

BUILDING STANDARDS COMMISSION

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



February 7, 2014

William H. Reardon
Fire Marshal
City of Huntington Beach
2000 Main Street
Huntington Beach, CA 92648

RE: Ordinance #3991

Dear Mr. Reardon:

This letter is to advise you of our determination regarding the referenced ordinance with express findings received from your agency on December 23, 2013.

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 black ink that reads "Enrique M. Rodriguez".

Enrique M. Rodriguez
Associate Construction Analyst

cc: Chron
Local Filings



CITY OF HUNTINGTON BEACH

2000 MAIN STREET

FIRE DEPARTMENT

CALIFORNIA 92648

December 18, 2013

California Building Standards Commission
2525 Natomas Park Drive, Suite 130
Sacramento, CA 95833

**RE: HUNTINGTON BEACH MUNICIPAL CODE CHAPTER 17.56 ADOPTING THE
2013 CALIFORNIA FIRE CODE WITH LOCAL AMENDMENTS INCLUDING
FINDINGS OF FACT**

Dear California Building Standards Commission:

Pursuant to the California Health and Safety Code Sections 18941.5 and 17958.5, enclosed you will find a copy of the Huntington Beach Municipal Code Chapter 17.56, amendments to the California Fire Code and the express findings (Attachment), listing each applicable finding for all amendments or modifications to the California Fire Code.

The City Clerk codified Huntington Beach City Ordinance #3991 on November 4, 2013, which becomes effective January 1, 2014. The ordinance contains the findings of fact for the more restrictive building standards provisions that Huntington Beach has adopted.

The express findings are on file with the City Clerk in the front leaf of the 2013 California Fire Code and are available to the public upon request.

If you have any questions, please do not hesitate to call me at the City of Huntington Beach Fire Department at (714) 536-5564.

Sincerely,

William H. Reardon
Fire Marshal

WHR/sm

cc: City Clerk

ATTACHMENT

ORDINANCE NO. 3991

AN ORDINANCE OF THE CITY OF HUNTINGTON BEACH
AMENDING CHAPTER 17.56 OF THE HUNTINGTON BEACH MUNICIPAL
CODE ADOPTING THE CALIFORNIA FIRE CODE

WHEREAS, Section 17958.5 of the California *Health and Safety Code* permits the City to make changes or modifications to the California Fire Code as such changes or modifications are reasonably necessary because of local climatic, geographic or topographical conditions; and

The Fire Chief of the City of Huntington Beach has recommended that the California Fire Code be adopted by the City with certain changes or modifications which are necessary to meet local climatic, geographical or topographical conditions.

The City Council of the City of Huntington Beach does hereby ordain as follows:

SECTION 1. Findings. The following findings are hereby adopted in support of Chapter 17.56 of the Huntington Beach Municipal Code and the amendments thereto. The findings shall not be codified.

FINDINGS

The City of Huntington Beach is aware that due to climatic, geological and topographical conditions, there is potential for disasters and major fires within the City. The applicable finding for each amendment, addition, or deletion from the California Fire Code (CFC) is listed in Section 2 of this ordinance.

CLIMATIC CONDITIONS

1. Hot, dry, high velocity winds (called Santa Ana winds) are common in the area. These winds reduce the relative humidity causing severe drying of the vegetation and common building materials. These dry conditions predispose the area to large destructive fires (conflagration).
2. The local climate is currently in a drought condition. Dry climatic conditions can create the potential for the rapid spread of fire in both vegetation and structures. The addition of fire protection systems will supplement the Fire Department response by providing immediate protection for the building occupants and by containing or controlling the spread of fire. Fire sprinkler systems also provide an efficient use of water for the control and containment of fires.
3. The southern boundary of the City is along the Pacific Ocean. Winter storms and tropical storms come into the City from the ocean. These storms can create high winds and large ocean waves, which can cause flooding in large areas of the city. Along part of the eastern boundary of the City is the Santa Ana River. This river originates in the San Bernardino

Mountains and flows through many communities until it terminates in the ocean at the Huntington Beach/Newport Beach border. The river is contained in a man-made channel. Heavy rainfall and urban runoff has potential to cause flooding in the flood plain due to the river and/or its tributaries.

GEOLOGICAL CONDITIONS

4. The City of Huntington Beach is located in an area of high seismic activity. The Newport-Inglewood Fault runs through the City, which is the largest of several faults. Studies reveal that this fault has the probability of generating a 6.6 magnitude earthquake. Because of the population density and the number of structures in the City, the risk of life loss and property damage due to earthquake activity is considerable.
5. Major earthquakes are always accompanied by the disruption of traffic flow. Fires caused by damaged flammable gas piping, ruptured fuel storage tanks and electrical arcing are probable. The Fire Department response to fires and other emergencies may be compromised. The presence of built-in fire protection systems and regulation of tank installations provide an added degree of protection for the community.
6. The City is located in a low to moderate tsunami area. These seismic sea waves have the ability to flood large sections of the low-lying areas. These flood conditions also impact the response and activity level of the Fire Department.
7. Much of the City is deemed to be a methane district due to the natural detritus of organic matter in the Huntington Beach Oil Field, which was first discovered in 1920 and from which there was approximately 2 million barrels of oil and approximately 745 million cubic feet of gas produced in 2012. This hazard presents a unique threat to the City and has the potential to cause fire, or environmental emergencies.

TOPOGRAPHICAL CONDITIONS

8. The City has a population of approximately 192,000 people in 27 square miles. The daytime population increases significantly in the summer due to beach related activities.
9. Heavy traffic is common on the City streets and roadways. There are two state highways (Beach Boulevard and Pacific Coast Highway) and a major freeway (I-405) routed through the City.
10. There are also numerous narrow alleys and cul-de-sacs present. The ability for fire apparatus access is critical for timely emergency response. The regulation of these access routes is necessary to help provide reasonable response times.
11. The southeast border of the city is the Pacific Ocean, which prevents mutual aid responses from 1/3 of the perimeter of the City.

