a policy of occurrence-type public liability insurance and property damage with applicable coverage of at least \$1,000,000 and general aggregate coverage of \$2,000,000. No policy will be acceptable that contains a provision allowing for a deductible amount. The City, its officials, officers, employees, agents, and volunteers shall be named as additional insured's on such insurance policy by a separate endorsement in a form acceptable to the City.

9. Determination of Eligibility by City—Right of Appeal. The City shall issue a permit to sell safe and sane fireworks unless:

a. The City finds, in writing, that the applicant does not meet the criteria for a qualified applicant as that term is defined in this section;

b. The City finds, in writing, that the applicant has failed to provide sufficient plans, information or other data necessary to permit a determination regarding compliance with the requirements of this section;

c. The City finds, in writing, that the applicant is not in compliance with any of the requirements of this section;

d. The City finds, in writing, that one or more of the bases for revocation specified in the provision entitled, "Revocation of Permit; Appeal," of this section applies;

e. The City determines that the number of qualified applicants exceeds the number of available permits under the section entitled, "Maximum Number of Permits to Sell." The City must advise, in writing, all qualified applicants of this determination no later than June 15th.

Any denial of a permit pursuant to this provision may be appealed pursuant to the procedures set forth in Section 15.14.540 of this Title.

10. Fireworks Booth—Restrictions on Sales.

a. All retail sales of State approved fireworks shall be permitted only within a temporary booth. Sales from any other building or structure are prohibited. A fireworks booth need not comply with the provisions of the City's Building Code; provided, however, that every fireworks booth shall be erected subject to inspection by City staff, who shall require that the fireworks booth be constructed in a manner that will reasonably ensure the safety of attendants and patrons.

b. No booth shall have a floor area in excess of 750 square feet. All booths in excess of 20 feet in length must have two exits. Larger booths must have an exit for every 20 feet of length located 20 feet apart.

c. No booth shall be located within 25 feet of combustible buildings and/or building openings (windows or doors) or within 50 feet of any flammable materials or within one hundred (100) feet of any gasoline pump or distribution point or a natural gas meter. Location of booths is subject to City approval.

d. All weeds and combustible materials shall be cleared in and around each booth for a distance of at least 25 feet in all directions.

e. "No Smoking" signs shall be prominently posted on all fireworks booths. Smoking is prohibited within any fireworks booth, and no person shall smoke within twenty-five (25) feet of any fireworks booth.

f. No person shall light, cause to be lighted or permit to be lighted any fireworks or combustible material within fifty (50) feet of any fireworks booth. No fuel-powered generator or similar equipment shall be allowed within fifty (50) feet of any fireworks booth.

g. No electrical devices or open flames are permitted within any fireworks booth, except that lighting shall be permitted if it is covered by a plastic shield.

h. Each fireworks booth shall be provided with a minimum of one model 2AB10BC fire extinguisher and one 5-gallon pressure water fire extinguisher, in good working order and easily accessible, for use in case of fire.

i. No person shall knowingly sell fireworks to any person under eighteen (18) years of age. Proof that the fireworks booth permittee demanded, was shown, and acted in reliance upon, bona fide evidence of age and identity in any sale of fireworks regulated by this section shall be a defense to any proceedings for suspension or revocation of the permittee's State approved fireworks permit or a criminal proceeding instituted by the City against the permittee for violations of this section. For purposes of this provision, "bona fide evidence of age and identity of purchaser" shall mean a document issued by a federal, state, county or municipal government that contains a photograph and date of birth of the purchaser including, but not limited to, a valid California Driver's License or an Identification Card issued to a member of the Armed Forces. Signs shall be posted in conspicuous places on and in the booth indicating "No Fireworks Sales to Persons Under the Age of 18—Photo I.D. Required.

j. Each fireworks booth must post its City permit to sell safe and sane fireworks, its temporary sales tax permit from the California State Board of Equalization, its State Fire Marshal Retail Sales Permit and proof of the required insurance in a prominent place inside the fireworks booth.

k. Approved banners or other barricades to prohibit parking within 20 feet of the booth shall be provided.

l. Signs must be posted on each booth stating "No fireworks permitted in the unincorporated areas of Sonoma County."

m. No person under eighteen (18) years of age shall sell or participate in the sale of safe and sane fireworks at a fireworks booth. No person under eighteen (18) years of age shall be permitted inside the booth during hours of operation. Each booth must have an adult in attendance and in charge of operations whenever the booth contains, or is engaged in the sale of, fireworks. The permittee is solely responsible for ensuring the presence of said adult. For the purpose of this section, the term "adult" shall mean any person so defined under California law.

n. No person other than the permittee shall operate the booth for which the permit is issued or share or otherwise participate in the profits of the operation of such booth.

o. No persons other than the individuals who are members of the permittee or the adult family members of such members shall sell or otherwise participate in the sale of safe and sane fireworks at such booth.

p. No person shall be paid any consideration by the permittee for selling or otherwise participating in the sale of safe and sane fireworks at such booth; provided, however, that compensation may be paid for licensed security personnel during sale or non-sale hours and to the party authorizing the location of the booth on its property.

q. All unsold stock of fireworks shall be removed from the booth and located in an approved area immediately after close of business on each and every day of operation.

r. All litter resulting from the operation of the fireworks booth shall be removed on a daily basis.

s. No person shall sleep or remain in any fireworks booth after close of business each day or at any time when the booth is closed for business.

t. All unsold stock of fireworks in the possession of the permittee after 10:00 p.m. on the 5th day of July shall be returned to the wholesaler/distributor and removed from the City within ten (10) days. All safe and sane fireworks booths shall be closed, the booth removed from the temporary location, and all litter shall be removed from the premises by noon on July 15th.

11. Temporary Sales Tax Permit. Permittees are required to obtain a temporary sales tax permit from the California State Board of Equalization.

12. Limitations on Places and Hours of Discharge.

a. It shall be unlawful for any person to discharge any safe and sane fireworks in the City except between the hours of 11:00 a.m. to midnight on July 4th. Pyrotechnic displays authorized in

accordance with this section may be exempted from these restrictions subject to applicable provisions of the California Health and Safety Code. City officials may, in their sole discretion, consult with the Cloverdale Fire Protection District regarding proposed places and hours of discharge.

b. It shall be unlawful for any person to ignite, discharge, project or otherwise fire or use, any safe and sane fireworks, or permit the ignition, discharge or projection thereof, upon or over or onto the property of another without the property owner's consent, or to ignite, discharge, project or otherwise fire or make use of any safe and sane fireworks within ten (10) feet of any residence, dwelling or other structure used as a place of habitation by human beings.

c. The use of safe and sane fireworks in the City shall be limited to private property except as otherwise provided herein. No person shall ignite or discharge any safe and sane fireworks on private open areas such as parks, parking lots or vacant property, without the property owner's or his or her designated agent's permission. No person shall ignite or discharge any safe and sane fireworks on public or semi-public open areas such as parks, parking lots or vacant property, excluding public streets and sidewalks, except as authorized in writing by the City and, if applicable, the private property owner or his or her designated agent.

d. Any person who ~~discharges safe and sane fireworks on public or private property~~ shall be responsible for the removal of all spent fireworks debris and litter or rubbish associated with the discharge of fireworks, and for disposition thereof in an appropriate trash receptacle. Spent fireworks debris shall be allowed to cool for at least 30 minutes or immersed in water before discarding in a trash receptacle.

e. No safe and sane fireworks shall be discharged in the Fire Hazard Severity Zones (FHSZ) of the City, as established and approved by the City with the assistance of the California Department of Forestry and Fire Protection and within the boundaries set forth on the FHSZ map kept on file in the City Engineer's office. All fireworks booths shall post a notice of such fireworks ban and a map designating the FHSZ restrictions, in the form provided by the City. Booth operators shall advise persons purchasing State approved fireworks to review the notice and map and advise them of the fireworks restrictions in the FHSZ.

f. It shall be unlawful for any person having the care, custody or control of a minor (under 18 years of age) to permit such minor to discharge, explode, fire or set off any dangerous fireworks at any time, or to permit such minor to discharge or set off any safe and sane fireworks unless such minor does so under the direct supervision of a person over eighteen (18) years of age and during the hours and on the day permitted by this section.

13. **Qualified Applicant Reporting Requirement.** On or before November 1st of each sales year permittees must submit to the City Manager a financial statement by the treasurer or financial officer of the permittee setting forth the total gross receipts from the fireworks stand operated by the permittee; all expenses incurred and paid in connection with the purchase of fireworks and the sale thereof; and to whom and for what purpose the net proceeds were or will be disbursed, along with the most recent report filed by the qualified applicant with the State Board of Equalization. The filing of the statement required by this section with the City shall be a condition precedent to the granting of any subsequent permit, and a permittee that fails to file such statement shall not be considered a qualified applicant in the year immediately following its failure to file.

14. **Revocation of Permit; Appeal.** Any permit issued under this section may be revoked by the City in case of any violation of this section or any terms or conditions of the permit. The City Council may revoke said permit(s) and/or prohibit fireworks sales at any time it deems necessary to protect the

health, safety and welfare of the citizens of the City. Any appeal of a permit revocation shall be subject to the following time limitations:

a. If the revocation occurs between June 22 and July 4, the City shall inform the permittee that the permittee may seek review of the City's decision by the City Manager, or the City Manager's designee, on the next business day. At the earliest opportunity on the next business day after the revocation, City staff shall provide the City Manager with written notice that a fireworks permit has been revoked, including the name of the permittee and a brief statement of the grounds for revocation. The City Manager, or the City Manager's designee, shall meet with the permittee on that day, upon the permittee's request, to review the City's decision. The decision of the City Manager shall be final. If the revocation occurs before or after the specified period, the appeal procedures of paragraph (b) below and section 15.14.540 of this chapter shall apply.

b. If a revocation occurs before or after the dates specified in paragraph a, above, such revocation shall not take effect for ten (10) days, during which time the permittee may seek review of the City's decision by submitting a written request for review to the City pursuant to the procedures set forth in section 15.14.540 of this chapter. City staff shall provide the City Manager with written notice that a fireworks permit has been revoked, including the name of the permittee and a brief statement of the grounds for revocation. The decision of the City Manager shall be final.

Any permittee whose permit has been revoked, pursuant to paragraph (a) or (b) above, may be barred from receiving a permit under this section for up to five (5) years from the date of revocation.

D. Seizure Of Fireworks. The City may seize, take, remove or cause to be removed, at the expense of the permittee or licensed fireworks wholesaler, whichever is applicable, all stock of fireworks offered or exposed for sale, stored or held in violation of this section when such violation creates an imminent threat to public health or safety, subject to applicable law.

E. Storage Of Fireworks—Generally. Except as otherwise herein provided, the storage and use of fireworks, (except State-approved fireworks purchased for individual or family use) inside buildings is prohibited.

F. Storage Of Safe And Sane Fireworks—Retail. The storage of safe and sane fireworks by permittees conducting retail sales shall be in a non-combustible container or magazine as approved by the City. The location of said storage shall be within the City limits and be approved by the City.

G. Prohibition Against Modification And Discharge Of Safe And Sane Fireworks. No person shall modify, tamper with, disassemble, rearrange and/or combine the contents or original packaging of any State approved firework, nor in any way remove the original packaging labels.

H. Prohibition Against Possession, Use, Display Or Discharge Of Modified Safe And Sane Fireworks. No person shall possess, use, display, discharge or explode any safe and sane fireworks that have been tampered with, disassembled and/or rearranged, nor shall any person possess, use, display, discharge, explode or combine the contents of multiple safe and sane fireworks, or change the originally intended purpose of Safe and Sane Fireworks.

I. Fireworks Wholesaler Public Education Plan. Each fireworks distributor/wholesaler who is supplying one or more of the Cloverdale nonprofit organizations who are permittees under this section, shall annually submit a Public Education Plan to the City by no later than 5:00 pm on June 15. Said Public Education Plan should outline the public safety and education efforts for that year that have been initiated, supported and/or delivered by each fireworks distributor/wholesaler within the City. Said public

education plan should include, but is not limited to, samples of all the materials and the extent of distribution of all of the safety and education materials discussed in that wholesaler's/distributor's plan.

J. Deadlines For Applications And Other Filings. If a deadline set forth in this section, including, but not limited to, the time for submitting an application, paying an administrative fine, or filing a notice of appeal, falls on a day when City offices are closed, such deadline shall automatically be extended to the close of business on the next day City offices are open.

~~15.14.530 Section 4902.1 Definitions. Section 4902.1 is amended to read as follows: Wildland Urban Interface Fire Area is a geographical area located within any Moderate, High or Very High Fire Severity Zone as recommended by the CDF Director pursuant to Public Resource Code Sections 4201-4204 and Government Code Sections 51175-51189 or in a Very High or High Fire Severity Zone as identified by the Cloverdale General Plan.~~

~~15.14.540 Section 4906.2 Application. Section 4906.2 is amended to read as follows: 3. Land in a Moderate, High or Very High Fire Severity Zone as designated by the CDF Director or in a Very High or High Fire Severity Zone as identified by the Cloverdale General Plan.~~

~~15.14.550 Section 4907 Defensible Space. Section 4907 is amended to read as follows: Buildings and structures located within any Moderate, High or Very High Fire Severity Zone as designated by the CDF Director or in a Very High or High Fire Severity Zone as identified by the Cloverdale General Plan shall maintain a defensible space as outlined in Government Code 51175-51189 and the fire department's "Construction and Defensible Space Standard within Designated Fire Severity Zones" document.~~

15.14.570 – Section 5704.2.9.6.1 Locations Where Above Ground Tanks are Prohibited. Section 5704.2.9.6.1 is amended to read as follows: Storage of Class I and Class II liquids in above ground tanks outside of buildings is prohibited within the City of Cloverdale city limits except as authorized by the Fire Code Official.

15.14.580 – Section 5706.2.4.4 Locations Where Above Ground Tanks are Prohibited. Section 5706.2.4.4 is amended to read as follows: Storage of Class I and Class II liquids in above ground tanks is prohibited within the City of Cloverdale city limits except as authorized by the Fire Code Official.

15.14.590 – Section 5806.2 Limitations. Section 5806.2 is amended to read as follows: Storage of flammable cryogenic fluids in stationary containers outside of buildings is prohibited within the City of Cloverdale city limits except as authorized by the Fire Code Official.

15.14.600 – Section 6104.2 Maximum Capacity Within Established Limits. Section 6104.2 is amended to read as follows: For the storage of liquefied petroleum gas within the City of Cloverdale city limits, the aggregate capacity of any one installation shall not exceed a water capacity of 2,000 gallons except as authorized by the Fire Code Official.

15.14.61560 – Section A101 – Appendix A Appeals of Fireworks Booth Sales Permits. Section A101 of Appendix A, Board of Appeals, is deleted and replaced with the following: Fireworks Booth Sales Permits. The following appeals procedure shall apply exclusively to safe and sane fireworks sales permits under this section. Any person aggrieved by a decision of the City to disapprove an application, refuse to grant a permit, place conditions on a permit, or revoke a fireworks booth sales permit shall have a right to appeal the decision to the City Manager, or his/her designee. Except as provided in section 15.14.500, paragraph 14(a), such appeal shall be taken by filing a written notice of appeal with the City

Clerk within ten days of the date of the decision. The appeal shall set forth the grounds for the appeal and the name and address of the person requesting the appeal. A failure to file a timely and complete appeal shall render the decision final and conclusive. The City Manager shall, within ten days of the filing of the appeal, set a time and place for a hearing on the appeal. The appeal shall be set no less than five days after the filing of the appeal and no more than sixty days after the filing of the appeal. The City Manager's determination following the hearing shall be in writing and shall contain a statement of the facts upon which the determination is based. The City Manager's determination shall be sent first-class U.S. Mail, postage prepaid to the person requesting the appeal, not later than ten days following the date of such determination. The determination of the City Manager shall be final and conclusive.

15.14.62570 – Section B105.1 – Appendix B One and Two Family Dwellings. Section B105.1 of Appendix B is amended to read as follows: The minimum fire-flow requirements for one and two family dwellings having a fire-flow calculation area, which does not exceed 3,600 square feet, shall be 1,500 gallons per minute. Fire flow and flow duration for dwellings having a fire flow calculation area in excess of 3,600 square feet shall not be less than that specified in Table B105.1.

15.14.63580 – Section B105.2 – Appendix B Buildings Other than One and Two Family Dwellings. Section B105.2 of Appendix B is amended to read as follows: The minimum fire flow and flow duration for buildings other than one- and two-family dwellings shall be as specified in Table B105.1.

Exception: A reduction in required fire flow of up to 50 percent, as approved, is allowed when the building is provided with an approved automatic sprinkler system installed in accordance with other sections of this code. The resulting fire flow shall not be less than 1,500 gallons per minute for the prescribed duration as specified in Table B105.1.