Section	Justification	Added	Deleted	Amended
202 – Containment Vessel	4, 5, 6, 8, 9			X
202 – High Rise Building	4, 5, 10, 11			X
319	7, 8	X		
320	8	X		
503.1.1	1, 2, 3, 4, 5, 6, 8, 9, 10			X
503.2.1	1, 2, 3, 4, 5, 6, 8, 9, 10, 11			X
503.2.3	1, 2, 3, 4, 5, 6, 8, 9, 10			X
503.2.4	1, 2, 3, 4, 5, 6, 8, 9, 10			X
503.2.5	1, 2, 3, 4, 5, 6, 8, 9, 10			X
503.6	1, 2, 3, 4, 5, 6, 8, 9, 10			X
505.1	1, 2, 3, 4, 5, 6, 8, 9, 10			X
506.1	1, 2, 3, 4, 5, 6, 8, 9, 10			X
507.1	1, 2, 3, 4, 5, 6, 8, 9, 10			X
507.5	1, 2, 3, 4, 5, 6, 8, 9, 10			X
507.5.7	1, 2, 3, 4, 5, 6, 8, 9, 10	X		
510.6.1	4, 5, 8, 10			X
606.10.1.2	4, 5, 8, 9			X
901.6	4, 5, 7, 8			X
901.6.2.3	2, 4, 5, 6, 9	X		
903.2	2, 4, 5, 6, 9			X
903.2.1.6	2, 4, 5, 6, 9	X		
903.2.4	2, 4, 5, 6, 9			X
903.2.11.3	2, 4, 5, 6, 9			X
903.3.1.1.1	2, 4, 5, 6, 8, 9			X
903.3.5.2	2, 4, 5, 6, 8, 9			X
903.3.5.3	2, 4, 5, 6, 8, 9	X		
903.4	2, 4, 5, 6, 8, 9			X
907.1	2, 4, 5, 6, 8, 9			X
907.2.13	2, 4, 5, 6, 8, 9			X
914.2.1	2, 4, 5, 6, 8, 9, 11			X
914.3	2, 4, 5, 6, 8, 9, 10, 11			X
914.3.1	2, 4, 5, 6, 8, 9			X
914.6.1	2, 4, 5, 6, 8, 9			X
1103.5	1, 2, 3, 4, 5, 6, 8, 9, 10			X
1103.5.3	1, 2, 3, 4, 5, 6, 8, 9, 10	X		
1103.7	1, 2, 3, 4, 5, 6, 8, 9, 10			X

Section	Justification	Added	Deleted	Amended
1103.7.10	1, 2, 3, 4, 5, 6, 8, 9, 10	X		
2306.2.3	3, 4, 5, 6, 8, 9, 11			X
2306.2.4.1	3, 4, 5, 6, 8, 9, 11			X
2306.2.4.2	3, 4, 5, 6, 8, 9, 11			X
2306.2.6	3, 4, 5, 6, 8, 9, 11			X
2703.4	8			X
2809.1	1, 2, 7, 10, 11			X
3103.4	8, 9, 10			X
3310.1	1, 2, 3, 4, 5, 6, 9, 10			X
3312.1	1, 2, 3, 4, 5, 6, 9, 10, 11			X
3313.1	1, 2, 3, 4, 5, 6, 9, 10, 11			X
3314.1.1	1, 5, 8, 9, 11	X		
3318	1, 5, 8, 9, 11	X		
5001.5.1	3, 4, 6			X
5001.5.2	3, 4, 6			X
5003.3.1.4	3, 4, 6			X
5003.4	6, 11			X
5404.1.1	4, 5, 8			X
5609	1, 2, 8, 9, 10, 11	X		
5610	1, 2, 8, 9, 10, 11	X		
5704.2.9.6.1	4, 5, 6, 8			X
5704.2.11.2	4, 5, 6, 8			X
5704.2.13.1.4	3, 6, 7			X
5705.3.3	1, 2, 8			X
5705.3.7.5.1	1, 2, 3			X
5706.2.4.4	4, 5, 6, 8			X
5706.3	7, 8, 9			X
6003.1.4.1	4, 5			X
6204.1.3	4, 5, 6			X
6304.1.5	4, 5, 8			X
6404.1.1	4, 5, 8			X
6604.1.3	4, 5, 6			X
6704.1.2	4, 5, 6			X
6.8.3	1, 2, 5, 8, 9, 10			X
8.17.1.1.1	1, 2, 4, 5, 8	X		
8.17.2.4.6	1, 2, 8, 9, 10			X
22.1.3 (43)	1, 2, 5, 8, 9, 10			X

Section	Justification	Added	Deleted	Amended
4.1.5	1, 2, 5, 8, 9, 10	X		
7.1.2	1, 2, 4, 5			X
7.3	1, 2, 5, 8, 9, 10, 11			X
7.3.1	8		X	
7.6	1, 2, 4, 5, 8			X
6.16.1	1, 2, 4, 5, 8			X
6.4.5.4.1	1, 2, 4, 5, 8			X
5.9.1.3	1, 2, 4, 5, 8			X
5.9.1.3.1	1, 2, 4, 5, 8	X		
6.2.1.1	1, 2, 4, 5, 8	X		
6.2.11 (5)	1, 2, 4, 5, 8		X	
6.2.11 (6)	1, 2, 4, 5, 8			X
6.2.11 (7)	8, 9, 10		X	
6.3.3	1, 2, 4, 5, 8	X		
10.1.6.3	1, 2, 4, 5, 8	X		
10.3.6.2	4, 7			X
10.3.6.3	4, 7	X		
10.6.3.1	4, 7			X
10.6.4	4, 7			X
14.2.2.2.3	1, 2, 4, 5, 6, 8, 9, 10, 11			X
14.6.2.1	1, 2, 4, 5, 6, 8, 9, 10			X
14.6.2.1.1	1, 2, 4, 5, 6, 8, 9, 10	X		
23.8.2.2	1, 2, 3, 4, 5, 8, 9, 10, 11			X
23.8.2.3	8, 10		X	
26.2.7.1	1, 2, 4, 5, 6, 8, 9, 10, 11			X
Appendix B – B105.1	2, 4, 5, 6, 8, 9			X

SECTION 2. Effective January 1, 2014, Chapter 17.56 of the Huntington Beach Municipal Code is repealed in its entirety and replaced as follows:

17.56.010 Adoption. An ordinance of the City of Huntington Beach adopting the 2012 edition of the *International Fire Code*, regulating and governing the safeguarding of life and property from fire and explosion hazards arising from the storage handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises in the City of Huntington Beach; providing for the issuance of permits and collection of fees therefor, repealing Ordinance 3900 and 3939 of the City of Huntington Beach and all other ordinances or parts of laws in conflict therewith.

A certain document, one (1) copy of which is on file in the Office of the City Clerk of Huntington Beach, California Code of Regulations Title 24, Part 9, being marked and designated as the *California Fire Code*, 2013 edition, including all sections not adopted by the California State Fire Marshal, and including Appendix Chapter 4, and Appendices B, BB, C, CC, F, G and H, as published by the International Code Council, is hereby adopted as the Fire Code of the City of Huntington Beach, in the State of California, regulating and governing the safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises as herein provided; providing for the issuance of permits and collection of fees therefor; and each and all of the regulations, provisions, penalties, conditions and terms of said Fire Code, on file in the Office of the City Clerk of Huntington Beach are hereby referred to, adopted, and made a part hereof, as if fully set out in this code, with the additions, insertions, deletions and amendments, prescribed in this code.

Unless superseded and expressly repealed, references in City forms, documents and regulations to the chapters and sections of the former Fire Code adopted in Ordinance 3900 and 3939 of the City of Huntington Beach shall be construed to apply to the corresponding provisions contained within the Fire Code adopted in this ordinance. Ordinance No. 3900 for the City of Huntington Beach and all other ordinances or parts of ordinances in conflict herewith are hereby superseded and expressly repealed.

17.56.020 Definition. Wherever the word "jurisdiction" is used in the Fire Code as a reference to a location, it shall mean the City of Huntington Beach.

17.56.030 CFC Section [A]101.1 Title. These regulations shall be known as the *Fire Code* of the City of Huntington Beach, hereinafter referred to as "this code."

17.56.040 CFC Section [A]105.4 Construction documents, Amended. Construction documents shall be in accordance with this section. Included shall be copies of material data sheets on all listed system equipment, including but not limited to valves, sprinklers, escutcheons, switches, detectors, horns, strobes, batteries, control panels and water supply data and calculations. The fire code official reserves the right to request additional information when such information is considered necessary to determine compliance with the code and appropriate standards.

17.56.050 CFC Section [A]105.4.2.1 Fire Protection system shop drawings, Amended. Shop drawings for the fire protection system(s) shall be submitted to indicate compliance with this code and the construction documents, and shall be approved prior to the start of installation. Shop drawings shall contain all information as required by the referenced installation standards in Chapter 9. Shop drawings are required for any fire protection system that is to be installed or modified, regardless of the number of sprinkler heads, alarm devices or nozzles involved, or the dollar value of the work.

17.56.060 CFC Section [A] 109.4 Violation Penalties, Amended. Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter, repair or do work in violation of the approved construction documents or directive of the fire code official, or of a permit or certificate used under provisions of this code

shall be guilty of a misdemeanor as prescribed in Chapter 1.16 of the Huntington Beach Municipal Code. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

17.56.070 CFC Section 202 General Definitions, CONTAINMENT VESSEL, Amended.
CONTAINMENT VESSEL. A gas-tight Department of Transportation-transportable recovery vessel designed so that a leaking compressed gas container can be placed within its confines thereby encapsulating the leaking container.

17.56.080 CFC Section 202 General Definitions, [B] HIGH-RISE BUILDING, Amended.
[B] HIGH-RISE BUILDING. *In other than Group I-2 occupancies, "high-rise buildings" as used in this code:*

Existing high-rise structure. A high-rise structure, the construction of which is commenced or completed prior to July 1, 1974.

High-rise structure. Every building of any type of construction or occupancy having floors used for human occupancy located more than 55 feet above the lowest level of fire department vehicle access, except buildings used as hospitals as defined in Health and Safety Code Section 1250.

New high-rise building. A high-rise structure, the construction of which is commenced on or after July 1, 1974. For the purpose of this section, construction shall be deemed to have commenced when plans and specifications are more than 50 percent complete and have been presented to the local jurisdiction prior to July 1, 1974. Unless all provisions of this section have been met, the construction of such buildings shall commence on or before January 1, 1976.

New high-rise structure. A high-rise structure, the construction of which is commenced on or after July 1, 1974.

17.56.90 CFC Section 319 Development on or near land containing or emitting toxic, combustible or flammable liquids, gases or vapors, Added.

**SECTION 319
DEVELOPMENT ON OR NEAR LAND CONTAINING OR EMITTING TOXIC,
COMBUSTIBLE OR FLAMMABLE LIQUIDS, GASES OR VAPORS**

17.56.100 CFC Section 319.1 Geological studies, evaluations, reports. The fire code official may require the submittal for approval of geological studies, evaluations, reports remedial recommendations and/or similar documentation from a state licensed and department-approved individual or firm on any parcel of land to be developed which has, or is adjacent to, or within 1000 feet of a parcel of land that has an active or abandoned oil or gas well operation, petroleum or chemical refining facility, petroleum or chemical storage, or may contain or give off toxic, combustible or flammable liquids, gases or vapors.

17.56.110 CFC Section 320 Parade floats, Added.

**CFC SECTION 320
PARADE FLOATS**

17.56.120 CFC Section 320.1 Decorative materials. Decorative materials on parade floats shall be non-combustible or flame retardant.

17.56.130 CFC Section 320.2 Fire protection. Motorized parade floats and towing apparatus shall be provided with a minimum 2A 10B:C rated portable fire extinguisher readily accessible to the operator.

17.56.140 CFC Section 320.3 Engine exhaust. Motorized parade floats shall be provided with an engine exhaust system that is capable of carrying the exhaust product away from any enclosed spaces to the open air.

17.56.150 CFC Section 503.1.1 Buildings and facilities, Amended. Approved fire apparatus access roads shall be provided for every building, facility or portion of a building hereafter constructed or moved into or within the jurisdiction. The fire apparatus access road shall comply with the requirements of this section and shall extend to within 150 feet (45 720 mm) of all portions of the facility and all portions of the exterior walls of the first story of the building as measured by an approved route around the exterior of the building or facility.

Exception: The fire code official is authorized to increase the dimension of 150 feet (45 720 mm) where:

1. Reserved.
2. Fire apparatus access roads cannot be installed because of location on property, topography, waterways, nonnegotiable grades or other similar conditions, and an approved alternative means of fire protection is provided.
3. There are not more than two Group R-3 or Group U occupancies.