15.14.64590 – Table C105.1 – Appendix C Footnote Additions. Table C105.1 of Appendix C, footnotes "f" and "g" are added to read as follows:
Table C105.1 Footnote f:

For commercial, industrial and multifamily residential buildings, average spacing shall be no greater than 300 feet.

Table C105.1 Footnote g:

Fire hydrants shall be located within 50 feet of the FDC, or as approved by the fire code official.

15.14.6500 – Section D103.2 Appendix D Grade. Section D103.2 of Appendix D is amended to read as follows: Fire apparatus access roads shall not exceed 15 percent in grade.

Exception: Grades steeper than 15 percent and less than 20 percent as approved by the fire code official.

15.14.6610 – Section D103.3 Appendix D Turning Radius. Section D103.3 of Appendix D is amended to read as follows: The minimum turning radius shall be determined by the fire code official or as approved by local standards.

15.14.6720 – Section D103.4.1 Appendix D Dead End Roads. Section D103.4.1 of Appendix D is added to read as follows: Dead-end fire apparatus access roads in excess of 150 feet shall be provided

with width and turnaround provisions in accordance with the local agency requirements for public streets or as approved by local standards.

15.14.6830 – Section D103.4.2 Appendix D Dead End Roads. Section D103.4.2 of Appendix D is added to read as follows: The maximum length of a dead-end road, including all dead-end roads accessed from that dead-end road, shall not exceed the cumulative lengths according to Table D 103.4, regardless of the number of parcels served. All lengths shall be measured from where the edge of the roadway intersects with the nearest through street. Where parcels are zoned 5 acres or larger, turnouts shall be provided at a maximum of 1,320 foot intervals. Each dead-end road shall have a turnaround constructed at its terminus within 50 feet of proposed buildings that meet fire department standards.

15.14.6940 – Table D103.4 Appendix D Amended. Appendix D Table D103.4 is amended to read as follows:

Table D103.4

Parcel Size	Max Allowable Length
Parcels zoned for less than one acre	800 feet
Parcels zoned for 1 acre to 4.99 acres	1,320 feet
Parcels zoned for 5 acres to 19.99 acres	2,640 feet
Parcels zoned for 20 acres or larger	5,280 feet

15.14.70650 – Section D103.6 Appendix D Signs. Section D103.6 of Appendix D is amended to read as follows: Where required by the fire code official, fire apparatus access roads shall be marked with permanent NO PARKING-FIRE LANE signs that meet California Vehicle Code and fire department standards.

15.14.71660 – Section D104.2 Appendix D Buildings Exceeding 62,000 square feet in Area (Exception). Section D104.2 of Appendix D is amended to delete the Exception and read as follows: Buildings or facilities having a gross building area of more than 62,000 square feet shall be provided with two separate and approved fire apparatus access roads.

15.14.72670 – Section D106.1 Appendix D Projects having more than 50 Dwelling Units (Exception). Section D106.1 of Appendix D is amended to delete the exception and read as follows: Multiple-family residential projects having more than 50 dwelling units shall be provided with two separate and approved fire apparatus access roads.

15.14.73680 – Section D106.2 Appendix D Section Deletion. Section D106.2 of Appendix D is deleted.

15.14.74690 – Section D107.1 Appendix D – One or Two Family Residential Developments. Section D107.1 is amended to read as follows: Projects having more than 50 dwelling units shall be provided with two separate and approved fire apparatus access roads.

15.14.7500 – Section D107.1 Appendix D Exceptions Deletion. The exceptions to Section D107.1 of Appendix D are deleted.

Chapter 15.16

CALIFORNIA EXISTING BUILDING CODE

Sections:

15.16.10 Adoption and Citation

15.16.10 – Adoption and Citation. The California Existing Building Code, 2013 edition, including tables, as set forth in Part 10 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding "15.16" before the sections of the California Existing Building Code.

Chapter 15.17

CALIFORNIA GREEN BUILDING STANDARDS CODE

Sections:

15.17.010 Adoption and Citation

15.17.020 Adoption of Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix A4,
Section A4.601.1 - Scope

15.17.030 Adoption of Non-Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix
A5, Section A5.601.1 – Scope

15.17.040 Section 202 – Definition of "PLANTS - Invasive plants"

15.17.050 Section 202 – Definition of "RECYCLED WATER"

15.17.060 Section 202 – Definition of "WATER FEATURE"

15.17.010 – Adoption and Citation. The California Green Building Standards Code, 2013 edition, including tables and appendices "A4" and "A5", as set forth in Part 11 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding "15.17" before the sections of the California Green Building Standards Code.

15.17.020 – Adoption of Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix A4, Section A4.601.1-Scope. Appendix A4, Section A4.601.1 Scope is amended to read as follows: "The measures contained in this appendix are adopted as MANDATORY to approach complete residential Cal Green Tier 1 compliance. Residential Cal Green Tier 2 compliance is NOT mandatory and remains voluntary. The provisions of this section outline the means of achieving enhanced construction or reaching levels by incorporating additional green building measures. In order to meet one of the tier levels, designers, builders, or property owners are required to incorporate additional green building measures necessary to meet the threshold of each level."

15.17.030 – Adoption of Non-Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix A5, Section A5.601.1-Scope. Appendix A5, Section A5.601.1 Scope is amended to read as follows: "The measures contained in this appendix are adopted as MANDATORY to achieve non-residential Cal Green Tier 1 compliance. Non-residential Cal Green Tier 2 compliance is NOT mandatory and remains voluntary. The provisions of this section outline the means of achieving enhanced construction or reaching levels by incorporating additional green building measures. In order to meet one of the tier levels, designers, builders, or property owners are required to incorporate additional green building measures necessary to meet the threshold of each level."

15.17.040 – Section 202 – Definition of “PLANTS - Invasive plants.” The definition of “PLANTS - Invasive plants” set forth in Section 202 is amended to read as follows: “**PLANTS - Invasive plants.** Invasive plants means species of plants not historically found in California and/or that spread outside cultivated areas and can damage environmental or economic resources as determined by the California Invasive Plant Council (www.cal-ipc.org).”

15.17.050 – Section 202 – Definition of “RECYCLED WATER.” The definition of “RECYCLED WATER” set forth in Section 202 is amended to read as follows: “**RECYCLED WATER.** Tertiary treated water, which results from the treatment of wastewater, and which conforms to the definition of disinfected tertiary recycled water in accordance with state law. Recycled water is suitable for nonpotable direct beneficial uses such as landscape irrigation and water features.”

15.17.060 – Section 202 – Definition of “WATER FEATURE”. The following definition of “WATER FEATURE” is hereby added to Section 202 to read as follows: “**WATER FEATURE.** A design element where open water performs an aesthetic or recreational function. Water features include ponds, lakes, waterfalls, fountains, and artificial streams (where water is artificially supplied). Water feature does not include spas and swimming pools.”

Chapter 15.18

CALIFORNIA REFERENCE STANDARDS CODE

Sections:

15.18.10 Adoption and Citation

15.18.10 – Adoption and Citation. The California Reference Standards Code, 2013 edition, including tables, as set forth in Part 12 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding "15.18" before the sections of the California Reference Standards Code.

Chapter 15.35

VIOLATION-PENALTY

Sections:

15.35.010 Violation-Penalty

15.35.010 – Violation-Penalty. Section 15.35.010 of the Cloverdale Municipal Code is hereby added to read as follows:

- A. Every person who violates any provision of this chapter, including any provision of the Fire Code as amended, shall be guilty of a misdemeanor, punishable by a fine of not more than \$1,000.00 and/or by imprisonment for up to six (6) months. A person is guilty of a separate offense for each day during which he/she commits, or continues or permits a violation of said Code, or each time he/she disobeys a valid order of a firefighter or enforcement officer.
- B. In addition to any other enforcement remedies available to the City under any applicable state or federal statute, or pursuant to any other lawful power the City may possess, any violation of this title may be prosecuted or enforced as a nuisance. The City may also prosecute or enforce violations of this title as a criminal offense or by civil court action, prosecuted by the City attorney in the name of the City or in

Section 7. Effective Date and Publication: This ordinance of the City of Cloverdale shall be effective thirty (30) days after the date of passage. Before the expiration of fifteen (15) days after its passage, this ordinance, or a summary thereof as provided in California Government code Section 36933, shall be published at least once in a newspaper of general circulation, published and circulated in the City of Cloverdale, along with the names of the members of the City Council voting for and against its passage.

This ordinance no. 690-2013 was introduced before the City Council of the City of Cloverdale at a regular meeting thereof on the 11th day of December 2013 and passed and adopted upon its second reading on the 8th day of January 2014 by the following voice vote : 5 ayes - 0 noes.

AYES: Mayor Russell, Vice Mayor Cox, Councilmembers Palla, Maacks and Brigham

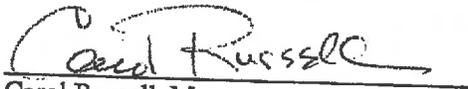
NOES:

ABSTAIN:

ABSENT:

Approved:

Attested:


Carol Russell, Mayor


Roberto J Bartoli Jr., Deputy City Clerk

A certified copy of the full text of the adopted ordinance has been posted at the office of the City Clerk and is available for public inspection.

Dated:

Roberto J Bartoli Jr., Deputy City Clerk
2156768.1

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RJB

**City of Cloverdale
Ordinance No. 690-2013**

An Ordinance of the City of Cloverdale Repealing in its Entirety Cloverdale Municipal Code Chapters 15.00 to 15.18 and Chapter 15.35 and Adopting By Reference the 2013 California Building Standards Code, Title 24, as adopted by the California Building Standards Commission, which includes adoption of the 2013 California Building Standards Administrative Code (Part 1 of Title 24) including Tables; the 2013 California Building Code (Part 2 of Title 24) including Tables and Appendices C, I, and J; the 2013 California Residential Building Code (Part 2.5 of Title 24) including Tables and Appendix H; the 2013 California Electrical Code (Part 3 of Title 24) including Tables and Appendices A, B, C, F, and G; the 2013 California Mechanical Code (Part 4 of Title 24) including Tables and Appendix D; the 2013 California Plumbing Code (Part 5 of Title 24) including Tables and Appendices A, B, D, and I; the 2013 California Energy Code (Part 6 of Title 24) including Tables and Appendix 1-A; the 2013 California Historical Building Code (Part 8 of Title 24) including Tables and Appendix A; the 2013 California Fire Code (Part 9 of Title 24) with Appendices, Standards and NFPA Standards for Reference; the 2013 California Existing Building Code (Part 10 of Title 24) including Tables; the 2013 California Green Building Standards Code (Part 11 of Title 24) including Tables and Appendices A4 and A5; the 2013 California Reference Standards Code (Part 12 of Title 24) including Tables; and the 2012 International Code Council Property Maintenance Code

The City Council of the City of Cloverdale does ordain as follows:

Section 1. Old Codes Repealed: Chapters 15.00 to 15.18 and Chapter 15.35 of Title 15, "Buildings and Construction," of the Cloverdale Municipal Code are hereby repealed.

Section 2. Findings: The City Council of the City of Cloverdale finds that, in order to best protect the health, safety and welfare of the citizens of the City of Cloverdale, the building standards within the community must comply with State law, except where local climatic, geological and topographical conditions warrant more restrictive regulations.

Pursuant to Section 17958 of the California Health and Safety Code, the governing body of the City of Cloverdale, in its ordinance adopting the California Building Standards Code and uniform industry codes, may establish amendments which are more restrictive than those adopted by the State of California commonly referred to as Title 24 of the California Code of Regulations, based on local climatic, geological and topographical conditions.

Based on the materials presented by, and the recommendations of the Cloverdale Building Official and the Fire Chief of the Cloverdale Fire Protection District, the City Council makes the factual finding set forth below and finds that the amendments the California Building Standards Code adopted in this Ordinance are reasonably necessary because of the local climatic, geological or topographical conditions set forth below.

The local conditions that mandate amendments to the California Building Standards Code are based on the following local climatic, geological and topographical conditions:

- A. **CLIMATE:** The City, on average, experiences an approximate annual rainfall of 40 inches. This rainfall can normally be expected between October and April. During the winter months, the City may experience periods of heavy rain, which causes local flooding. Winter storms are often accompanied by high winds, which have uprooted trees and damaged power lines. During the dry period, temperatures range from 70 degrees to over 105 degrees. These temperatures are often accompanied by light to moderate gusty winds, which coupled with highly flammable vegetation and neighborhoods located in wildland-urban interface areas create hazardous fire conditions. With increased development spreading into the brush covered foothill area, wind driven fires could have severe consequences, as has been demonstrated on several occasions throughout the state.

- B. **GEOLOGY:** The City is susceptible to seismic hazards resulting from movement along any one of several known faults in the area. The most serious direct earthquake hazard threat is from the damage or collapse of buildings and other structures due to ground movement. In addition to damage caused by earthquakes, there is the possibility of earthquake-induced fires starting because of damage to gas lines, power lines or heat producing appliances and the unavailability of water for fire control due to broken water mains. In addition, unstable slopes have been identified in the City, which present a significant potential for landslides. In the event of a major earthquake or landslide, many areas of the City may not be accessible to emergency equipment and, if bridges or roads are damaged, the City may be isolated from outside assistance. The City is located at the northern end of Sonoma County at the Mendocino County border, which further reduces the City's ability to receive outside assistance because the communities north of Cloverdale are rural.
- C. **TOPOGRAPHY:** The City borders include hilly terrain on the north, east and west portions of the City. The roadway systems in these hills are designed around the lay of the land with respect to narrow, winding and steep access ways. The grades of these roadways sometimes exceed 25% and road widths of less than 12 feet are not uncommon. The City is also bordered by Highway 101 and the Russian River to the east; there is a railroad right-of-way just east of Highway 101 on the east edge of the City. The railroad, river and freeway all create barriers, which may obstruct traffic patterns and delay response time for fire equipment. The water supply within the City is directly affected by the topographical layout. The water distribution system consists of three pressure zones, which carry water by gravity from various reservoirs. Water flow within the City can vary from less than 1,000 gallons per minute to flows in excess of 4,000 gallons per minute. This wide variation causes major problems to development and fire suppression efforts.
- D. **SUMMARY:** The above local climatic, geologic and topographical conditions increase the magnitude, exposure, accessibility problems and fire hazards presented to the Cloverdale Fire Protection District. Fires in areas determined to be moderate, high or very high fire severity zones, as outlined by the State of California (CalFire) fire severity zone map, place additional fire suppression demands on the responding fire agency. A fire following an earthquake has the potential of causing greater loss of life and property damage than the earthquake itself. The majority of the City's industrial areas are located in seismic risk zones, which also contain the largest concentration of hazardous materials. Hazardous materials, particularly toxic gases, could pose the greatest threat to the largest number of persons should a significant seismic event occur. The City's and Fire District's resources would have to be prioritized to mitigate the greatest threat, and may be unavailable for vegetation or structure fires.

Other variables that may tend to intensify the situation include:

1. The extent of damage to the water system;
2. The extent of isolation due to bridge and/or freeway overpass collapse;
3. The extent of roadway damage and/or amount of debris blocking roadways;
4. Climatic conditions (hot, dry weather with high winds);
5. The amount of traffic on roadways, which could intensify the risk to life during normal business hours; and
6. The availability of timely mutual aid or military assistance.

- E. **CONCLUSION:** Local climatic, geologic and topographical conditions impact fire prevention efforts and the frequency, spread, intensity, and size of fire involving buildings in Cloverdale. Further, these

conditions increase the potential for significant damage to all structures from earthquake and subsequent fire. Therefore, it is found to be reasonably necessary to amend the California Building Standards Code to mitigate the effects of these conditions.

F. ENERGY EFFICIENCY REQUIREMENTS COST EFFECTIVENESS: Pursuant to California Public Resources Code Section 25402.1 and California Code of Regulations, Title 24, Part 1, Section 10-106 (Locally Adopted Energy Standards), a city may require additional energy conservation measures and set more stringent energy budgets in a local green building ordinance than the standards set forth in the California Energy Code if the city demonstrates the energy cost-effectiveness of the standards and files with the California Energy Commission the basis of the city's determination that the standards are cost effective. This determination that the standards are cost effective must be adopted by the governing body at a public meeting. Based upon the Climate Zone 2 Energy Cost-Effectiveness Study prepared by Gable Associates, LLC, August 11, 2010, for Pacific Gas and Electric Company, which is hereby adopted by the City Council and attached to and made a part of this ordinance, the City Council finds and determines that the Cal Green Tier 1 energy efficiency requirements are cost effective.