17.56.160 CFC Section 503.2.1 Dimensions, Amended. Fire apparatus access roads shall have an unobstructed width of not less than 24 feet (7315 mm), exclusive of shoulders, except for approved security gates in accordance with Section 503.6, and an unobstructed vertical clearance of not less than 13 feet 6 inches (4115 mm). Fire access roadways adjacent to the front of commercial buildings shall be a minimum of 26 feet in width.

17.56.170 CFC Section 503.2.3 Surface, Amended. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus (75,000 lbs. load/12,000 point load) and shall be surfaced so as to provide all-weather driving capabilities.

17.56.180 CFC Section 503.2.4 Turning radius, Amended. The required turning radius of a fire apparatus access road shall be determined by the fire code official. Fire access road turns and corners shall be designed with a minimum inner radius of 17 feet and an outer radius of 45 feet. Radius must be concentric.

17.56.190 CFC Section 503.2.5 Dead ends, Amended. Dead-end fire apparatus access roads in excess of 150 feet (45 720 mm) in length shall be provided with an approved area for turning around fire apparatus. Roads 600 feet or longer in length may not terminate in a radius or hammerhead turnabout, but must become part of an inter-tying loop circulation system.

17.56.200 CFC Section 503.6 Security gates, Amended. The installation of security gates across a fire apparatus access road shall be approved by the fire chief. Where security gates are installed, they shall have an approved means of emergency operation. The security gates and the emergency operation shall be maintained operational at all times. Secured non-automated vehicle gates or entries shall utilize an approved padlock or chain (maximum link or lock shackle size of ¼ inch) when required by a fire code official. Secured automated vehicle gates or entries shall utilize approved KNOX access switches when required by a fire code official. Residential complexes using secured automated vehicle entry gates or entries shall utilize a combination of an Opticom strobe-activated switch and an approved KNOX key electric switch when required by a fire code official. Gate arms securing parking lots and parking structures shall be equipped with a fire department approved dual-keyed KNOX key electric switch. When activated, the arm or arms shall open to allow fire and law enforcement access. Approved security gates shall be a minimum of 24 feet in unobstructed drive width. Multiple travel lane security gates shall be a minimum of 14 feet in unobstructed drive width on each side. An unobstructed vertical clearance of not less than 13 feet 6 inches (4115 mm) shall be provided and maintained. Secured automated vehicle gates or entries shall utilize a straight 30 feet approach and departure, measured from the furthest related gate, island, guard shack structure or other obstructions. Electric gate key switches, padlocks and lock boxes for accessing properties shall be sub-mastered for law enforcement access. Sub-mastering lock boxes for building access is not required. In the event of a power failure, the gates shall be defaulted or automatically transferred to a fail safe mode allowing the gate to be pushed open without the use of special knowledge or any equipment. If a two-gate system is used, the override switch must open both gates. If there is no sensing device that will automatically open the gates for exiting, a fire department approved KNOX electrical override switch shall be placed on each side of the gate in an approved location. A final field inspection by the fire marshal or an authorized representative is required before electronically controlled gates may become operative. Prior to final inspection, electronic gates shall remain in a locked-open position. Electric gate operators, where provided, shall be listed in accordance with UL 325. Gates intended for automatic operation shall be designed, constructed and installed to comply with the requirements of ASTM F 2200.

17.56.210 CFC Section 505.1 Address identification, Amended. New and existing buildings shall have approved address numbers, 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 contrast with their background. Where required by the fire code official, address numbers shall be provided in additional approved locations to facilitate emergency response. Address numbers shall be Arabic numbers or alphabetical letters. Numbers shall be a minimum of 4 inches (101.6 mm) high with a minimum stroke width of 0.5 inch (12.7 mm) for single-family residences. All multi-family, multi-retail and multi-commercial occupancies shall have a minimum of 6 inch high numbers, with a minimum one-and-one-half inch (1 ½") stroke. All light and heavy industrial occupancies shall have a minimum of 10 inch high numbers, with a minimum one-and-one-half inch (1 ½") stroke. All complexes that are

three (3) stories or greater in height and/or have two (2) or more building units shall have a minimum of 10 inch high numbers, with a one-and-one-half inch (1 ½”) stroke. All multi-family, multi-industrial and multi-industrial occupancies shall identify individual units with numbers a minimum of 4 inches, affixed to the unit’s front door entrance or frame. All buildings with a rear door access shall identify that unit with the proper numbers affixed to the door or frame. All buildings with two (2) or more units shall identify utility meters according to the unit being serviced. Numbers shall be affixed on a structure in clear view, unobstructed by trees or shrubs. 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. Address numbers visible from a street other than the original addressing street shall have the street name added to the address numbers. Address numbers shall be maintained.

17.56.220 CFC Section 506.1 Where required, Amended. Where access to or within a structure or an area is restricted because of secured openings or where immediate access is necessary for life-saving or fire-fighting purposes, the fire code official is authorized to require a key box to be installed in an approved location. Unless determined otherwise by the fire code official, key boxes are required for all structures with fire alarm or sprinkler systems which are connected to a monitoring service. The key box shall be of an approved type and shall contain keys to gain necessary access as required by the fire code official. Key boxes for accessing properties shall be sub-mastered for law enforcement access. Sub-mastering key boxes for building access is not required. Secured emergency access gates serving apartment, town home or condominium complex courtyard, paseos, pool, Jacuzzi, sauna, or spa areas must be secured with a key box in addition to association or facility locks. The nominal height of KNOX lock box installations shall be 5 feet above grade. Location and installation of KNOX key boxes must be approved by the fire code official.

17.56.230 CFC Section 507.1 Required water supply, Amended. An approved water supply capable of supplying the required fire flow for fire protection shall be provided to premises upon which facilities, buildings or portions of buildings are hereafter constructed or moved into or within the jurisdiction.

Exception: Title 25 California Code of Regulations, Chapter 2, Subchapter 1, Article 6 – Fire Protection Standards for Parks – is hereby adopted by reference, and applies to all existing mobile home parks licensed by the State of California Department of Housing and Community Development (HCD), notwithstanding any contrary provisions as set forth in Title 25, Section 1304(a).