Section 3. Adoption of California Building Standards Code: Pursuant to Section 50022.2 of the California Government Code, the following codes are hereby adopted by reference in this chapter as defined herein and as adopted and amended by the California Building Standards Commission under Title 24, including the amendments listed in this ordinance, which are made pursuant to the findings of fact set forth herein: the 2013 California Building Standards Code, Parts 1, 2, 2.5, 3, 4, 5, 6, 8, 9, 10, 11 and 12 with tables and adopted appendices; and the 2012 International Code Council Property Maintenance Code.

Section 4. Modifications: Chapters 15.00 through 15.18 and Chapter 15.35 are hereby added to Cloverdale Municipal Code, Title 15, "BUILDINGS AND CONSTRUCTION" as follows:

Title 15

BUILDINGS AND CONSTRUCTION*

Chapters:

15.00	General Provisions
15.02	Permits and Fees
15.03	California Administrative Code
15.05	California Building Code
15.06	California Residential Building Code
15.07	California Electrical Code
15.08	California Mechanical Code
15.09	California Plumbing Code
15.10	California Energy Code
15.12	California Historical Building Code
15.13	International Code Council Property Maintenance Code
15.14	California Fire Code
15.16	California Existing Building Code
15.17	California Green Building Standards Code
15.18	California Referenced Standards Code
15.35	Violations – Penalty

Chapter 15.00

* For statutory provisions authorizing cities to regulate buildings and construction, see Government Code §§38601 and 38660; for provisions on the construction of housing, see Health and Safety Code §17910 et seq.; for provisions authorizing cities to adopt codes by reference, see Gov. Code §50022.1, et seq.

GENERAL PROVISIONS

Sections:

15.00.010	Purpose
15.00.020	Exemptions from permit requirements
15.00.030	Persons to whom permits may be issued
15.00.040	Building official—Administrative authority
15.00.050	Incomplete applications
15.00.060	Adoption of standard plans and standard construction specifications

15.00.010 – Purpose. This chapter is adopted as the buildings and construction code of the City of Cloverdale, adopting by reference the California Building Standards Code set forth in Chapters 15.00 through 15.18 of this title, with amendments and deletions, based on local climatic, geological and topographic conditions. The regulations set forth in this title are additions and/or amendments to the California Building Standards Code, and where any California Building Standards Code provisions are in conflict therewith, it is the intent of the ordinance codified in Chapters 15.00 through 15.18 to amend or delete such conflicting rules or regulations so that the provisions of Title 15 shall be controlling.

15.00.020 – Exemptions from permit requirements. Permit fees and plan check fees as provided in this chapter shall be collected for all work in the City performed by or for the City, county, state, United States of America, or any agency thereof, except where exempt under law.

15.00.030 – Persons to whom permits may be issued. Permits for building, construction, alteration, repair, electrical work, plumbing work, mechanical work and all other building and/or construction work shall be issued only on the application of the holder of a contractor's license issued by the state, licensing such person to engage in the type of work anticipated by the application for such permit, except that owners' permits may be issued as provided by law.

15.00.040 – Building Official-Administrative authority. The Building Official is appointed and designated administrative authority, as such terms are used and such positions are established in the California Building Standards Code, as set forth in Title 24 of the California Code of Regulations and all codes contained therein. The Building Official is charged with the enforcement of and given the authority to administer all provisions of such codes and City regulations and requirements adopted under the authority provided in Government Code Section 38660.

15.00.050 – Incomplete applications. Where plan review is commenced and it is determined that the application is incomplete, the applicant shall have fifteen working days after receiving notice by telephone or U.S. mail to submit any required plans and documentation so that plan review may continue. If the required plans or documentation are furnished within the fifteen working day period, no additional plan review fee will be assessed. If the documentation is not furnished within the fifteen working day period but is furnished within thirty calendar days after notice is provided to the applicant, the applicant shall pay a new plan review fee, which shall be fifty percent of the amount fixed by the fee schedule. Where documentation is not received within thirty days of notice to the applicant, the application shall expire, and the applicant shall pay a new plan review fee upon reapplication.

15.00.060 – Adoption of standard plans and standard construction specifications. The City Council may, by resolution, adopt City standard plans and standard specifications.

Chapter 15.02

PERMITS AND FEES

Sections

ARTICLE I. GENERALLY

15.02.010 Applicability

ARTICLE II. DEPARTMENT OF BUILDING
PERMIT FEE TABLE

15.02.020 Single forms

ARTICLE III. PLAN REVIEW FEES

15.02.030 Fees

15.02.040 Additional plan review

15.02.050 Expiration of plan review applications

ARTICLE IV. PERMIT FEES

15.02.060 Fees

ARTICLE V. MISCELLANEOUS FEES

15.02.080 Re-inspection fee

15.02.100 Investigation fees – Work without a permit

15.02.110 Exception for emergency work

ARTICLE I. GENERALLY

15.02.010 – Applicability.

A. Any person desiring to perform work regulated by currently adopted editions of the California Building Standards Code, and/or any amendments, ordinances or other regulations administered by the Building Department, or that may be adopted and administered in the future, shall secure permits and pay fees as set forth in this chapter.

B. The determination of valuation under any of the provisions of this code shall be made by the Building Official. The valuation to be used in computing the permit and plan review fees shall be the total value of all construction work for which the permit is issued as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems, paving, profit and overhead, and any other permanent work or permanent equipment.

ARTICLE II DEPARTMENT OF BUILDING PERMIT FEE TABLE

15.02.020 – Single forms. The Building Department shall issue permits heretofore required, including but not limited to grading permits, building permits, plumbing permits, mechanical permits and electrical permits on a single form, which designates these permits. The permit fee shall be based on the cumulative value of all the work for which a permit is sought.

A. Fees for the issuance of such permits shall be payable in the amounts fixed by resolution of the City Council, based on the valuation listed therein. The fees shall be charged and collected at the time of issuance of the permit.

B. A permit is required for any change in the character or use of any building which would place the building in a different division of the same group of occupancy or in a different group of occupancies. The Building Official shall determine the minimum permit fee for such change, unless otherwise provided by the fee schedule adopted by resolution of the City Council.

ARTICLE III. PLAN REVIEW FEES

15.02.030 – Fees. A plan review fee shall be paid to the Building Department at the time of submitting plans and specifications for review. Such plan review fee shall be payable in the amount fixed by the fee schedule adopted by the City Council by resolution.

15.02.040 – Additional plan review. Where additional plan review is required due to changed plans and/or incomplete plans, an additional plan review fee shall be charged at a rate established by the Building Official.

15.02.050 – Expiration of Plan Review Applications.

A. Plan review applications shall expire if no permit has been issued within 180 days following the date the application is filed with the City. Upon request by the applicant, the Building Official may extend the plan review application one time for a period not to exceed 180 days.

B. Every permit issued by the Building Official shall expire if the work authorized by such permit is not commenced within 180 days from the date of issuance, or if work is suspended or abandoned for a period of 180 days after work is commenced. Upon written request, the Building Official may extend the permit one time for a period not to exceed 180 days.

ARTICLE IV. PERMIT FEES

15.02.060 – Fees. All permit fees shall be fixed by the fee schedule adopted by the City Council by resolution.

ARTICLE V. MISCELLANEOUS FEES

15.02.080 – Re-inspection fee. A re-inspection fee as fixed by the fee schedule adopted by the City Council by resolution shall be charged and collected for each extra inspection made necessary, as follows:

A. Work not ready at the time requested for inspections; and/or

B. Work required to be corrected on previous inspection not ready and/or correction not made at the time requested for inspection.

15.02.100 – Investigation fees — Work without a permit.

A. Investigation. Whenever any work for which a permit is required by this code has been commenced without first obtaining said permit, a special investigation shall be made before a permit may be issued for such work.

B. Fee. An investigation fee, in addition to the permit fee, shall be collected whether or not a permit is then or subsequently issued. The investigation fee shall be equal to the amount of the permit fee required by this code. The payment of such investigation fee shall not exempt any person from compliance with all other provisions of this code nor from any penalty prescribed by law.

15.02.110 – Exception for emergency work. Section 15.02.100 shall not apply to emergency work when it shall be proved to the satisfaction of the Building Official that such work was urgently necessary and that it was not practical to obtain a permit therefore before the commencement of work.

Chapter 15.03

CALIFORNIA BUILDING STANDARDS ADMINISTRATIVE CODE

Sections:

15.03.010 Adoption and Citation

15.03.010 – Adoption and Citation. The California Building Standards Administrative Code, 2013 edition, including tables, as set forth in Part 1 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding "15.03" before the sections of the California Building Standards Administrative Code.

Chapter 15.05

CALIFORNIA BUILDING CODE

Sections:

15.05.010	Adoption and Citation
15.05.015	Section 1.8.4.2 Fees Chapter One Division I and Section 109 Fees Chapter One Division II.
15.05.020	Section 101.2 - Scope (Exception)
15.05.030	Section 105.2 - Work Exempt from Permit (Exception)
15.05.040	Section 202 - Definitions
15.05.050	Section 501.2 - Address Identification
15.05.060	Section 501.2.1 - Numbers for One and Two Family Dwellings
15.05.070	Section 501.2.2 - Numbers for Other than One and Two Family Dwellings
15.05.080	Section 701A.6 - Defensible Space
15.05.090	Section 702A - Definitions
15.05.100	Section 903.2 - When Required
15.05.110	Section 903.2.20 - Local Fire Sprinkler System Requirements
15.05.120	Section 903.2.20.1 - System Requirements
15.05.130	Section 903.2.20.2 - Additions - Residential
15.05.140	Section 903.2.20.3 - Additions - Commercial
15.05.150	Section 903.2.20.4 - Remodels, Alterations, or Repairs
15.05.160	Section 903.2.20.5 - Changes in Occupancy
15.05.170	Section 903.2.20.6 - Elevation of Existing Buildings
15.05.180	Section 903.2.20.7 - Residential Sprinkler Pressure Relief
15.05.190	Section 903.2.20.8 - Residential Freeze Protection
15.05.200	Section 903.3 - Installation Requirements
15.05.210	Section 903.3.1 - Design Criteria
15.05.220	Section 903.3.7 - Fire Department Connections
15.05.230	Section 903.4 - Sprinkler System Monitoring and Alarms
15.05.240	Section 903.4.1 - Monitoring
15.05.250	Section 903.4.2 - Alarms
15.05.260	Section 905.3.1 - Building Height
15.05.270	Section 905.9 - Valve Supervision
15.05.280	Section 907.2.8.1 - Fire Alarm Systems
15.05.290	Section 1505.1 - Roof Covering Materials
15.05.300	Section 1509.7.5 - Solar Photovoltaic Panels/Modules
15.05.310	Section 1612.3 - Establishment of Flood Hazard Areas

15.05.010 – Adoption and Citation. The California Building Code, 2013 edition, including tables and appendices C, I, and J as set forth in Part 2 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.05” before the sections of the California Building Code.

15.05.015 – Section 1.8.4.2 Fees of Chapter One Division I and Section 109 Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Section 109 of Chapter One Division II are deleted in their entirety and replaced to read as follow: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

15.05.020 – Section 1.1.3 Scope (Exception). Section 1.1.3 (Exception) is added to read as follows: Detached one and two story family dwellings and multiple single family dwellings (townhouses) not more than three stories above the grade plane in height with a separate means of egress and their accessory structures shall comply with the provisions of the California Residential Building Code.

15.05.030 – Section 105.2 Work Exempt from Permit (Exception). Section 105.2 (Exception 1) is added to read as follows: One story detached accessory structures used as tool sheds, playhouses, and similar uses, whose floor area is less than 120 square feet that contain plumbing and electrical installations are not exempt from the permit requirements.

15.05.040 – Section 202 Definitions. Section 202 is amended to add a definition for “New Construction” to read as follows: NEW CONSTRUCTION: “For the purposes of enforcing the provisions of the California Fire Code, California Building Code, and the California Residential Building Code, any work, addition to, remodel, repair, renovation, or alteration of any building(s) or structure(s) shall be considered “New Construction” when 50 percent or more of the exterior weight bearing walls are removed or demolished.”

15.05.050 – Section 501.2 Address Identification. Section 501.2 is amended to read as follows: New buildings and tenant spaces shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed.

15.05.060 – Section 501.2.1 Numbers for One and Two Family Dwellings. Section 501.2.1 is added to read as follows: Numbers for one and two-family dwellings shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.05.070 – Section 501.2.2 Numbers for Other than One and Two Family Dwellings. Section 501.2.2 is added to read as follows: Numbers for other than one and two-family dwellings shall be a minimum of 12 inches high with a minimum stroke width of 1 inch. Suite numbers for other than one and two-family dwellings shall be a minimum of 6 inches high and with a minimum stroke width of 0.5 inches.

Exception: These requirements may be modified with the approval of the fire code official.

15.05.080 – Section 701A.6 Defensible Space. Section 701A.6 is added to read as follows: Buildings and structures located within any Moderate, High or Very High Fire Severity Zone as designated by the CDF Director or in a High Fire Severity Zone as identified by the Cloverdale General Plan shall maintain a defensible space as outlined in Government Code sections 51175-51189 and the fire department’s “Construction and Defensible Space Standard within Designated Fire Severity Zones” document.

15.05.090 – Section 702A Definitions. Section 702A is amended to read as follows: Wildland-Urban Interface Fire Area is a geographical area located within any Moderate, High or Very High Fire Severity Zone as recommended by the CDF Director pursuant to Public Resource Code Sections 4201-4204 and Government Code Sections 51175-51189, in a Very-High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements.

15.05.100 – Section 903.2 Where Required. Section 903.2 is amended to read as follows: Approved automatic sprinkler systems in new buildings and structures shall be provided as described in this section. Additional local requirements are described in Section 903.2.20 and may supersede the following requirements. The most restrictive requirements shall apply.

15.05.110 – Section 903.2.20 Local Fire Sprinkler System Requirements. Section 903.2.20 is added to read as follows: Section 903.2.20 Local Fire Sprinkler System Requirements.

15.05.120 – Section 903.2.20.1 System Requirements. Section 903.2.20.1 is added to read as follows: An automatic sprinkler system shall be installed and maintained in all newly constructed buildings.

Exceptions:

1. Detached Group U occupancies 1,000 sq. ft. or less. Agricultural buildings and private riding arenas as approved by the fire or building code official.
2. Detached pool houses up to 1,000 sq. ft. in floor area within 50 feet of the pool and limited to a single bathroom.
3. Detached non-combustible motor vehicle fuel dispensing canopies classified as a Group M occupancy and conforming with CBC Section 406.7. Detached Car Ports of non-combustible construction with no habitable space above.
4. Detached Group B or M occupancies 500 sq. ft or less.

15.05.130 – Section 903.2.20.2 Additions–Residential. Section 903.2.20.2 is added to read as follows: Additions to existing R-3 occupancy residential buildings that increase the total square footage of existing floor area by 50% or more of the existing floor area shall meet the requirements for new construction. All additions to all Group R occupancy residential buildings with an existing approved automatic sprinkler system shall be required to extend the sprinkler system into the addition.

Additions to existing Group R-1 occupancies that result in additional guest room(s) shall meet the requirements for a newly constructed building.

15.05.140 – Section 903.2.20.3 Additions–Commercial. Section 903.2.20.3 is added to read as follows: Additions to existing commercial buildings that increase the total square footage of existing floor area by 25% or greater shall meet the requirements for a newly constructed building. All additions to commercial buildings with an existing approved automatic sprinkler system shall be required to extend the sprinklers into the addition.

Additions to existing Group R-1 occupancies that result in additional guest room(s) shall meet the requirements for a newly constructed building.

15.05.150 – Section 903.2.20.4 Remodels, Alterations, or Repairs. Section 903.2.20.4 is added to read as follows: For remodels, alterations or repairs to an existing building involving demolition, removal or repair of more than 50% of the existing structure, the building shall meet the automatic fire sprinkler requirements for a newly constructed building. For purposes of this section, the “50%” threshold shall be applied if the project involves any of the following:

1. The removal, demolition or repair of more than 50% of the exterior weight bearing walls; or,
2. The removal, demolition or repair of more than 50% of the roof structure (including the framing, sheathing, and roof covering of a building but not limited to rafters, trusses, beams, purlins); or
3. The removal, demolition or repair of more than 50% of the interior tenant improvements on a commercial building which reduces the building to a “shell” condition.

Exceptions:

1. Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.
2. Whenever there are practical difficulties involved, the Fire Code Official shall have the authority to grant modifications in individual cases provided the modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8 of the Fire Code.
3. Additions or repairs solely for the purpose of seismic retrofit.

15.05.160 – Section 903.2.20.5 Changes in Occupancy. Section 903.2.20.5 is added to read as follows: When any change of occupancy occurs where the proposed new occupancy classification is more hazardous

based on fire and life safety risks as determined by the fire code official, including, but not limited to, the conversion of residential buildings to condominiums, the building shall meet the requirements for a newly constructed building.

15.05.170 – Section 903.2.20.6 Elevation of Existing Buildings. Section 903.2.20.6 is added to read as follows: An automatic fire extinguishing system shall be installed throughout all existing buildings when the building is elevated to: three or more stories, or more than 35 feet in height, from grade to the exposed roof.

Exceptions: An automatic fire-extinguishing system need not be provided when the area above 35 feet is provided for aesthetic purposes only and is a non-habitable space.

15.05.180 – Section 903.2.20.7 Residential Sprinkler Pressure Relief. Section 903.2.20.7 is added to read as follows: Residential fire sprinkler systems must have an NFPA 13D approved pressure relief valve when static pressures are greater than 80 psi.

15.05.190 – Section 903.2.20.8 Residential Freeze Protection. Section 903.2.20.8 is added to read as follows: Residential fire sprinkler systems shall have adequate freeze protection to address outside temperatures below 40 degrees Fahrenheit. This can be achieved by insulating coverings or other reliable means of maintaining a minimum temperature of 40 degrees Fahrenheit.

15.05.200 – Section 903.3 Installation Requirements. Section 903.3 is amended to read as follows: Sprinkler systems shall be installed in accordance with NFPA 13, NFPA 13R, if approved by the fire code official, and NFPA 13D.

15.05.210 – Section 903.3.1 Design Criteria. Section 903.3.1 is amended to read as follows: Fire sprinkler systems installed in buildings of an undetermined use shall be designed and installed to have a design density of .33 gallons per minute per square foot over a minimum design area of 3,000 square feet. Where a subsequent occupancy change requires a system with greater capacity, it shall be the building owner's responsibility to upgrade the system to the required density.

15.05.220 – Section 903.3.7 Fire Department Connections. Section 903.3.7 is amended to read as follows: The location of the fire department connections (FDC's) shall be approved by the fire code official. Approved locking caps shall be provided on all newly installed FDC's and on any existing FDC's found to be vandalized.

15.05.230 – Section 903.4 Sprinkler System Monitoring and Alarms. Section 903.4 is amended to read as follows: Except for Group R, Division 3 Occupancies, all valves controlling the water supply for automatic sprinkler systems, and associated pumps, tanks, water levels and water flow switches shall be electronically supervised.

15.05.240 – Section 903.4.1 Monitoring. Section 903.4.1 is amended to read as follows: Alarm, supervisory and trouble signals shall be distinctly different and shall be automatically transmitted to an approved central station, remote supervising station, or proprietary supervising station as defined in NFPA 72 or, when approved by the fire code official, shall sound an audible alarm at a constantly attended location. Exception to remain.

15.05.250 – Section 903.4.2 Alarms. Section 903.4.2 is amended to read as follows: One exterior approved audible and visual sprinkler water flow alarm device shall be connected to every automatic fire sprinkler system in an approved location. Such device shall be activated by water flow equivalent to the flow of a single sprinkler of the smallest orifice size installed in the system. Where a building fire alarm system is installed, actuation of the automatic fire sprinkler system shall also actuate the building fire alarm system.

Every new commercial fire alarm system installed as a sprinkler system monitoring alarm shall also provide notification for the purpose of initiating emergency action, including those systems activated solely by the fire sprinkler systems, so that occupants of the building shall be notified audibly and visually within each suite or building division. A minimum of one notification appliance shall be located in each suite or building division in an occupied location.

15.05.260 – Section 905.3.1 Building Height. Section 905.3.1 is amended to read as follows: Standpipes shall be installed in buildings three stories or more in height, with approved outlets on each floor above or below grade and the roof. Said outlets may be connected to the building's fire sprinkler system.

15.05.270 – Section 905.9 Valve Supervision. Section 905.9 (Exception 2) is deleted.

15.05.280 – Section 907.2.8.1 Fire Alarm Systems. Section 907.2.8.1 (Exception 2.2) is amended to read as follows: 2.2 Notification devices installed in the common areas serving the residential units shall operate upon sprinkler water flow or manual station activation.

15.05.290 – Section 1505.1 Roof Covering Materials. Section 1505.1 is added to read as follows: Regardless of other provisions of this chapter, the roof covering or roofing assembly on any structure within the City of Cloverdale shall be not less than Class "A" fire rated as classified in ASTM E 108 or UL 790. This requirement shall apply to all new structures and every existing structure when 25 percent or more of the total roof area is re-roofed within a one-year period. Roofing shall be secured or fastened to the supporting roof construction and shall provide weather protection for the building at the roof.

15.05.300 – Section 1509.7.5 Solar Photovoltaic Panels/Modules. Section 1509.7.5 is added to read as follows: Roof mounted photovoltaic panels/modules shall comply with the requirements of the California Building Code as amended, California Electrical Code, the California Fire Code as amended and the City of Cloverdale Fire Department Standards for installation of Photovoltaic Power Systems.

15.05.310 – Section 1612.3 Establishment of Flood Hazard Areas. Section 1612.3 is amended as follows: "Insert Name of Jurisdiction" is hereby deleted and replaced with "The City of Cloverdale." "Insert Date of Issuance" is hereby deleted and replaced with, "December 2, 2008."

Chapter 15.06

CALIFORNIA RESIDENTIAL BUILDING CODE

Sections:

15.06.010	Adoption and Citation
15.06.015	Section 1.8.4.2 Fees Chapter One Division I and Section R108 Fees Chapter One Division II.
15.06.020	Section R105.2 – Work Exempt from Permit (Exception)
15.06.030	Section R202 – Definitions
15.06.040	Section R313.2 – One and Two Family Dwelling Automatic Fire System
15.06.050	Section R313.2.1.1 – Other Occupancies
15.06.060	Section R313.2.2 – Additions - Residential
15.06.070	Section R313.2.3 – Remodels, Alterations, and/or Repairs
15.06.080	Section R313.4 – Residential Sprinkler Pressure Relief
15.07.090	Section R313.5 – Residential Freeze Protection
15.06.100	Section R319 – Site Address
15.06.110	Section R327.2 – Definitions
15.06.120	Section R327.1.5.1 – Defensible Space
15.06.130	Section R404.1.1.1.1 – Foundations and Retaining Walls
15.06.140	Section R902.1 – Roof Covering Materials

15.06.150 Section R908 – Solar Photovoltaic Panels/Modules

15.06.010 – Adoption and Citation. The California Residential Building Code, 2013 edition, including tables and appendix “H”, as set forth in Part 2.5 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.06” before the sections of the California Residential Building Code.

15.06.015 – Section 1.8.4.2 Fees of Chapter One Division I and Section R108 Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Section R108 of Chapter One Division II are deleted in their entirety and replaced to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

15.06.020 – Section R105.2 Work Exempt from Permit (Exception). Section R105.2 (Exception 1) is added to read as follows: One story detached accessory structures used as tool sheds, playhouses, and similar uses, whose floor area is less than 120 square feet that contain plumbing and electrical installations are not exempt from the permit requirements.

15.06.030 – Section R202 Definitions. Section R202 is amended to add a definition for “New Construction” to read as follows: NEW CONSTRUCTION: “For the purposes of enforcing the provisions of the California Fire Code, California Building Code, and the California Residential Building Code, any work, addition to, remodel, repair, renovation, or alteration of any building(s) or structure(s) may be defined as “New Construction” when 50 percent or more of the exterior weight bearing walls are removed or demolished”.

15.06.040 – Section R313.2 One and Two Family Dwelling Automatic Fire System. Section R313.2 is amended to read as follows: An automatic sprinkler system shall be installed and maintained in all newly constructed California Residential Code regulated buildings.

Exceptions:

1. Detached Group U occupancies 1,000 sq. ft. or less. Agricultural buildings and private riding arenas as approved by the fire or building code official.
2. Detached pool houses up to 1,000 sq. ft. in floor area within 50 feet of the pool and limited to a single bathroom.
3. Detached Car Ports of non-combustible construction with no habitable space above.

15.06.050 – Section R313.2.1.1 Other Occupancies. Section R313.2.1.1 is added to read as follows: Group S occupancies located on private residential zoned parcels shall be designed to NPFA 13D as approved by the fire code official.

15.06.060 – Section R313.2.2 Additions – Residential. Section R313.2.2 is added to read as follows: Additions to any existing California Residential Building Code regulated buildings that increase the existing square footage by 50% or greater shall meet the requirements for a newly constructed building. All additions to any existing California Residential Building Code regulated building with an existing automatic sprinkler system regardless of size shall be required to extend the sprinkler system into the addition per Section R313.2.

15.06.070 – Section R313.2.3 Remodels, Alterations, or Repairs. Section R313.2.3 is added to read as follows: For remodels, alterations, or repairs to an existing California Residential Building Code regulated building involving demolition, removal, or repair of more than 50% of the structure, the building shall meet the requirements for a newly constructed building. For purposes of this Section, “50%” threshold shall be applied if the project involves any of the following:

1. The removal, demolition or repair of more than 50% of the exterior weight bearing walls; or,

2. The removal, demolition or repair of more than 50% of the roof structure (including the framing, sheathing, and roof covering of a building but not limited to rafters, trusses, beams, purlins); or
3. The removal, demolition or repair of more than 50% of the interior tenant improvements on a commercial building which reduces the building to a "shell" condition.

Exceptions:

1. Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.
2. Whenever there are practical difficulties involved, the Fire Code Official shall have the authority to grant modifications in individual cases provided the modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8 of the Fire Code.
3. 3. Additions or repairs solely for the purpose of seismic retrofit.

15.06.080 – Section R313.4 Residential Sprinkler Pressure Relief. Section R313.4 is added to read as follows: Residential fire sprinkler systems must have an NFPA 13D approved pressure relief valve when static pressures are greater than 80 psi.

15.06.090 – Section R313.5 Residential Freeze Protection. Section R313.5 is added to read as follows: Residential fire sprinkler systems shall have adequate freeze protection to address outside temperatures below 40 degrees Fahrenheit. This can be achieved by insulating coverings or other reliable means of maintaining a minimum temperature of 40 degrees Fahrenheit.

15.06.100 – Section R310 Site Address. Section R319 is deleted in its entirety and amended to read as follows: New buildings under the scope of the California Residential Code shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed. Numbers for buildings under the scope of the California Residential Code shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.06.110 – Section R327.2 Definitions. Section R327.2, definition of Wildland-Urban Interface Fire Area is amended to read as follows: Wildland-Urban Interface Fire Area is a geographical area located within any Moderate, High or Very High Fire Severity Zone as recommended by the CDF Director pursuant to Public Resource Code Sections 4201—4204 and Government Code Sections 51175—51189, in a Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements.

15.06.120 – Section R327.1.5.1 Defensible Space. Section R327.1.5.1 is added to read as follows: Buildings and structures located within any Moderate, High or Very High Fire Severity Zone as designated by the CDF Director or in a Very High or High Fire Severity Zone as identified by the Cloverdale General Plan shall maintain a defensible space as outlined in Government Code sections 51175-51189 and the fire department's "Construction and Defensible Space Standard within Designated Fire Severity Zones" document.

15.06.130 – Section R404.1.1.1.1 Foundation and Retaining Walls. Section R404.1.1.1.1 is added to read as follows: Concrete and masonry foundation walls and retaining walls with a height of four (4) feet

measured from the bottom of the footing shall have the construction documents approved and stamped by a California licensed architect or engineer. Where applicable, the design parameters in this chapter may be used.

15.06.140 – Section R902.1 Roof Covering Materials. Section R902.1 is added to read as follows: Regardless of other provisions of this chapter, the roof covering or roofing assembly on any structure within the City of Cloverdale shall be not less than Class "A" fire rated as classified in ASTM E 108 or UL 790. This requirement shall apply to all new structures and every existing structure when 25 percent or more of the total roof area is re-roofed within a one-year period. Roofing shall be secured or fastened to the supporting roof construction and shall provide weather protection for the building at the roof.

15.06.150 – Section R908.1.7 Solar Photovoltaic Panels/Modules. Section R908.1.7 is added to read as follows: Roof mounted photovoltaic panels/modules shall comply with the requirements of the California Building Code as amended, California Electrical Code, the California Fire Code as amended and the City of Cloverdale Fire Department Standards for installation of Photovoltaic Power Systems.

Chapter 15.07

CALIFORNIA ELECTRICAL CODE

Sections:

- 15.07.10 Adoption and Citation
- 15.07.20 Section 89.108.4.2 Fees

15.07.10 – Adoption and Citation. The California Electrical Code, 2013 edition, including tables and appendices "A", "B", "C", "F", "G", as set forth in Part 3 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City as amended herein, except that for purposes of citation, said code shall be renumbered by adding "15.07" before the sections of the California Electrical Code.

15.07.20 - Section 89.108.4.2 Fees. Section 89.108.4.2 is deleted in its entirety and replaced to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

Chapter 15.08

CALIFORNIA MECHANICAL CODE

Sections:

- 15.08.010 Adoption and Citation
- 15.08.020 Section 1.8.4.2 Fees Chapter One Division I and 114.0 Fees Chapter One Division II

15.08.010 – Adoption and Citation. The California Mechanical Code, 2013 edition, including tables and appendix "D", as set forth in Part 4 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding "15.08" before the sections of the California Mechanical Code.

15.08.020 – Section 1.8.4.2 Fees of Chapter One Division I and Section 114.0 Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Sections 114.1 through 114.5.1 of Chapter One Division II shall be deleted in their entirety and replaced to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

Chapter 15.09

CALIFORNIA PLUMBING CODE

Sections:

- 15.09.010 Adoption and Citation
15.09.020 Section 1.8.4.2 Fees Chapter One Division I and Section 103.4 Fees Chapter One Division II

15.09.010 – Adoption and Citation. The California Plumbing Code, 2013 edition, including tables and appendices “A”, “B”, “D”, and “T”, as set forth in Part 5 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.09” before the sections of the California Plumbing Code.

15.09.020 – Section 1.8.4.2 Fees of Chapter One Division I and Section 103.4: Fees of Chapter One Division II. Sections 1.8.4.2 of Chapter One Division I and Section 103.4 through 103.4.3.1 of Chapter One Division II are deleted in their entirety and replaced to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02. The provisions of Cloverdale Municipal Code section 15.02.050, Expiration of Plan Review Applications, shall be applicable to plans submitted pursuant to this chapter.

Chapter 15.10

CALIFORNIA ENERGY CODE

Sections:

- 15.10.10 Adoption and Citation

15.10.10 – Adoption and Citation. The California Energy Code, 2013 edition, including tables and appendix “1-A”, as set forth in Part 6 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding “15.10” before the sections of the California Energy Code.

Chapter 15.12

CALIFORNIA HISTORICAL BUILDING CODE

Sections:

- 15.12.010 Adoption and Citation

15.12.010 – Adoption and Citation. The California Historical Building Code, 2013 edition, including tables and appendix “A” as set forth in Part 8 of Title 24 of the California Code of Regulations, is adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding “15.12” before the sections of the California Historical Building Code.

Chapter 15.13

INTERNATIONAL CODE COUNCIL PROPERTY MAINTENANCE CODE

Sections:

- 15.13.010 Adoption and Citation
15.13.020 Section 102.3 - Applications of Other Codes
15.13.030 Section 103.5 - Fees

15.13.040	Section 303.2 - Enclosures
15.13.050	Section 304.3 - Premises Identification
15.13.060	Section 304.3.1 - Numbers for One and Two Family Dwellings
15.13.070	Section 304.3.2 - Numbers for Other than One and Two Family Dwellings
15.13.080	Section 307.1 - General
15.13.090	Conflicts

15.13.010 – Adoption and Citation. The International Code Council Property Management Code, 2012 edition is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be re-numbered by adding “15.13” before the sections of the International Code Council Property Management Code.

15.13.020 – Section 102.3 Application of Other Codes. Section 102.3 is amended to read as follows: Repairs, additions, or alterations to a structure, or changes of occupancy, shall be done in accordance with the procedures and provisions of the 2013 California Building Standards Code as adopted by the City of Cloverdale.

15.13.030 – Section 103.5 Fees. Section 103.5 is amended to read as follows: Permit fees, Plan Review fees, and Investigation fees shall be assessed as provided in Cloverdale Municipal Code Chapter 15.02.

15.13.040 – Section 303.2 Enclosures. Section 303.2 is amended to read as follows: Enclosures for private swimming pools, hot tubs, and spas shall be maintained as provided in Section 3109 of the 2013 California Building Code. Enclosures for public swimming pools, hot tubs, and spas shall be maintained as provided in Section 3118B of the 2013 California Building Code. No existing pool enclosure shall be removed or changed in a manner that reduces its effectiveness as a safety barrier. Replaced pool enclosures shall be in compliance with the current requirements of the 2013 California Building Code.

15.13.050 – Section 304.3 Premises Identification. Section 304.3 is deleted in its entirety and replaced to read as follows: New buildings and tenant spaces shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed.