17.56.240 CFC Section 507.5 Fire hydrant systems, Amended. Fire hydrant systems shall comply with Sections 507.5.1 through 507.5.7 and Appendix C, or by an approved method. Minimum fire hydrant spacing for multi-family residential (triplexes or greater, apartment houses, hotels, convents or monasteries) and all commercial or industrial properties shall be spaced not more than 300 feet along streets or fire apparatus access roadways, so that all fire apparatus-accessible portions of the building are within 150 feet of a hydrant. Minimum fire hydrant spacing for single family detached and duplex residential dwellings shall be not more than 500 feet along the street or fire apparatus access roadways, so that each dwelling is within 300 feet of a hydrant.

17.56.250 CFC Section 507.5.7 Fire hydrant supply connections. Added. It shall be prohibited for underground water supply lines with a single connection from a municipal main to supply both fire hydrants and fire suppression systems. Looped supply lines that are supplied from two points of connection shall be allowed for hydrants and fire suppression system supplies.

17.56.260 CFC Section 510.6.1 Testing and proof of compliance. Amended. The emergency responder radio coverage system shall be inspected and tested annually or whenever structural changes occur including additions or remodels that could materially change the original field performance tests. Testing shall consist of the following:

1. In-building coverage test as described in Section 510.5.4.
2. Signal boosters shall be tested to ensure that the gain is the same as it was upon initial installation and acceptance.
3. Backup batteries and power supplies shall be tested under load of a period of one hour to verify that they will properly operate during an actual power outage. If within the 1-hour test period the battery exhibits symptoms of failure, the test shall be extended for additional 1-hour periods until the integrity of the battery can be determined.
4. All other active components shall be checked to verify operation within the manufacturer's specifications.
5. At the conclusion of the testing, a report, which shall verify compliance with Section 510.5.4, shall be submitted to the fire code official. In addition, one complete copy of the report shall be posted in the building, on the wall immediately adjacent to the Fire Alarm Control Panel.

17.56.270 CFC Section 606.10.1.2 Manual operation. Amended. When required by the fire code official, automatic crossover valves shall be capable of manual operation. The manual valves shall be located in an approved location immediately outside of the machinery room, in a secure metal box or equivalent and marked as Emergency Controls.

17.56.280 CFC Section 901.6 Inspection, testing and maintenance. Amended. Fire detection, alarm, and extinguishing systems, methane detection, alarm and associated methane mitigation equipment, mechanical smoke exhaust systems, and smoke and heat vents shall be maintained in an operative condition at all times, and shall be replaced or repaired where defective.

All fire alarm systems, fire detection systems, automatic sprinkler or extinguishing systems, methane detection, alarm and associated methane mitigation equipment, communication systems, and all other equipment, material or systems required by these regulations shall be maintained in an operable condition at all times in accordance with this code and California Code of Regulations, Title 19, Division 1. Upon disruption or diminishment of the fire protective qualities of such equipment, material or systems, immediate action shall be instituted to effect a reestablishment of such equipment material or systems to their original normal and operational condition.

The fire code official may require annual inspection, testing, and maintenance of methane detection, alarm, and associated methane mitigation equipment.

17.56.290 CFC Section 901.6.2.3 Fire alarm tag, Added. A durable tag shall be conspicuously affixed to the main fire alarm panel on all fire alarm systems and will display the following information relative to the performance of annual inspection, testing and maintenance:

1. Company name
2. Company address
3. Company telephone number
4. License number with type
5. Printed name of technician/tester
6. Signature of technician/tester
7. Date of service- including month, day and year
8. Type of service performed

17.56.300 CFC Section 903.2 Where Required, Amended. Approved automatic sprinkler systems in new buildings and structures as well as existing buildings and structures, as required by Section 1103.5.3, shall be provided in the locations described in Sections 903.2.1 through 903.2.12. In no case, where the provisions of Section 903 of this code are applicable, and notwithstanding any less restrictive provisions or exceptions, shall a building or structure be constructed or modified to exceed 10,000 square feet in total gross floor area, or 5,000 square feet in gross floor area per fire area, without approved automatic sprinkler systems being provided throughout the building or fire area, respectively.

17.56.310 CFC Section 903.2.1.6 Group B, Added. An automatic sprinkler system shall be provided throughout buildings containing Group B occupancy where one of the following conditions exists:

1. Where a Group B fire area exceeds 5,000 square feet.
2. Where a Group B fire area is located more than three stories above grade plane.

17.56.320 CFC Section 903.2.4 Group F, Amended. An automatic sprinkler system shall be provided throughout all buildings containing a Group F occupancy where one of the following conditions exists:

1. A Group F fire area exceeds 5,000 square feet.
2. A Group F fire area is located more than three stories above grade plane.
3. Reserve.
4. A Group F occupancy used for the manufacture of upholstered furniture or mattresses exceeds 2,500 square feet (232 m²).

17.56.330 CFC Section 903.2.11.3 Buildings 55 feet or more in height, Amended. An automatic sprinkler system shall be installed throughout buildings with a floor level having an occupant load of 30 or more that is located 55 feet (16 764 mm) or more above the lowest level of fire department vehicle access.

Exceptions:

1. Reserved.
2. Reserved.
3. Reserved.

17.56.340 CFC Section 903.3.1.1.1 Exempt locations, Amended. In other than Group I-2, I-2.1 and I-3 occupancies, automatic sprinklers shall not be required in the following rooms or areas where such rooms or areas are protected with an approved automatic fire detection system in accordance with Section 907.2 that will respond to visible or invisible particles of combustion. Sprinklers shall not be omitted from any room merely because it is damp, of fire-resistance rated construction or contains electrical equipment.

1. Any room where the application of water, or flame and water, constitutes a serious life or fire hazard.
2. Any room or space where sprinklers are considered undesirable because of the nature of the contents, when approved by the fire code official.
3. Fire service access elevator machine rooms and machinery spaces.
4. Machine rooms and machinery spaces associated with occupant evacuation elevators designed in accordance with Section 3008 of the California Building Code.
5. When approved by the fire code official, spaces or areas in telecommunications buildings used exclusively for telecommunications equipment, and associated electrical power distribution equipment, provided those spaces or areas are equipped throughout with an automatic smoke detection system in accordance with Section 907.2 and are separated from the remainder of the building by not less than 1-hour fire barriers constructed in accordance with Section 707 of the California Building Code or not less than 2-hour horizontal assemblies constructed in accordance with Section 712 of the California Building Code, or both.
6. Solar photovoltaic panel structures with no use underneath. Signs may be provided, as determined by the enforcing agency prohibiting any use underneath including storage.
7. Solar photovoltaic (PV) panels supported by framing that have sufficient uniformly distributed and unobstructed openings throughout the top of the array (horizontal plane) to allow heat and gases to escape, as determined by the enforcing agency.