15.13.060 – Section 304.3.1 Numbers for One and Two Family Dwellings. Section 304.3.1 is added to read as follows: Numbers for one and two-family dwellings shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.13.070 – Section 304.3.2 Numbers for Other than One and Two Family Dwellings. Section 304.3.2 is added to read as follows: Numbers for other than one and two-family dwellings shall be a minimum of 12 inches high with a minimum stroke width of 1 inch. Suite numbers for other than one and two-family dwellings shall be a minimum of 6 inches high with a minimum stroke width of 0.5 inches.

Exception: These requirements may be modified with the approval of the fire code official.

15.13.080 – Section 307.1 General. Section 307.1 is deleted in its entirety and replaced to read as follows: Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition. The remodel or replacement of handrails and guard rails shall comply with the requirements specified in Sections 1012 and 1013 of the California Building Code.

15.13.090 - Conflicts. In the event of any conflicts between this Code and the provisions and requirements of the adopted California Title 24 Codes (Part 1 through Part 12) adopted in Title 15 of the City of Cloverdale Municipal Code, the provisions of the adopted California Title 24 Codes (Part 1 through Part 12) shall apply.

Chapter 15.14

CALIFORNIA FIRE CODE

Sections:

- 15.14.010 Adoption and Citation
- 15.14.020 Section 101.1 - Title
- 15.14.030 Section 102.3 - Change in Use or Occupancy
- 15.14.040 Section 102.7.3 - Supplemental Rules, Regulations, and Standards
- 15.14.050 Section 104.3 - Right of Entry
- 15.14.060 Section 104.11.4 - Charges
- 15.14.070 Section 105.2 - Application for Permit: Fees
- 15.14.080 Section 109.4 - Violation Penalties
- 15.14.090 Section 111.4 - Failure to Comply
- 15.14.100 Section 503.1.1 - Building and Facilities
- 15.14.110 Section 503.2.1 - Dimensions
- 15.14.120 Section 503.2.3 - Surface
- 15.14.130 Section 503.2.4 - Turning Radius
- 15.14.140 Section 503.2.6 - Bridges and Elevated Surfaces
- 15.14.150 Section 503.2.6.1 - Evaluation
- 15.14.160 Section 503.2.6.2 - Bridge Maintenance
- 15.14.170 Section 503.2.7 - Grade
- 15.14.180 Section 503.4 - Obstruction of Fire Apparatus Access Roads
- 15.14.190 Section 505.1 - Address Identification
- 15.14.200 Section 505.1.1 - Numbers for One and Two Family Dwellings
- 15.14.210 Section 505.1.2 - Numbers for Other than One and Two Family Dwellings
- 15.14.220 Section 506.1 - Where Required
- 15.14.230 Section 507.5 - Fire Hydrant Systems
- 15.14.240 Section 507.5.1 - Where Required
- 15.14.250 Section 507.5.1 - Exception Deletion
- 15.14.260 Section 507.5.1.1 - Hydrant for Standpipe Systems
- 15.14.270 Section 510.1 - Emergency Responder Radio Coverage in Buildings
- 15.14.280 Section 510.1 - Exception 1 Deletion
- 15.14.290 Section 510.3 - Section Deletion
- 15.14.300 Section 605.11 - Solar Photovoltaic Systems
- 15.14.310 Section 901.7.7 - Problematic and Unreliable Fire Alarms
- 15.14.320 Section 903.2 - Where Required
- 15.14.330 Section 903.2.20 - Local Fire Sprinkler System Requirements
- 15.14.340 Section 903.2.20.1 - System - Requirements
- 15.14.350 Section 903.2.20.2 - Additions - Residential
- 15.14.360 Section 903.2.20.3 - Additions - Commercial
- 15.14.370 Section 903.2.20.4 - Remodels, Alterations, or Repairs
- 15.14.380 Section 903.2.20.5 - Changes in Occupancy
- 15.14.390 Section 903.2.20.6 - Elevation of Existing Buildings
- 15.14.400 Section 903.2.20.7 - Residential Sprinkler Pressure Relief
- 15.14.410 Section 903.20.8 - Residential Freeze Protection
- 15.14.420 Section 903.3 - Installation Requirements

15.14.430	Section 903.3.1 – Standards
15.14.440	Section 903.3.7 – Fire Department Connections
15.14.450	Section 903.4 – Sprinkler System Monitoring and Alarms
15.14.460	Section 903.4.1 - Monitoring
15.14.470	Section 903.4.2 - Alarms
15.14.480	Section 905.3.1 - Building Height
15.14.490	Section 905.9 - Valve Supervision
15.14.500	Section 907.2.8.1 - Fire Alarm Systems
15.14.510	Section 4902.1 - Definitions
15.14.520	Section 4906.2 - Application
15.14.530	Section 4907 - Defensible Space
15.14.540	Section 5001.5.3 - Electronic Reporting
15.14.550	Section 5003.3.1 - Unauthorized Discharges
15.14.560	Section 5609 - Prohibition of Fireworks
15.14.570	Section 5704.2.9.6.1 – Locations where above ground tanks are prohibited
15.14.580	Section 5706.2.4.4 – Locations where above ground tanks are prohibited
15.14.590	Section 5806.2 – Limitations
15.14.600	Section 6104.2 – Maximum capacity within established limits
15.14.610	Section A101 - Appendix A-Appeals of Fireworks Booth Sales Permits
15.14.620	Section B105.1 - Appendix B - One and Two Family Dwellings
15.14.630	Section B105.2 - Appendix B - Buildings Other than One and Two Family Dwellings
15.14.640	Table C105.1 - Appendix C - Footnote Additions
15.14.650	Section D103.2 - Appendix D - Grade
15.14.660	Section D103.3 - Appendix D - Turning Radius
15.14.670	Section D103.4.1 - Appendix D - Dead End Roads
15.14.680	Section D103.4.2 - Appendix D - Dead End Roads
15.14.690	Table D103.4 - Appendix D - Amended
15.14.700	Section D103.6 - Appendix D - Signs
15.14.710	Section D104.2 - Appendix D - Buildings Exceeding 62,000 Square Feet in Area
15.14.720	Section D106.1 - Appendix D - Projects Having More than 50 Dwelling Units (Exception)
15.14.730	Section D106.2 - Appendix D – Section Deletion
15.14.740	Section D107.1 - Appendix D - One and Two Family Residential Developments
15.14.750	Section D107.1 - Appendix D - Exception Deletion

15.14.010 – Adoption and Citation. The California Fire Code, 2013 Edition, with appendices Chapter 4, B, C, D, E, F, G, H, I, J, and K and standards, as set forth in Title 9 of Title 24 of the California Code of Regulations, is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.14” before the sections of the California Fire Code.

15.14.020 – Section 101.1 Title. Section 101.1 is amended to read as follows: These regulations shall be known as the Fire Code of the City of Cloverdale, hereinafter referred to as “this code.”

15.14.030 – Section 102.3 Change of use or occupancy. Section 102.3 is amended to read as follows: No change shall be made in the use or occupancy of any structure that would place the structure in a different division of the same group or occupancy or in a different group of occupancies, unless such structure is made to comply with the requirements of this code and the California Building Code as adopted by the City of Cloverdale City Council (City Council). Subject to the approval of the fire code official, the use or occupancy of an existing structure shall be allowed to be changed and the structure is allowed to be occupied for purposes in other groups without conforming to all the requirements of this code and the California Building Code as

adopted by the City Council for those groups, provided the new or proposed use is less hazardous, based on fire and life safety risks, than the existing use.

15.14.040 – Section 102.7.3 Supplemental rules, regulations and standards. Section 102.7.3 is added to read as follows: The fire code official is authorized to render interpretations of this code and to make and enforce rules and supplemental regulations and to develop Fire Prevention Standards to carry out the application and intent of its provisions.

15.14.050 – Section 104.3 Right of Entry. Section 104.3 is amended to read as follows:

- A. The Fire Chief or his authorized representative, in the performance of duties herein prescribed, shall have the right to enter upon and into any and all premises under his jurisdiction, at all reasonable hours for the purpose of inspecting the same to determine whether or not the provisions of this code and all applicable laws or ordinances pertaining to the protection of persons and property from fire, explosion or exposure to hazardous materials are observed therein. Provided, however, that an inspection warrant, issued pursuant to Title 13, Part 3 of the Code of Civil Procedure shall be first secured where entry is refused, except in an emergency situation. No owner, occupant or any other person having charge, care or control of any building or premises shall fail or neglect, after proper request is made as herein provided, to promptly permit entry therein by the Fire Chief or his authorized representative for the purpose of inspection and examination pursuant to this code. Failure to permit such entry shall constitute a misdemeanor.
- B. The Fire Chief and his duly authorized representative shall have the authority to enter any building or premises for the purpose of extinguishment or controlling any fire, performing rescue operations, investigating the existence of suspected or reported fires, gas leaks or other hazardous conditions or taking any other action necessary in the reasonable performance of their duty.

15.14.060 – Section 104.11.4 Charges. Section 104.11.4 is added to read as follows: The expense of securing any emergency that is within the responsibility for enforcement of the Fire Chief as given in Section 104.11 is a charge against the person who caused the emergency. Damages and expenses incurred by any public agency having jurisdiction or any public agency assisting the agency having jurisdiction shall constitute a debt of such person to the City and shall be collectable by the Fire Chief for proper distribution in the same manner as in the case of an obligation under an expressed or implied contract. Expenses as stated above shall include, but not be limited to, equipment and personnel committed and any payments required by the public agency to outside business firms requested by the public agency to secure the emergency, monitor remediation and clean up the site.

15.14.070 – Section 105.2 Application for Permit: Fees. Section 105.2 is amended to read as follows: All applications for a permit required by this code shall be made to the Bureau of Fire Prevention or the Unified Program Agency in such form and detail as it shall prescribe. Application for permits shall be accompanied by such plans as required by the Bureau. The City Council may establish fees, by resolution, for permit applications.

15.14.080 – Section 109.4 Violation Penalties. Section 109.4 is amended to read as follows:

- A. Every person who violates any provision of this chapter, including any provision of the California Fire Code as amended, shall be guilty of a misdemeanor, punishable by a fine of not more than \$1,000.00 and/or by imprisonment for up to six (6) months. A person is guilty of a separate offense for each day during which he/she commits, or continues or permits a violation of said Code, or each time he/she disobeys a valid order of a firefighter or enforcement officer.

- B. In addition to any other enforcement remedies available to the City under any applicable state or federal statute, or pursuant to any other lawful power the City may possess, any violation of this chapter may be prosecuted or enforced as a nuisance and enforced by a civil court action as provided in Chapter 1.13 of the Cloverdale Municipal Code or via administrative enforcement as a nuisance pursuant to Cloverdale Municipal Code Chapters 1.10, 1.11, 1.14 and 1.15 as those chapters may be amended from time to time. The City may also prosecute or enforce violations of this chapter as a criminal offense by seeking the appointment of a receiver, or in any other manner provided by law.
- C. Administrative citation pursuant to California Health & Safety Code Section 12557. In addition to any other remedies available to the City under any applicable state or federal statute or pursuant to any other lawful power the City may possess, any violation of section 15.14.500 of this chapter may be enforced by administrative citation pursuant to California Health & Safety Code section 12557 when a violation relates to the possession, use, storage, sale and/or display of fireworks classified as dangerous fireworks as defined herein and/or the use of state approved fireworks as defined herein on or at dates, times and/or locations other than those permitted by this section.
1. The imposition of fines related to dangerous fireworks under this section shall be limited to persons who possess, sell, use and/or display, or to the seizure of less than 25 pounds (gross weight) of such dangerous fireworks.
 2. Fines collected pursuant to this section shall not be subject to California Health & Safety Code section 12706, which provides that certain fines collected by a court of the state be deposited with, and disbursed by, the County Treasurer. However, the City shall provide cost reimbursement to the State Fire Marshal pursuant to regulations as adopted, or as may be adopted by the State Fire Marshal addressing the State Fire Marshal's cost for the transportation and disposal of dangerous fireworks seized by the City, which costs will be part of any administrative fine imposed. Unless and until such regulations have been adopted by the State of California, the City shall hold in trust \$250 or 25% of any fine collected, whichever is greater, to cover the cost reimbursement to the State Fire Marshal for the cost of transportation and disposal of any dangerous fireworks seized by the City.
 3. Other than as expressly modified herein, enforcement of violations by administrative citation pursuant to California Health & Safety Code section 12557 shall be subject to the provisions of Cloverdale Municipal Code Chapter 1.14.

15.14.090 – Section 111.4 Failure to Comply. Section 111.4 is amended to read as follows: Any person who shall continue to work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition; shall be liable for a fine as determined by the City of Cloverdale Municipal Code or State law.

15.14.100 – Section 503.1.1 Building and Facilities. Section 503.1.1(Exceptionion 1) is amended to read as follows:

Exception:

The building is equipped throughout with an approved automatic sprinkler system installed in accordance with this chapter and City standards.

15.14.110 – Section 503.2.1 Dimensions. Section 503.2.1 is amended to read as follows: Fire apparatus access roads serving four or more structures (minor/major subdivision) shall have an unobstructed width from curb to curb that is consistent with the Cloverdale Public Works Department Street and Right of Way Standards (not less than 50 feet on an Arterial and Industrial streets, 40 feet on a Major Collector street, 30 feet on a Residential street, and 25 feet on a Hillside street) or shall be constructed in accordance with any specific plan adopted by the Cloverdale City Council. Driveways serving three or fewer structures may have the

following widths: Three structures, 16 feet; two structures, 12 feet; and one structure, 10 feet. In areas designated as Moderate, High or Very High Fire Severity Zones in State Responsibility Areas (SRA) by the CDF Director, as a Very High Fire Hazard Severity Zone for Local Responsibility Areas (LRA) by the CDF Director, or as conditioned by Cloverdale development requirements, access roads shall have a flammable vegetation clearance area on each side of the road or driveway of not less than ten (10) feet unless otherwise authorized by the Fire Chief due to extenuating circumstances. Unobstructed vertical clearance shall not be less than 13'6". The Fire Code Official may request a vegetation management plan in accordance with Section 4906 for all fire access roads.

15.14.120 – Section 503.2.3 Surface. Section 503.2.3 is amended to read as follows: Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus and shall be surfaced so as to provide all-weather driving capabilities. Roadways or driveways in excess of 15% shall have a concrete surface with a thickness and aggregate base approved by the fire code official and Public Works Director.

15.14.130 – Section 503.2.4 Turning Radius. Section 503.2.4 is amended to read as follows: The inside turning radius of a fire apparatus access road shall not be less than 40 feet unless otherwise approved by the fire code official.

15.14.140 – Section 503.2.6 Bridges and Elevated Surfaces. Section 503.2.6 is amended to read as follows: Where a bridge or an elevated surface is part of a fire apparatus access road, the bridge shall be constructed and maintained in accordance with the American Association of State Highway and Transportation Officials (AASHTO) HB-17. Bridges and elevated surfaces shall be designed for a live load sufficient to carry the imposed loads of fire apparatus. Vehicle load limits shall be posted at both entrances to bridges. Where elevated surfaces designed for emergency vehicle use are adjacent to surfaces which are not designed for such use, approved barriers, approved signs or both shall be installed and maintained when required by the fire code official.

15.14.150 – Section 503.2.6.1 Evaluation. Section 503.2.6.1 is added to read as follows: All existing private bridges and elevated surfaces shall be evaluated by a California licensed civil engineer experienced in structural engineering or a California licensed structural engineer, for the purposes of safety and weight rating, and the vehicle load limits shall be posted at both entrances to bridges. These evaluations shall be performed at the direction of the fire code official.

15.14.160 – Section 503.2.6.2 Bridge Maintenance. Section 503.2.6.2 is added to read as follows: All new and existing private bridges and elevated structures providing emergency access shall be routinely evaluated and maintained in accordance with the American Association of State Highway and Transportation Officials (AASHTO) Manual: "The Manual for Bridge Evaluation," First Edition, 2008, published by the American Association of State Highway and Transportation Officials or other approved standard.

15.14.170 – Section 503.2.7 Grade. Section 503.2.7 is amended to read as follows: No road or driveway shall have a maximum grade in excess of fifteen percent (15%) unless approved by the fire code official, which may require additional fire protection measures. To accommodate unusual access constraints, a road or driveway may include grades up to 20% for distances not exceeding three hundred (300) feet.

15.14.180 – Section 503.4 Obstruction of Fire Apparatus Access Roads. Section 503.4 is amended to read as follows: Fire apparatus access roads shall not be obstructed in any manner, including the parking of vehicles. The minimum widths and clearances as established in Section 503.2.1 shall be maintained at all times. Vehicles found to be parked in public and private areas identified as Fire Lanes, Hydrant Zones, or any other fire department access way identified by this code may be immediately towed if, in the opinion of the fire or police department, the vehicle would hinder or impede access to the property, area or fire protection device.

15.14.190 – Section 505.1 Address Identification. Section 505.1 is amended to read as follows: New buildings and tenant spaces shall have approved illuminated address numbers or building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall be in contrasting color with their background. Address numbers shall be Arabic numerals or alphabetical letters. Where it is impractical to install illuminated numbers due to long driveways or other circumstances, approved reflective numbers with those properties listed above may be installed at the intersection of the driveway and road fronting the parcel. For existing properties, any additions, alterations or other work requiring a permit with a valuation over \$20,000, approved numbers or addresses shall be installed.

15.14.200 – Section 505.1.1 Numbers for One and Two Family Dwellings. Section 505.1.1 is added to read as follows: Numbers for one and two-family dwellings shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inches. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole, or other sign or means shall be used to identify the structure.

15.14.210 – Section 505.1.2 Numbers for Other than One and Two Family Dwellings. Section 505.1.2 as added to read as follows: Numbers for other than one and two-family dwellings shall be a minimum of 12 inches high with a minimum stroke width of 1 inch. Suite numbers for other than one and two-family dwellings shall be a minimum of 6 inches high with a minimum stroke width of 0.5 inches.

Exception: These requirements may be modified with the approval of the fire code official.

15.14.220 – Section 506.1 Where Required. Section 506.1 is amended to read as follows: When access to or within a structure or area is determined to be unduly difficult by the fire code official because of secured openings (doors or gates), or due to the presence of hazardous materials or fire protection systems a key box shall be required to be installed at an accessible location. The key box shall be an approved type and contain those keys necessary to gain access.

15.14.230 – Section 507.5 Fire Hydrant Systems. Section 507.5 is amended to read as follows: Fire hydrant systems shall comply with Sections 507.5.1 through 507.5.6 and Appendix C as amended.

15.14.240 – Section 507.5.1 Where Required. Section 507.5.1 is amended to read as follows: Where a portion of the facility or building hereafter constructed or moved into or within the jurisdiction is more than 150 feet from a hydrant on a fire apparatus access road, as measured by an approved route around the exterior of the facility or building, on-site fire hydrants and fire mains shall be provided where required by the fire code official.

15.14.250 – Section 507.5.1 Exception Deletion. Section 507.5.1 (Exception) is deleted.

15.14.260 – Section 507.5.1.1 Hydrant for Standpipe Systems. Section 507.5.1.1 is amended to read as follows: Buildings equipped with a standpipe system installed in accordance with Section 905 shall have a fire hydrant within fifty (50) feet of a fire department connection (FDC), or as approved by the Fire Code Official.

15.14.270 – Section 510.1 Emergency Responder Radio Coverage in Buildings. Section 510.1 is amended to read as follows: All buildings shall have approved radio coverage for emergency responders within the building. The system shall comply with this section and the Fire Department Standard for Emergency Responder Radio Coverage Systems.

15.14.280 – Section 510.1 Exception 1 Deletion. Section 510.1 (Exception 1) is deleted.

15.14.290 – Section 510.3 Section Deletion. Section 510.3 is deleted.

15.14.300 – Section 605.11 Solar Photovoltaic Systems. Section 605.11 is amended to read as follows: Photovoltaic power systems shall be installed in accordance with the requirements of the California Building Code as amended, California Residential Building Code as amended, California Electrical Code, California Fire Code as amended and City of Cloverdale Fire Department Standard for installation of Photovoltaic Power Systems.

15.14.310 – Section 901.7.7 Problematic and Unreliable Fire Alarms. Section 901.7.7 is added to read as follows: The Fire Chief may determine a fire alarm to be unreliable upon receipt of more than four (4) false alarms within a twelve-month period. Upon making such a finding, the Fire Chief may order the following:

- (a) For any nuisance alarm where the system is not restored, the Fire Chief may require the system owner to provide standby personnel or take such other measures, as the Fire Chief deems appropriate. Persons or activities required by the Fire Chief shall remain in place until a fire department approved fire alarm maintenance firm certifies in writing to the Fire Chief that the alarm system has been restored to a reliable condition. The Fire Chief may require such tests as he deems necessary to demonstrate the adequacy of the system.
- (b) Upon the fifth (5th) and sixth (6th) nuisance alarms from the alarm system within a twelve (12) month period, the system owner shall pay a mitigation fee to the fire department of \$150.00, plus the cost of fire engine response, for each occurrence.
- (c) Upon the seventh (7th) and eighth (8th) nuisance alarms from the alarm system within a twelve (12) month period, the system owner shall pay a mitigation fee to the fire department of \$300.00, plus the cost of fire engine response.
- (d) Upon the ninth (9th) and following nuisance alarms from the alarm system within a twelve (12) month period, the system owner shall pay a mitigation fee to the fire department of \$500.00, plus the cost of fire engine response, for each occurrence.

15.14.320 – Section 903.2 Where Required. Section 903.2 is amended to read as follows: Approved automatic sprinkler systems in new buildings and structures shall be provided as described in this section. Additional local requirements are described in Section 903.2.20 and may supersede the following requirements. The most restrictive requirement shall apply.

15.14.330 – Section 903.2.20 Local Fire Sprinkler System Requirements. Section 903.2.20 is added to read as follows: Section 903.2.20 Local Fire Sprinkler System Requirements.

15.14.340 – Section 903.2.20.1 System Requirements. Section 903.2.20.1 is added to read as follows: An automatic sprinkler system shall be installed and maintained in all newly constructed buildings.

Exceptions:

1. Detached Group U occupancies 1,000 sq. ft. or less. Agricultural buildings and private riding arenas as approved by the fire or building code official.
2. Detached pool houses up to 1,000 sq. ft. in floor area within 50 feet of the pool and limited to a single bathroom.
3. Detached non-combustible motor vehicle fuel dispensing canopies classified as a Group M occupancy and conforming with CBC Section 406.7.
4. Detached Car Ports of non-combustible construction with no habitable space above.
5. Detached Group B or M occupancies 500 sq. ft. or less.

15.14.350 – Section 903.2.20.2 Additions-Residential. Section 903.2.20.2 is added to read as follows: Additions to existing R3 occupancy residential buildings that increase the total square footage of existing floor area by 50% or more of the existing floor area shall meet the requirements for new construction. All additions

to all Group R occupancy residential buildings with an existing approved automatic sprinkler system shall be required to extend the sprinkler system into the addition.

Additions to existing Group R-1 occupancies that result in additional guest room(s) shall meet the requirements for a newly constructed building.

15.14.360 – Section 903.2.20.3 Additions–Commercial. Section 903.2.20.3 is added to read as follows: Additions to existing commercial buildings that increase the total square footage of existing floor area by 25% or greater shall meet the requirements for a newly constructed building. All additions to commercial buildings with an existing approved automatic sprinkler system shall be required to extend the sprinklers into the addition.

Additions to existing Group R-1 occupancies that result in additional guest room(s) units shall meet the requirements for a newly constructed building.

15.14.370 – Section 903.2.20.4 Remodels, Alterations, or Repairs. Section 903.2.20.4 is added to read as follows: For remodels, alterations or repairs to an existing building involving demolition, removal or repair of more than 50% of the existing structure, the building shall meet the automatic fire sprinkler requirements for a newly constructed building. For purposes of this section, the “50%” threshold shall be applied if the project involves any of the following:

1. The removal, demolition or repair of more than 50% of the exterior weight bearing walls; or,
2. The removal, demolition or repair of more than 50% of the roof structure (including the framing, sheathing, and roof covering of a building but not limited to rafters, trusses, beams, purlins); or
3. The removal, demolition or repair of more than 50% of the interior tenant improvements on a commercial building which reduces the building to a “shell” condition.

Exceptions:

1. Alterations or additions made solely for the purpose of complying with the Americans with Disabilities Act.
2. Whenever there are practical difficulties involved, the Fire Code Official shall have the authority to grant modifications in individual cases provided the modifications do not lessen the health, life, and fire safety requirements as permitted in Section 104.8 of the Fire Code.
3. Additions or repairs solely for the purpose of seismic retrofit.

15.14.380 – Section 903.2.20.5 Changes in Occupancy. Section 903.2.20.5 is added to read as follows: Where any change of occupancy occurs where the proposed new occupancy classification is more hazardous based on fire and life safety risks as determined by the fire code official, including, but not limited to, the conversion of residential buildings to condominiums, the building shall meet the requirements for a newly constructed building.

15.14.390 – Section 903.2.20.6 Elevation of Existing Buildings. Section 903.2.20.6 is added to read as follows: An automatic fire extinguishing system shall be installed throughout all existing buildings when the building is elevated to: three or more stories, or more than 35 feet in height, from grade to the exposed roof.

Exceptions: An automatic fire-extinguishing system need not be provided when the area above 35 feet is provided for aesthetic purposes only and is a non-habitable space.

15.14.400 – Section 903.2.20.7 Residential Sprinkler Pressure Relief. Section 903.2.20.7 is added to read as follows: Residential fire sprinkler systems must have an NFPA 13D approved pressure relief valve when static pressures are greater than 80 psi.

15.14.410 – Section 903.2.20.8 Residential Freeze Protection. Section 903.2.20.8 is added to read as follows: Residential fire sprinkler systems shall have adequate freeze protection to address outside temperatures below 40 degrees Fahrenheit. This can be achieved by insulating coverings or other reliable means of maintaining a minimum temperature of 40 degrees Fahrenheit.

15.14.420 – Section 903.3 Installation Requirements. Section 903.3 is amended to read as follows: Sprinkler systems shall be installed in accordance with NFPA 13, NFPA 13R, if approved by the fire code official, and NFPA 13D.

15.14.430 – Section 903.3.1 Standards. Section 903.3.1 is amended to read as follows: Fire sprinkler systems installed in buildings of an undetermined use shall be designed and installed to have a design density of .33 gallons per minute per square foot over a minimum design area of 3,000 square feet. Where a subsequent occupancy change requires a system with greater capacity, it shall be the building owner's responsibility to upgrade the system to the required density.

15.14.440 – Section 903.3.7 Fire Department Connections. Section 903.3.7 is amended to read as follows: The location of the fire department connections (FDC's) shall be approved by the fire code official. Approved locking caps shall be provided on all newly installed FDC's and on any existing FDC's found to be vandalized.

15.14.450 – Section 903.4 Sprinkler System Monitoring and Alarms. Section 903.4 is amended to read as follows: Except for Group R, Division 3 Occupancies, all valves controlling the water supply for automatic sprinkler systems, and associated pumps, tanks, water levels and water flow switches shall be electronically supervised.

15.14.460 – Section 903.4.1 Signals. Section 903.4.1 is amended to read as follows: Alarm, supervisory and trouble signals shall be distinctly different and shall be automatically transmitted to an approved central station, remote supervising station, or proprietary supervising station as defined in NFPA 72, or when approved by the fire code official, shall sound an audible alarm at a constantly attended location.

15.14.470 – Section 903.4.2 Alarms. Section 903.4.2 is amended to read as follows: One exterior approved audible and visual sprinkler water flow alarm device shall be connected to every automatic fire sprinkler system in an approved location. Such device shall be activated by water flow equivalent to the flow of a single sprinkler of the smallest orifice size installed in the system. Where a building fire alarm system is installed, actuation of the automatic fire sprinkler system shall also actuate the building fire alarm system.

Every new commercial fire alarm system installed as a sprinkler system monitoring alarm shall also provide notification for the purpose of initiating emergency action, including those systems activated solely by the fire sprinkler systems, so that occupants of the building shall be notified audibly and visually within each suite or building division. A minimum of one notification appliance shall be located in each suite or building division in an occupied location.

15.14.480 – Section 905.3.1 Building Height. Section 905.3.1 is amended to read as follows: Standpipes shall be installed in buildings three stories or more in height, with approved outlets on each floor above or below grade and the roof. Said outlets may be connected to the building's fire sprinkler system.

15.14.490 – Section 905.9 Valve Supervision. Section 905.9 (Exception 2) is deleted.

15.14.500 – Section 907.2.8.1 Fire Alarm Systems. Section 907.2.8.1 (Exception 2.2) is amended to read as follows: 2.2 Notification devices installed in the common areas serving the residential units shall operate upon sprinkler water flow or manual station activation.

15.14.510 – Section 4902.1 Definitions. Section 4902.1 is amended to read as follows: Wildland-Urban Interface Fire Area is a geographical area located within any Moderate, High or Very High Fire Severity Zone as recommended by the CDF Director pursuant to Public Resource Code Sections 4201–4204 and Government Code Sections 51175–51189, in a Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements.

15.14.520 – Section 4906.2 Application. Section 4906.2 is amended to read as follows: 3. Land in a Moderate, High or Very High Fire Severity Zone as designated by the CDF Director, in a Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements.

15.14.530 – Section 4907 Defensible Space. Section 4907 is amended to read as follows: Buildings and structures located within any Moderate, High or Very High Fire Severity Zone as designated by the CDF Director, in a Very High Fire Severity Zone as identified in the Local Responsibility Area (LRA) as recommended by the CDF Director, or as conditioned by Cloverdale development requirements, shall maintain a defensible space as outlined in Government Code 51175–51189 and in the fire department’s “Construction and Defensible Space Standard within Designated Fire Severity Zones” document.

15.14.540 – Section 5001.5.3 Electronic Reporting. Section 5001.5.3 is added to read as follows: All Hazardous Material Management Plans (HMMP) and Hazardous Material Inventory Statements (HMIS) shall be submitted electronically as approved by the fire code official.

15.14.550 – Section 5003.3.1 Unauthorized Discharges. Section 5003.3.1 is amended to read as follows: Any suspected or actual hazardous material, as defined by this code, including any suspected or actual carcinogen, which escapes into the environment through an unauthorized release shall be reported to the Fire Chief immediately upon discovery, regardless of whether the release occurs on or off the site of the permitted facility and the following procedures required in accordance with Sections 5003.1.1.1 through 5003.3.1.4, shall be followed.

15.14.560 – Section 5609 Fireworks. Section 5609 is added to read as follows:

A. Definitions. The following words have the following meanings in this section:

“Dangerous Fireworks” means dangerous fireworks as defined in Health and Safety Code sections 12505 and 12561 and the relevant sections of Title 19 of the California Code of Regulations, Subchapter 6, which are hereby incorporated by reference, as those sections may be amended from time to time.

“Enforcement Officer” means any person designated by the City Manager, including, without limitation, any fire district official or other designated public agency official authorized to enforce this section.

“Fireworks Stand/Booth” means any building, counter, or other structure of a temporary nature used in the sale, offering for sale, or display for sale of safe and sane fireworks.

“Nonprofit organization” means, for the purposes of this section, any nonprofit association, charity or corporation organized primarily for veterans, patriotic, welfare, civic betterment, educational, youth development or charitable purposes pursuant to Internal Revenue Code Sections 501 (c) 3, 4, 6, 7, 8, 10, 19, 23, or 26, Section 501 (d), Section 501 (e); or that has been issued a tax-exempt certificate as required under the Revenue and Taxation Code of the State of California; or a group that is an integral part of a recognized national organization having such tax-exempt status; or a nonprofit organization affiliated with and officially recognized by an elementary, junior high and/or high school and/or school district that serves, in whole or in part, the

residents of the City or a public and/or private community college, college and/or university that is located within the boundaries of the City.

“Permit” means the authorization issued by qualified City officials allowing the sale of safe and sane fireworks in accordance with this section.

“Permittee” means a qualified applicant as defined in this section that has been issued a permit that is valid and has not been revoked in accordance with this section.

“Person” means a natural person or a legal entity that is also an owner, tenant, lessee and/or other person with any right to possession or control of the property where a violation of this section occurred.

“Principal and permanent meeting place” means a permanent structure, playing field, geographic area or service population that resides in or is located within the City.

“Public display of fireworks” means an entertainment feature where the public is admitted or permitted to view the display or discharge of fireworks by a licensed pyro-technician.

“Qualified applicant” means any group or organization that has met all of the following criteria for a continuous period of not less than one full year preceding submittal of an application for a permit required by this section and that continues to meet the criteria for the duration of any permit issued by the City pursuant to this section:

- i. The organization must be a nonprofit organization as defined in this section;
- ii. The organization must have its principal and permanent meeting place within the City;
- iii. The organization must be one that provides direct and regular community services and benefits to the residents of the City;
- iv. The organization must have a minimum bona fide membership of at least twenty (20) members who either reside in the City, are employed in the City, or are owners or operators of a business or other establishment located in the City;
- v. Neither the organization nor any of its officers and/or officials have been found by any court or City administrative process to be in violation of any civil or criminal local, state or federal law relating to fireworks within twenty-four calendar months prior to the organization’s submittal of an application for a permit to sell; and
- vi. The organization has not had a permit to sell fireworks revoked within twenty-four months prior to the organization’s submittal of an application for a permit.