17.56.350 CFC Section 903.3.5.2 Secondary water supply, Amended. An automatic secondary on-site water supply having a usable capacity of not less than the hydraulically calculated sprinkler demand, including the hose stream requirement, shall be provided for high-rise buildings and Group I-2 occupancies having occupied floors located more than 55 ft above the lowest level of fire department vehicle access in Seismic Design Category C, D, E or F as determined by the California Building Code. An additional fire pump shall not be required for the secondary water supply unless needed to provide the minimum design intake pressure at the suction side of the fire pump supplying the automatic sprinkler system. The secondary water supply shall have a duration of not less than 30 minutes or as determined by the occupancy hazard classification in accordance with NFPA 13, whichever is greater. The Class I standpipe

system demand shall not be required to be included in the secondary on-site water supply calculations. In no case shall the secondary on-site water supply be less than 15,000 gallons.

Exception: Existing buildings.

17.56.360 CFC Section 903.3.5.3 Hydraulic calculations margin, Added. Fire protection system hydraulic calculations shall include a 10 percent safety margin between the available water supply and the required system supply.

17.56.370 CFC Section 903.4 Sprinkler system supervision and alarm, Amended. All valves controlling the water supply for automatic sprinkler systems, pumps, tanks, water levels and temperatures, critical air pressures and water-flow switches on all sprinkler systems shall be electrically supervised by a listed fire alarm control unit.

Exceptions:

1. Automatic sprinkler systems protecting one- and two-family dwellings.
2. Limited area systems serving fewer than 20 sprinklers.
3. Reserved.
4. Jockey pump control valves that are sealed or locked in the open position.
5. Reserved.
6. Valves controlling the fuel supply to fire pump engines that are sealed or locked in the open position.
7. Trim valves to pressure switches in dry, pre-action and deluge sprinkler systems that are sealed or locked in the open position.

17.56.380 CFC Section 907.1 General, Amended. This section covers the application, installation, performance and maintenance of fire alarm systems and their components in new and existing buildings and structures. The requirements of Section 907.2 are applicable to new buildings and structures. The requirements of Section 907.2 are also applicable to existing buildings and structures as required by section 907.9.

17.56.390 CFC Section 907.2.13 High-rise buildings and Group I-2 occupancies having occupied floors located more than 55 feet above the lowest level fire department vehicle access, Amended. High-rise buildings and Group I-2 occupancies having occupied floors located more than 55 feet above the lowest level of fire department vehicle access shall be provided with an automatic smoke detection system in accordance with Section 907.2.13.1, a fire department communication system in accordance with Section 907.2.13.2 and an emergency voice/alarm communication system in accordance with Section 907.6.2.2.

Exceptions:

1. Airport traffic control towers in accordance with Section 907.2.22 and Section 412 of the California Building Code.
2. Open parking garages in accordance with Section 406.5 of the California Building Code.

3. Buildings with an occupancy in Group A-5 in accordance with Section 303.1 of the California Building Code.
4. Low-hazard special occupancies in accordance with Section 503.1.1 of the California Building Code.
5. In Group I-2 and R-2.1 occupancies, the alarm shall sound at a constantly attended location and occupant notification shall be broadcast by the emergency voice/alarm communication system.

17.56.400 CFC Section 914.2.1 Automatic sprinkler system, Amended. Covered and open mall buildings and buildings connected shall be equipped throughout with an automatic sprinkler system in accordance with Section 903.1.1, which shall comply with the following:

1. The automatic sprinkler system shall be complete and operative throughout occupied space in the covered mall building prior to occupancy of any of the tenant spaces. Unoccupied tenant spaces shall be similarly protected unless provided with approved alternate protection.
2. Sprinkler protection for the mall of a covered mall building shall be independent from that provided for tenant spaces or anchor buildings.
3. Sprinkler protection for the tenant spaces of an open mall building shall be independent from that provided for anchor buildings.
4. Sprinkler protection shall be provided beneath exterior circulation balconies located adjacent to an open mall.
5. Where tenant spaces are supplied by the same system, they shall be independently controlled.

Exception: Reserved.

17.56.410 CFC Section 914.3 High-rise buildings, Amended. High-rise buildings and Group I-2 occupancies having occupied floors located more than 55 feet above the lowest level of fire department vehicle access shall comply with Sections 914.3.1 through 914.3.6.

17.56.420 CFC Section 914.3.1 Automatic sprinkler system, Amended. Buildings and structures shall be equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1 and a secondary water supply where required by Section 903.3.5.2. A sprinkler water-flow alarm initiating device and a control valve with a supervisory signal-initiating device shall be provided at the lateral connection to the riser on each floor.

Exception: Reserved.

17.56.430 CFC Section 914.6.1 Automatic sprinkler system, Amended. Stages shall be equipped with an automatic fire-extinguishing system in accordance with Section 903.3.1.1. Sprinklers shall be installed under the roof and gridiron and under all catwalks and galleries over the stage. Sprinklers shall be installed in dressing rooms, performer lounges, shops and storerooms accessory to such stages.

Exceptions:

1. Reserved.
2. Reserved.
3. Reserved.

17.56.440 CFC Section 1103.5 Sprinkler systems, Amended. An automatic sprinkler system shall be provided in existing buildings in accordance with Sections 1103.5.1 a-through 1103.5.3.

17.56.450 CFC Section 1103.5.3 Tenant improvements, Added. Section 903 shall apply to existing occupancies/tenant space undergoing tenant improvement as follows:

1. Occupancy/tenant space undergoing tenant improvement where the square footage of the space is being increased.
2. Occupancy/tenant space where there is a change in occupancy classification to an assembly, educational, institutional, hazardous, or residential use.
3. Occupancy/tenant space where the entire roof structure is to be removed during the improvement.
4. Assembly occupancy that increases the maximum occupant load to exceed 299 persons.

Exception: Existing Group R-3 occupancies that will remain below a gross floor area of 5,000 square feet.

17.56.460 CFC Section 1103.7 Fire alarm systems, Amended. An approved fire alarm system shall be installed in existing buildings and structures in accordance with Sections 1103.7.1 through 1103.7.10 and provide occupant notification in accordance with Section 907.5 unless other requirements are provided by other sections of this code. Existing high-rise buildings shall comply with Section 1103.7.8.

Exception: Occupancies with an existing previously approved fire alarm system.

17.56.470 CFC Section 1103.7.10 Tenant improvements, Added. Section 907 shall apply to existing occupancies/tenant space undergoing tenant improvement as follows:

1. Occupancy/tenant space undergoing tenant improvement where the square footage of the space is being increased.
2. Occupancy/tenant space where there is a change in occupancy classification to an assembly, educational, institutional, hazardous, or residential use.
3. Occupancy/tenant space where the entire roof structure is to be removed during the improvement.
4. Assembly occupancy that increases the maximum occupant load to exceed 299 persons.

Exception: The fire code official may waive this requirement based on the scope of the project.

17.56.480 CFC Section 2306.2.3 Above-ground tanks located outside, above grade, Amended. Above-ground tanks shall not be used for the storage of Class I, II, or III liquid motor fuels, except as provided by this section.

1. Above-ground tanks used for outside, above-grade storage of Class I liquids shall be listed and labeled as protected above ground tanks in accordance with UL 2085 and shall be in accordance with Chapter 57. Such tanks shall be located in accordance with Table 2306.2.3.
2. Above-ground tanks used for outside, above-grade storage of Class II or IIIA liquids shall be listed and labeled as protected above-ground tanks in accordance with UL 2085 and shall be installed in accordance with Chapter 57. Tank locations shall be in accordance with Table 2306.2.3.

Exception: Other above-ground tanks that comply with Chapter 57 where approved by the fire code official.

3. Tanks containing fuels shall not exceed 2,200 gallons (8,327 L). Aggregate quantities greater than 2,200 gallons at a single site require approval by the fire code official.
4. Tanks located at farms, construction projects, or rural areas shall comply with section 5706.2
5. Above-ground tanks used for outside above-grade storage of Class IIIB liquid motor fuel shall be listed and labeled in accordance with UL 142 or listed and labeled as protected above-ground tanks in accordance with UL 2085 and shall be installed in accordance with Chapter 57. Tank locations shall be in accordance with Table 2306.2.3.

17.56.490 CFC Section 2306.2.4.1 Tank capacity limits, Amended. Tanks storing Class I and Class II liquids at an individual site shall be limited to a maximum individual capacity of 2,200 gallons (8,327 L). Aggregate quantities greater than 2,200 gallons (8,327 L) at a single site require approval by the fire code official.

17.56.500 CFC Section 2306.2.4.2 Fleet vehicle motor fuel-dispensing facilities, Amended. Tanks storing Class II and Class IIIA liquids at a fleet vehicle motor fuel-dispensing facility shall be limited to a maximum individual capacity of 2,200 gallons (8,327 L). Aggregate quantities greater than 2,200 gallons (8,327 L) at a single site require approval by the fire code official.

17.56.510 CFC Section 2306.2.6 Special enclosures, Amended. Where installation of tanks in accordance with Section 5704.2.11 is impractical, or because of property or building limitations, tanks for liquid motor fuels are allowed to be installed in buildings in special enclosures in accordance with all of the following:

1. The special enclosures shall be liquid tight and vapor tight.
2. The special enclosure shall not contain backfill.
3. Side, top and bottom of the special enclosure shall be reinforced concrete at least 6 inches (152 mm) thick, with openings for inspection through the top only.

4. Tank connections shall be piped or closed such that neither vapors nor liquid can escape into the enclosed space between the special enclosure and any tanks inside the special enclosure.
5. Means shall be provided whereby portable equipment can be employed to discharge to the outside any vapors which might accumulate inside the special enclosure should a leakage occur.
6. Tanks containing Class I, II, or IIIA liquids inside a special enclosure shall not exceed 2,200 gallons (8,327 L) in individual capacity. Aggregate quantities greater than 2,200 gallons (8,327 L) at a single site require approval by the fire code official.
7. Each tank within special enclosures shall be surrounded by a clear space of not less than 3 feet (910 mm) to allow for maintenance and inspection.

17.56.520 CFC Section 2703.4 Emergency plan, Amended. Emergency plan shall be established as set forth in Section 408.4.

Exception: Compliance with Huntington Beach Municipal Code Sections 17.58.050 and 17.58.060 shall be considered in compliance with this section.

17.56.530 CFC Section 2809.1 General, Amended. Exterior storage of finished lumber products shall comply with Sections 2809.1 through 2809.5 and be in accordance with Section 315.4.

17.56.540 CFC Section 3103.4 Permits, Amended. Permits shall be required as set forth in Sections 105.6 and 105.7. Approval that is required by the Planning and Building Department, and the Specific Event Committee must be obtained prior to a Fire Department permit being issued.

17.56.550 CFC Section 3310.1 Required access, Amended. Approved vehicle access for fire fighting shall be provided to all construction or demolition sites. Vehicle access shall be provided to within 100 feet (30 480 mm) of temporary or permanent fire department connections. Vehicle access shall be provided by either temporary or permanent roads, capable of supporting vehicle loading under all weather conditions. Vehicle access shall be maintained until permanent fire apparatus access roads are available. Construction sites shall have a minimum of 6 foot perimeter security fencing with gates installed for fire apparatus access. Gate widths shall be a minimum of 24 feet for fire apparatus roadways and 6 feet for walk-in entry. Secured vehicle gates or entries shall utilize approved KNOX padlock or entries shall utilize an approved padlock or chain (maximum link or lock shackle size of 1/4") when required by a fire code official. Temporary fire lane signs shall be provided and maintained to allow emergency access during construction. Hydrants, fire department connections, and fire lanes shall be posted "Fire Lane – No Parking" when required by the fire code official.

17.56.560 CFC Section 3312.1 When required, Amended. An approved water supply for fire protection, either temporary or permanent, as approved by both the Fire and Public Works Departments, shall be made available as soon as combustible material arrives on the site.

17.56.570 CFC Section 3313.1 Where required, Amended. In buildings required to have standpipes by Section 905.3.1, not less than one standpipe shall be provided for use during construction. Such standpipe shall be provided with fire department hose connections at accessible

locations adjacent to usable stairs. Such standpipes shall be extended as construction progresses to within one floor of the highest point of construction having secured decking or flooring.