“Responsible person” means a person who causes a violation of this section to occur or allows a violation to exist or continue, by his or her action or failure to act, or whose agent, employee or independent contractor causes a violation to occur, or allows a violation to exist or continue. There is a rebuttable presumption that the record owner of a residential parcel, as shown on county’s latest equalized property taxes assessment rolls, and a lessee of a residential parcel has notice of any violation existing on said property. For purposes of this section, there may be more than one responsible person for a violation. Any person, irrespective of age, found in violation of any provision of this section may be issued a citation in accordance with the provisions of this section. Every parent, guardian or other person, having the legal care, custody or control of any person under the age of 18 years may be issued a citation in accordance with the provisions of this section, in addition to any citation that may be issued to the offending minor.

"Safe and Sane Fireworks," also known as "State approved fireworks," shall mean safe and sane fireworks as defined in Health and Safety Code sections 12529 and 12562 and the relevant sections of Title 19, Code of Regulations Subchapter 6, which are hereby incorporated by reference, as those sections may be amended from time to time.

B. Fireworks. Except as hereinafter provided, it shall be unlawful for any person, firm, corporation, association, organization or entity to possess, store, sell, use, or explode any dangerous fireworks or explode any rocket, firecracker, Roman candle, squib, torpedo, torpedo cane, wire core sparkler, wooden core sparkler, black cartridge, or other combustible device or explosive substance, or any kind of fireworks or dangerous fireworks by whatsoever name known within the City; provided, however, that the City may adopt reasonable rules and regulations for the granting of permits for supervised public displays of fireworks by a public agency, fair association, amusement park or other organization or for the use of fireworks by artisans in pursuit of their trade. Every such use or display shall be handled by a competent operator approved by the City, and shall be of such character and so located, discharged or fired so as not to be hazardous to property or endanger any person in the opinion of the City.

Exception: Safe and Sane Fireworks: It shall not be unlawful to possess or sell within the City safe and sane fireworks as defined herein under the conditions and at the times and locations set forth in this section.

This section shall not apply to persons, businesses or entities licensed by the State Fire Marshal as a wholesaler and/or import/export concern to legally possess or sell fireworks, including those prohibited by this section, within the City for the primary purpose of sale and distribution outside the City.

Notwithstanding any contrary provision of this code, the City Council may in any given fireworks sales year prohibit the sale and discharge of safe and sane fireworks upon determining that conditions exist in the City, that may include, but are not limited to, fire weather events, fuel moisture, drought, limitations on available firefighting forces and/or other condition, that the City Council finds creates an extreme danger to the public health and safety and/or life and property of the residents, businesses and visitors of the City. In its sole discretion, the City Council may consult with the Cloverdale Fire Protection District prior to prohibiting the sale and discharge of safe and sane fireworks in any given fireworks sales year.

C. Fireworks—Conditions On Sales And Use.

1. Prohibition on Sale and Use of Fireworks. It is unlawful for any person, firm, corporation, association, or organization to sell or offer for sale any fireworks within the City, except as expressly permitted by this section. It is unlawful for any person, firm, corporation, association, organization or entity to use any fireworks within the City except as expressly permitted by this section.

2. Time of Sale. Subject to the provisions of the State Fireworks Law (California Health and Safety Code, Division 11, Part 2, Chapters 1-7, Health and Safety Code Sections 12500-12801), as amended from time to time, and the provisions of this code, state approved fireworks, as defined in Section 12504 of the California Health and Safety Code, may be sold within the City between the hours of 10:00 a.m. and 9:00 p.m. on July 1st, July 2nd, July 3rd and July 4th.

3. Permit Required. No person, firm, corporation, association, or organization shall sell safe and sane fireworks within the City unless they are a permittee. All permit applications shall be received by the City no later than the last day of May each year. No person, firm, corporation, association or other organization, other than the permittee or its authorized representatives shall operate the booth for which the permit is issued or share or otherwise participate in the profits of the operation of such booth.

4. Permit Application. Each qualified applicant for a safe and sane fireworks sales permit shall file a written application with the City showing the following information:

- a. Name and address of the qualified applicant.
- b. Location where the qualified applicant proposes to sell fireworks.
- c. Places of storage for fireworks.
- d. Evidence that the qualified applicant meets the criteria specified in this section.

All applications for permits to sell safe and sane fireworks shall be in writing to the City on forms supplied by the City. In addition to the information required above, applications shall set forth any other information that may be required by the City.

Applications shall be accompanied by a certification executed by an authorized representative of the applicant that, if a permit is issued to the applicant, the applicant shall, at the time of receipt of such of permit, deliver to the City a certificate evidencing an occurrence-based policy of insurance naming the "City of Cloverdale and its officials, officers, employees, agents and volunteers" as additional insured's thereunder, with the following minimum limits: \$1,000,000 public liability and property damage; and general aggregate coverage of \$2,000,000. No policy will be acceptable that contains a provision allowing a deductible amount. A copy of the requisite State Retail Sales Permit from the Office of the California State Fire Marshal must also be attached.

Every application for a permit to sell safe and sane fireworks shall state the zoning of the real property on which the fireworks stand is to be located, which zoning classification shall be obtained from the City planning department.

The City shall notify permit applicants by June 15 of permit approval or disapproval. All organizations whose permits have been approved shall have up to and including June 20th of that year to pick up their permits.

Every application for a permit shall be accompanied by a non-refundable application fee established by resolution of the City Council. This application fee shall be in addition to any fee or tax imposed by this section.

Every application shall set forth the proposed location of the fireworks stand, the name, address and telephone number of one or more responsible adults who will be in charge of and responsible for the fireworks booth during the period safe and sane fireworks are sold, displayed or stored at such location, and written permission from the owner of record (or lessor, if the property is subject to lease) upon which said proposed stand will be located.

5. Organization(s) Authorized to Sell. No permit to sell safe and sane fireworks shall be issued to any entities other than qualified applicants, as defined in this section.

6. Maximum Number of Permits to Sell. The maximum number of permits that may be issued and the maximum number of safe and sane fireworks stands that will be permitted pursuant to this section during any one calendar year shall not exceed one permit for each 4,000 residents of the City or fraction thereof, based on the latest official roster of the State of California Census Estimate.

If the number of qualified applicants exceeds the number of permits allowed under this section, the City Council shall select the qualified applicants to whom permits shall be issued by the following method:

- a. Qualified applicants that were permittees during the preceding year shall have first priority for the available permits;

b. If the number of permits allowed for a year exceeds the number of the permittees from the preceding year that are applicants for that year, City staff shall forward a list of applicants who were not permittees the preceding year to the City Manager who shall, not later than on the 5th day of June, supervise an impartial drawing to determine an order of priority for each such application. Following the drawing, the City Manager shall forward to City staff a list of applications, numbered in order of priority for investigation and issuance of permits. Permits will be issued first to all qualified applicants that were permittees the preceding year, and then, in order of priority, to qualified applicants on the drawing list.

c. After the authorized number of permits has been determined and all the authorized permits issued, all remaining qualified applicants shall be combined into one group. From that group one applicant shall be drawn as the first alternate and one applicant shall be drawn as the second alternate. The alternates may be offered a permit if one of the permits granted that year is surrendered or revoked prior to June 20th. An alternate permit shall first be offered to the alternate. An alternate permit shall be offered to the second alternate if the first alternate receives a permit and another permit becomes available, or if an alternate permit is available and the alternate declines a permit or ceases to be a qualified applicant.

7. Total Number of Booths Permitted. Fireworks sales permits shall limit each qualified applicant to one booth. The purpose of limiting booths to one per qualified applicant is to allow a maximum number of entities, organizations, or groups to participate in fireworks sales.

8. Insurance Requirements as a Condition of Sale. Each applicant for a permit shall file with the City, prior to the issuance of any permit, a policy of occurrence-type public liability insurance and property damage with applicable coverage of at least \$1,000,000 and general aggregate coverage of \$2,000,000. No policy will be acceptable that contains a provision allowing for a deductible amount. The City, its officials, officers, employees, agents, and volunteers shall be named as additional insured's on such insurance policy by a separate endorsement in a form acceptable to the City.

9. Determination of Eligibility by City—Right of Appeal. The City shall issue a permit to sell safe and sane fireworks unless:

a. The City finds, in writing, that the applicant does not meet the criteria for a qualified applicant as that term is defined in this section;

b. The City finds, in writing, that the applicant has failed to provide sufficient plans, information or other data necessary to permit a determination regarding compliance with the requirements of this section;

c. The City finds, in writing, that the applicant is not in compliance with any of the requirements of this section;

d. The City finds, in writing, that one or more of the bases for revocation specified in the provision entitled, "Revocation of Permit; Appeal," of this section applies;

e. The City determines that the number of qualified applicants exceeds the number of available permits under the section entitled, "Maximum Number of Permits to Sell." The City must advise, in writing, all qualified applicants of this determination no later than June 15th.

Any denial of a permit pursuant to this provision may be appealed pursuant to the procedures set forth in Section 15.14.540 of this Title.

10. Fireworks Booth—Restrictions on Sales.

a. All retail sales of State approved fireworks shall be permitted only within a temporary booth. Sales from any other building or structure are prohibited. A fireworks booth need not comply with the

provisions of the City's Building Code; provided, however, that every fireworks booth shall be erected subject to inspection by City staff, who shall require that the fireworks booth be constructed in a manner that will reasonably ensure the safety of attendants and patrons.

b. No booth shall have a floor area in excess of 750 square feet. All booths in excess of 20 feet in length must have two exits. Larger booths must have an exit for every 20 feet of length located 20 feet apart.

c. No booth shall be located within 25 feet of combustible buildings and/or building openings (windows or doors) or within 50 feet of any flammable materials or within one hundred (100) feet of any gasoline pump or distribution point or a natural gas meter. Location of booths is subject to City approval.

d. All weeds and combustible materials shall be cleared in and around each booth for a distance of at least 25 feet in all directions.

e. "No Smoking" signs shall be prominently posted on all fireworks booths. Smoking is prohibited within any fireworks booth, and no person shall smoke within twenty-five (25) feet of any fireworks booth.

f. No person shall light, cause to be lighted or permit to be lighted any fireworks or combustible material within fifty (50) feet of any fireworks booth. No fuel-powered generator or similar equipment shall be allowed within fifty (50) feet of any fireworks booth.

g. No electrical devices or open flames are permitted within any fireworks booth, except that lighting shall be permitted if it is covered by a plastic shield.

h. Each fireworks booth shall be provided with a minimum of one model 2AB10BC fire extinguisher and one 5-gallon pressure water fire extinguisher, in good working order and easily accessible, for use in case of fire.

i. No person shall knowingly sell fireworks to any person under eighteen (18) years of age. Proof that the fireworks booth permittee demanded, was shown, and acted in reliance upon, bona fide evidence of age and identity in any sale of fireworks regulated by this section shall be a defense to any proceedings for suspension or revocation of the permittee's State approved fireworks permit or a criminal proceeding instituted by the City against the permittee for violations of this section. For purposes of this provision, "bona fide evidence of age and identity of purchaser" shall mean a document issued by a federal, state, county or municipal government that contains a photograph and date of birth of the purchaser including, but not limited to, a valid California Driver's License or an Identification Card issued to a member of the Armed Forces. Signs shall be posted in conspicuous places on and in the booth indicating "No Fireworks Sales to Persons Under the Age of 18—Photo I.D. Required.

j. Each fireworks booth must post its City permit to sell safe and sane fireworks, its temporary sales tax permit from the California State Board of Equalization, its State Fire Marshal Retail Sales Permit and proof of the required insurance in a prominent place inside the fireworks booth.

k. Approved banners or other barricades to prohibit parking within 20 feet of the booth shall be provided.

l. Signs must be posted on each booth stating "No fireworks permitted in the unincorporated areas of Sonoma County."

m. No person under eighteen (18) years of age shall sell or participate in the sale of safe and sane fireworks at a fireworks booth. No person under eighteen (18) years of age shall be permitted inside the booth during hours of operation. Each booth must have an adult in attendance and in charge of operations whenever the booth contains, or is engaged in the sale of, fireworks. The permittee is solely responsible for ensuring the

presence of said adult. For the purpose of this section, the term "adult" shall mean any person so defined under California law.

n. No person other than the permittee shall operate the booth for which the permit is issued or share or otherwise participate in the profits of the operation of such booth.

o. No persons other than the individuals who are members of the permittee or the adult family members of such members shall sell or otherwise participate in the sale of safe and sane fireworks at such booth.

p. No person shall be paid any consideration by the permittee for selling or otherwise participating in the sale of safe and sane fireworks at such booth; provided, however, that compensation may be paid for licensed security personnel during sale or non-sale hours and to the party authorizing the location of the booth on its property.

q. All unsold stock of fireworks shall be removed from the booth and located in an approved area immediately after close of business on each and every day of operation.

r. All litter resulting from the operation of the fireworks booth shall be removed on a daily basis.

s. No person shall sleep or remain in any fireworks booth after close of business each day or at any time when the booth is closed for business.

t. All unsold stock of fireworks in the possession of the permittee after 10:00 p.m. on the 5th day of July shall be returned to the wholesaler/distributor and removed from the City within ten (10) days. All safe and sane fireworks booths shall be closed, the booth removed from the temporary location, and all litter shall be removed from the premises by noon on July 15th.

11. Temporary Sales Tax Permit. Permittees are required to obtain a temporary sales tax permit from the California State Board of Equalization.

12. Limitations on Places and Hours of Discharge.

a. It shall be unlawful for any person to discharge any safe and sane fireworks in the City except between the hours of 11:00 a.m. to midnight on July 4th. Pyrotechnic displays authorized in accordance with this section may be exempted from these restrictions subject to applicable provisions of the California Health and Safety Code. City officials may, in their sole discretion, consult with the Cloverdale Fire Protection District regarding proposed places and hours of discharge.

b. It shall be unlawful for any person to ignite, discharge, project or otherwise fire or use, any safe and sane fireworks, or permit the ignition, discharge or projection thereof, upon or over or onto the property of another without the property owner's consent, or to ignite, discharge, project or otherwise fire or make use of any safe and sane fireworks within ten (10) feet of any residence, dwelling or other structure used as a place of habitation by human beings.

c. The use of safe and sane fireworks in the City shall be limited to private property except as otherwise provided herein. No person shall ignite or discharge any safe and sane fireworks on private open areas such as parks, parking lots or vacant property, without the property owner's or his or her designated agent's permission. No person shall ignite or discharge any safe and sane fireworks on public or semi-public open areas such as parks, parking lots or vacant property, excluding public streets and sidewalks, except as authorized in writing by the City and, if applicable, the private property owner or his or her designated agent.

d. Any person who discharges safe and sane fireworks on public or private property shall be responsible for the removal of all spent fireworks debris and litter or rubbish associated with the discharge of

fireworks, and for disposition thereof in an appropriate trash receptacle. Spent fireworks debris shall be allowed to cool for at least 30 minutes or immersed in water before discarding in a trash receptacle.

e. No safe and sane fireworks shall be discharged in the Fire Hazard Severity Zones (FHSZ) of the City, as established and approved by the City with the assistance of the California Department of Forestry and Fire Protection and within the boundaries set forth on the FHSZ map kept on file in the City Engineer's office. All fireworks booths shall post a notice of such fireworks ban and a map designating the FHSZ restrictions, in the form provided by the City. Booth operators shall advise persons purchasing State approved fireworks to review the notice and map and advise them of the fireworks restrictions in the FHSZ.

f. It shall be unlawful for any person having the care, custody or control of a minor (under 18 years of age) to permit such minor to discharge, explode, fire or set off any dangerous fireworks at any time, or to permit such minor to discharge or set off any safe and sane fireworks unless such minor does so under the direct supervision of a person over eighteen (18) years of age and during the hours and on the day permitted by this section.

13. **Qualified Applicant Reporting Requirement.** On or before November 1st of each sales year permittees must submit to the City Manager a financial statement by the treasurer or financial officer of the permittee setting forth the total gross receipts from the fireworks stand operated by the permittee; all expenses incurred and paid in connection with the purchase of fireworks and the sale thereof; and to whom and for what purpose the net proceeds were or will be disbursed, along with the most recent report filed by the qualified applicant with the State Board of Equalization. The filing of the statement required by this section with the City shall be a condition precedent to the granting of any subsequent permit, and a permittee that fails to file such statement shall not be considered a qualified applicant in the year immediately following its failure to file.

14. **Revocation of Permit; Appeal.** Any permit issued under this section may be revoked by the City in case of any violation of this section or any terms or conditions of the permit. The City Council may revoke said permit(s) and/or prohibit fireworks sales at any time it deems necessary to protect the health, safety and welfare of the citizens of the City. Any appeal of a permit revocation shall be subject to the following time limitations:

a. If the revocation occurs between June 22 and July 4, the City shall inform the permittee that the permittee may seek review of the City's decision by the City Manager, or the City Manager's designee, on the next business day. At the earliest opportunity on the next business day after the revocation, City staff shall provide the City Manager with written notice that a fireworks permit has been revoked, including the name of the permittee and a brief statement of the grounds for revocation. The City Manager, or the City Manager's designee, shall meet with the permittee on that day, upon the permittee's request, to review the City's decision. The decision of the City Manager shall be final. If the revocation occurs before or after the specified period, the appeal procedures of paragraph (b) below and section 15.14.540 of this chapter shall apply.

b. If a revocation occurs before or after the dates specified in paragraph a, above, such revocation shall not take effect for ten (10) days, during which time the permittee may seek review of the City's decision by submitting a written request for review to the City pursuant to the procedures set forth in section 15.14.540 of this chapter. City staff shall provide the City Manager with written notice that a fireworks permit has been revoked, including the name of the permittee and a brief statement of the grounds for revocation. The decision of the City Manager shall be final.

Any permittee whose permit has been revoked, pursuant to paragraph (a) or (b) above, may be barred from receiving a permit under this section for up to five (5) years from the date of revocation.

D. Seizure Of Fireworks. The City may seize, take, remove or cause to be removed, at the expense of the permittee or licensed fireworks wholesaler, whichever is applicable, all stock of fireworks offered or exposed for sale, stored or held in violation of this section when such violation creates an imminent threat to public health or safety, subject to applicable law.

E. Storage Of Fireworks—Generally. Except as otherwise herein provided, the storage and use of fireworks, (except State-approved fireworks purchased for individual or family use) inside buildings is prohibited.

F. Storage Of Safe And Sane Fireworks—Retail. The storage of safe and sane fireworks by permittees conducting retail sales shall be in a non-combustible container or magazine as approved by the City. The location of said storage shall be within the City limits and be approved by the City.

G. Prohibition Against Modification And Discharge Of Safe And Sane Fireworks. No person shall modify, tamper with, disassemble, rearrange and/or combine the contents or original packaging of any State approved firework, nor in any way remove the original packaging labels.

H. Prohibition Against Possession, Use, Display Or Discharge Of Modified Safe And Sane Fireworks. No person shall possess, use, display, discharge or explode any safe and sane fireworks that have been tampered with, disassembled and/or rearranged, nor shall any person possess, use, display, discharge, explode or combine the contents of multiple safe and sane fireworks, or change the originally intended purpose of Safe and Sane Fireworks.

I. Fireworks Wholesaler Public Education Plan. Each fireworks distributor/wholesaler who is supplying one or more of the Cloverdale nonprofit organizations who are permittees under this section, shall annually submit a Public Education Plan to the City by no later than 5:00 pm on June 15. Said Public Education Plan should outline the public safety and education efforts for that year that have been initiated, supported and/or delivered by each fireworks distributor/wholesaler within the City. Said public education plan should include, but is not limited to, samples of all the materials and the extent of distribution of all of the safety and education materials discussed in that wholesaler's/distributor's plan.

J. Deadlines For Applications And Other Filings. If a deadline set forth in this section, including, but not limited to, the time for submitting an application, paying an administrative fine, or filing a notice of appeal, falls on a day when City offices are closed, such deadline shall automatically be extended to the close of business on the next day City offices are open.

15.14.570 – Section 5704.2.9.6.1 Locations Where Above Ground Tanks are Prohibited. Section 5704.2.9.6.1 is amended to read as follows: Storage of Class I and Class II liquids in above ground tanks outside of buildings is prohibited within the City of Cloverdale city limits except as authorized by the Fire Code Official.

15.14.580 – Section 5706.2.4.4 Locations Where Above Ground Tanks are Prohibited. Section 5706.2.4.4 is amended to read as follows: Storage of Class I and Class II liquids in above ground tanks is prohibited within the City of Cloverdale city limits except as authorized by the Fire Code Official.

15.14.590 – Section 5806.2 Limitations. Section 5806.2 is amended to read as follows: Storage of flammable cryogenic fluids in stationary containers outside of buildings is prohibited within the City of Cloverdale city limits except as authorized by the Fire Code Official.

15.14.600 – Section 6104.2 Maximum Capacity Within Established Limits. Section 6104.2 is amended to read as follows: For the storage of liquefied petroleum gas within the City of Cloverdale city limits, the aggregate capacity of any one installation shall not exceed a water capacity of 2,000 gallons except as authorized by the Fire Code Official.

15.14.610 – Section A101 – Appendix A Appeals of Fireworks Booth Sales Permits. Section A101 of Appendix A, Board of Appeals, is deleted and replaced with the following: Fireworks Booth Sales Permits. The following appeals procedure shall apply exclusively to safe and sane fireworks sales permits under this

section. Any person aggrieved by a decision of the City to disapprove an application, refuse to grant a permit, place conditions on a permit, or revoke a fireworks booth sales permit shall have a right to appeal the decision to the City Manager, or his/her designee. Except as provided in section 15.14.500, paragraph 14(a), such appeal shall be taken by filing a written notice of appeal with the City Clerk within ten days of the date of the decision. The appeal shall set forth the grounds for the appeal and the name and address of the person requesting the appeal. A failure to file a timely and complete appeal shall render the decision final and conclusive. The City Manager shall, within ten days of the filing of the appeal, set a time and place for a hearing on the appeal. The appeal shall be set no less than five days after the filing of the appeal and no more than sixty days after the filing of the appeal. The City Manager's determination following the hearing shall be in writing and shall contain a statement of the facts upon which the determination is based. The City Manager's determination shall be sent first-class U.S. Mail, postage prepaid to the person requesting the appeal, not later than ten days following the date of such determination. The determination of the City Manager shall be final and conclusive.

15.14.620 – Section B105.1 – Appendix B One and Two Family Dwellings. Section B105.1 of Appendix B is amended to read as follows: The minimum fire-flow requirements for one and two family dwellings having a fire-flow calculation area, which does not exceed 3,600 square feet, shall be 1,500 gallons per minute. Fire flow and flow duration for dwellings having a fire flow calculation area in excess of 3,600 square feet shall not be less than that specified in Table B105.1.

15.14.630 – Section B105.2 – Appendix B Buildings Other than One and Two Family Dwellings. Section B105.2 of Appendix B is amended to read as follows: The minimum fire flow and flow duration for buildings other than one- and two-family dwellings shall be as specified in Table B105.1.

Exception: A reduction in required fire flow of up to 50 percent, as approved, is allowed when the building is provided with an approved automatic sprinkler system installed in accordance with other sections of this code. The resulting fire flow shall not be less than 1,500 gallons per minute for the prescribed duration as specified in Table B105.1.

15.14.640 – Table C105.1 – Appendix C Footnote Additions. Table C105.1 of Appendix C, footnotes “f” and “g” are added to read as follows:

Table C105.1 Footnote f:

For commercial, industrial and multifamily residential buildings, average spacing shall be no greater than 300 feet.

Table C105.1 Footnote g:

Fire hydrants shall be located within 50 feet of the FDC, or as approved by the fire code official.

15.14.650 – Section D103.2 Appendix D Grade. Section D103.2 of Appendix D is amended to read as follows: Fire apparatus access roads shall not exceed 15 percent in grade.

Exception: Grades steeper than 15 percent and less than 20 percent as approved by the fire code official.

15.14.660 – Section D103.3 Appendix D Turning Radius. Section D103.3 of Appendix D is amended to read as follows: The minimum turning radius shall be determined by the fire code official or as approved by local standards.

15.14.670 – Section D103.4.1 Appendix D Dead End Roads. Section D103.4.1 of Appendix D is added to read as follows: Dead-end fire apparatus access roads in excess of 150 feet shall be provided with width and turnaround provisions in accordance with the local agency requirements for public streets or as approved by local standards.

15.14.680 – Section D103.4.2 Appendix D Dead End Roads. Section D103.4.2 of Appendix D is added to read as follows: The maximum length of a dead-end road, including all dead-end roads accessed from that dead-end road, shall not exceed the cumulative lengths according to Table D 103.4, regardless of the number of parcels served. All lengths shall be measured from where the edge of the roadway intersects with the nearest through street. Where parcels are zoned 5 acres or larger, turnouts shall be provided at a maximum of 1,320 foot intervals. Each dead-end road shall have a turnaround constructed at its terminus within 50 feet of proposed buildings that meet fire department standards.

15.14.690 – Table D103.4 Appendix D Amended. Appendix D Table D103.4 is amended to read as follows:

Table D103.4

Parcel Size	Max Allowable Length
Parcels zoned for less than one acre	800 feet
Parcels zoned for 1 acre to 4.99 acres	1,320 feet
Parcels zoned for 5 acres to 19.99 acres	2,640 feet
Parcels zoned for 20 acres or larger	5,280 feet

15.14.700 – Section D103.6 Appendix D Signs. Section D103.6 of Appendix D is amended to read as follows: Where required by the fire code official, fire apparatus access roads shall be marked with permanent NO PARKING-FIRE LANE signs that meet California Vehicle Code and fire department standards.

15.14.710 – Section D104.2 Appendix D Buildings Exceeding 62,000 square feet in Area (Exception). Section D104.2 of Appendix D is amended to delete the Exception and read as follows: Buildings or facilities having a gross building area of more than 62,000 square feet shall be provided with two separate and approved fire apparatus access roads.

15.14.720 – Section D106.1 Appendix D Projects having more than 50 Dwelling Units (Exception). Section D106.1 of Appendix D is amended to delete the exception and read as follows: Multiple-family residential projects having more than 50 dwelling units shall be provided with two separate and approved fire apparatus access roads.

15.14.730 – Section D106.2 Appendix D Section Deletion. Section D106.2 of Appendix D is deleted.

15.14.740 – Section D107.1 Appendix D – One or Two Family Residential Developments. Section D107.1 is amended to read as follows: Projects having more than 50 dwelling units shall be provided with two separate and approved fire apparatus access roads.

15.14.750 – Section D107.1 Appendix D Exceptions Deletion. The exceptions to Section D107.1 of Appendix D are deleted.

Chapter 15.16

CALIFORNIA EXISTING BUILDING CODE

Sections:

15.16.10 Adoption and Citation

15.16.10 – Adoption and Citation. The California Existing Building Code, 2013 edition, including tables, as set forth in Part 10 of Title 24 of the California Code of Regulations is hereby adopted by reference in

its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding "15.16" before the sections of the California Existing Building Code.

Chapter 15.17

CALIFORNIA GREEN BUILDING STANDARDS CODE

Sections:

- 15.17.010 Adoption and Citation
- 15.17.020 Adoption of Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix A4,
Section A4.601.1 - Scope
- 15.17.030 Adoption of Non-Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix A5, Section A5.601.1 – Scope
- 15.17.040 Section 202 – Definition of “PLANTS - Invasive plants”
- 15.17.050 Section 202 – Definition of “RECYCLED WATER”
- 15.17.060 Section 202 – Definition of “WATER FEATURE”

15.17.010 – Adoption and Citation. The California Green Building Standards Code, 2013 edition, including tables and appendices “A4” and “A5”, as set forth in Part 11 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, as amended herein, except that for purposes of citation, said code shall be renumbered by adding “15.17” before the sections of the California Green Building Standards Code.

15.17.020 – Adoption of Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix A4, Section A4.601.1-Scope. Appendix A4, Section A4.601.1 Scope is amended to read as follows: “The measures contained in this appendix are adopted as MANDATORY to approach complete residential Cal Green Tier 1 compliance. Residential Cal Green Tier 2 compliance is NOT mandatory and remains voluntary. The provisions of this section outline the means of achieving enhanced construction or reaching levels by incorporating additional green building measures. In order to meet one of the tier levels, designers, builders, or property owners are required to incorporate additional green building measures necessary to meet the threshold of each level.”

15.17.030 – Adoption of Non-Residential CalGreen Tier 1 Voluntary Measures as Mandatory – Appendix A5, Section A5.601.1-Scope. Appendix A5, Section A5.601.1 Scope is amended to read as follows: “The measures contained in this appendix are adopted as MANDATORY to achieve non-residential Cal Green Tier 1 compliance. Non-residential Cal Green Tier 2 compliance is NOT mandatory and remains voluntary. The provisions of this section outline the means of achieving enhanced construction or reaching levels by incorporating additional green building measures. In order to meet one of the tier levels, designers, builders, or property owners are required to incorporate additional green building measures necessary to meet the threshold of each level.”

15.17.040 – Section 202 – Definition of “PLANTS - Invasive plants.” The definition of “PLANTS - Invasive plants” set forth in Section 202 is amended to read as follows: “PLANTS - **Invasive plants.** Invasive plants means species of plants not historically found in California and/or that spread outside cultivated areas and can damage environmental or economic resources as determined by the California Invasive Plant Council (www.cal-ipc.org).”

15.17.050 – Section 202 – Definition of “RECYCLED WATER.” The definition of “RECYCLED WATER” set forth in Section 202 is amended to read as follows: “**RECYCLED WATER.** Tertiary treated water, which results from the treatment of wastewater, and which conforms to the definition of disinfected tertiary recycled water in accordance with state law. Recycled water is suitable for nonpotable direct beneficial uses such as landscape irrigation and water features.”

15.17.060 – Section 202 – Definition of “WATER FEATURE”. The following definition of “WATER FEATURE” is hereby added to Section 202 to read as follows: “WATER FEATURE. A design element where open water performs an aesthetic or recreational function. Water features include ponds, lakes, waterfalls, fountains, and artificial streams (where water is artificially supplied). Water feature does not include spas and swimming pools.”

Chapter 15.18

CALIFORNIA REFERENCE STANDARDS CODE

Sections:

15.18.10 Adoption and Citation

15.18.10 – Adoption and Citation. The California Reference Standards Code, 2013 edition, including tables, as set forth in Part 12 of Title 24 of the California Code of Regulations is hereby adopted by reference in its entirety by the City, except that for purposes of citation, said code shall be renumbered by adding "15.18" before the sections of the California Reference Standards Code.

Chapter 15.35

VIOLATION-PENALTY

Sections:

15.35.010 Violation-Penalty

15.35.010 – Violation-Penalty. Section 15.35.010 of the Cloverdale Municipal Code is hereby added to read as follows:

- A. Every person who violates any provision of this chapter, including any provision of the Fire Code as amended, shall be guilty of a misdemeanor, punishable by a fine of not more than \$1,000.00 and/or by imprisonment for up to six (6) months. A person is guilty of a separate offense for each day during which he/she commits, or continues or permits a violation of said Code, or each time he/she disobeys a valid order of a firefighter or enforcement officer.
- B. In addition to any other enforcement remedies available to the City under any applicable state or federal statute, or pursuant to any other lawful power the City may possess, any violation of this title may be prosecuted or enforced as a nuisance. The City may also prosecute or enforce violations of this title as a criminal offense or by civil court action, prosecuted by the City attorney in the name of the City or in the name of the people of the State of California, by seeking the appointment of a receiver, or in any other manner provided by law.

Section 5. Compliance with the California Environmental Quality Act: The City Council finds that this Ordinance is not subject to the California Environmental Quality Act (“CEQA”) pursuant to Sections 15060(c)(2) (the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment) and 15060(c)(3) (the activity is not a project as defined in Section 15378) of the CEQA Guidelines because it has no potential for resulting in physical change to the environment, directly or indirectly.

Section 6. Severability: If any section provision, of this Ordinance or the application thereof to any person or circumstances is for any reason held to be invalid or unconstitutional by a decision of any court of competent jurisdiction or preempted by state legislation, such decision or legislation shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have passed this Ordinance and each and every section, subsection, sentence, clause or phrase hereof not declared invalid or unconstitutional without regard to any such decision or preemptive legislation.

Section 7. Effective Date and Publication: This ordinance of the City of Cloverdale shall be effective thirty (30) days after the date of passage. Before the expiration of fifteen (15) days after its passage, this ordinance, or a summary thereof as provided in California Government code Section 36933, shall be published at least once in a newspaper of general circulation, published and circulated in the City of Cloverdale, along with the names of the members of the City Council voting for and against its passage.

This ordinance no. 690-2013 was introduced before the City Council of the City of Cloverdale at a regular meeting thereof on the 11th day of December 2013 and passed and adopted upon its second reading on the 8th day of January 2014 by the following voice vote : 5 ayes - 0 noes.

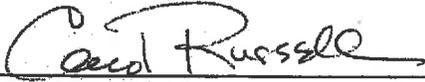
AYES: Mayor Russell, Vice Mayor Cox, Councilmembers Palla, Maacks and Brigham

NOES:

ABSTAIN:

ABSENT:

Approved:



Carol Russell, Mayor

Attested:



Roberto J Bartoli Jr., Deputy City Clerk

A certified copy of the full text of the adopted ordinance has been posted at the office of the City Clerk and is available for public inspection.

Dated:

Roberto J Bartoli Jr., Deputy City Clerk
2156768.1