17.56.580 CFC Section 3314.1.1 Function During Construction, Added. For buildings higher than a single story above grade, and under construction, an approved automatic sprinkler system shall be installed and shall be fully functional up to one floor below the highest point of construction having secured decking or flooring.

Exception: Buildings entirely of Type 1 or Type 2 construction.

17.56.590 CFC Section 3318 Owner's responsibility, Added. Necessary precautions and engineering controls shall be utilized to minimize the potential for false alarm activations caused by construction activity. False alarms caused by construction activity shall be treated as a system malfunction and may result in charges in accordance with the approved fee schedule.

17.56.600 CFC Section 5001.5.1 Hazardous Materials Management Plan (HMMP), Amended. Where required by the fire code official, Hazardous Materials Management Plans shall be produced and provided as described in Huntington Beach Municipal Code Chapter 17.58.

17.56.610 CFC Section 5001.5.2 Hazardous Materials Inventory Statement (HMIS), Amended. Where required by the fire code official, a Hazardous Materials Inventory Statement shall be produced and provided as described in Huntington Beach Municipal Code Chapter 17.58.

17.56.620 CFC Section 5003.3.1.4 Responsibility for cleanup, Amended. The person, firm or corporation responsible for an unauthorized discharge shall institute and complete all actions necessary to remedy the effects of such unauthorized discharge, whether sudden or gradual, at no cost to the jurisdiction. When deemed necessary by the fire code official, cleanup may be initiated by the fire department or by an authorized individual or firm. Costs associated with such cleanup shall be borne by the owner, operator or other person responsible for the unauthorized discharge. Clean-up will be in compliance with City Specification #431-92 dated January 2014.

17.56.630 CFC Section 5003.4 Material Safety Data Sheets, Amended. Material Safety Data Sheets (MSDS) shall be readily available on the premises for hazardous materials regulated by this chapter. When a hazardous substance is developed in a laboratory, available information shall be documented.

Exception: Reserved.

17.56.640 CFC Section 5404.1.1 Liquid-tight floor, Amended. In addition to the provisions of section 5004.12, floors in storage areas for corrosive liquids shall be of liquid-tight construction. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.650 CFC Section 5609 Safe and sane or dangerous fireworks, Added

**SECTION 5609
SAFE AND SANE OR DANGEROUS FIREWORKS**

Section 5609.1 “Safe and sane” or dangerous fireworks prohibited. Unless otherwise allowed by the laws of the City of Huntington Beach, the manufacture, sale, possession, storage, handling or use of “safe and sane” fireworks as currently defined in the California Health and Safety Code section 12529 or “dangerous fireworks” as currently defined in California Health and Safety Code section 12505 or thereafter amended by state statute is prohibited in the City of Huntington Beach.

Section 5609.2 Seizure of fireworks. Any authorized Huntington Beach fire code official, peace officer or other city official authorized to enforce the Huntington Beach Municipal Code may seize prohibited fireworks and explosives from persons, firms or corporations who manufacture, sell, possess, store, handle or use any prohibited fireworks or explosives as currently described in sections 5609 and 5610 of this code.

17.56.660 CFC Section 5610 Explosives, Added.

**SECTION 5610
EXPLOSIVES**

5610.1 Explosives prohibited. The manufacture, sale, possession, storage, handling or use of unpermitted “explosives” as currently defined in California Code of Regulations Title 19 or thereafter amended by state law is prohibited in the City or Huntington Beach.

17.56.670 CFC Section 5704.2.9.6.1 Locations where above-ground tanks are prohibited, Amended. The limits referred to herein prohibiting the storage of Class I and Class II liquids in outside, aboveground tanks are hereby established for all commercial land use districts as defined in the Huntington Beach Zoning and Subdivision Ordinance.

Exceptions:

1. Bulk plants may exist in I-G (General Industrial) zoned districts only.
2. Class III liquids classified as a crude oil may only be stored on properties with a 0 or 01 suffix.
3. Class II liquids may be stored temporarily on construction sites with the approval of the fire code official.
4. Storage of Class I or Class II liquids in aboveground tanks is prohibited within the City of Huntington Beach except at the locations classified as Zone I-G (General Industrial) where permitted by a site plan use permit on property designated as potentially suitable for the uses permitted under these zone’s classifications by the Huntington Beach Zoning and subdivision Ordinance as the same may be amended from time to time.

17.56.680 CFC Section 5704.2.11.2 Location, Amended. Flammable and combustible liquid storage tanks located underground, either outside or under buildings, shall be in accordance with all of the following:

1. Tanks shall be located with respect to existing foundations and supports such that the loads carried by the latter cannot be transmitted to the tank.

2. The distance from any part of a tank storing liquids to the nearest wall of a basement, pit, cellar, or lot line shall not be less than 3 feet (914 mm).
3. A minimum distance of 1 foot (305 mm), shell to shell, shall be maintained between underground tanks.
4. The installation of underground combustible/flammable liquid tanks is hereby prohibited in all residential districts. The fire code official may authorize installation of underground combustible/flammable liquid tanks in agricultural and manufacturing districts.

17.56.690 CFC Section 5704.2.13.1.4 Tanks abandoned in place, Amended. Tanks shall not be abandoned in place.

17.56.700 CFC Section 5705.3.3 Heating, Lighting and Cooking Appliances, Amended. Heating, lighting and cooking appliances which utilize Class I liquids shall not be operated within a building or structure.

Exception: Reserved.

17.56.710 CFC Section 5705.3.7.5.1 Ventilation, Amended. Continuous mechanical ventilation shall be provided at a rate of not less than 1 cfm per square foot [$0.00508\text{m}^3/(\text{s} \times \text{m}^2)$] of floor area over the design area. Provisions shall be made for introduction of makeup air in such a manner to include all floor areas or pits where vapor can collect. Local or spot ventilation shall be provided when needed to prevent the accumulation of hazardous vapors. Ventilation system design shall comply with the *California Building Code* and *California Mechanical Code*.

Exceptions: Reserved.

17.56.720 CFC Section 5706.2.4.4 Locations where above-ground tanks are prohibited, Amended. The limits referred to herein prohibiting the storage of Class I and II liquids in outside, aboveground tanks are hereby established for all commercial land use districts as defined in the Huntington Beach Zoning and Subdivision Ordinance.

Exceptions:

1. Bulk plants may exist in I-G (general industrial) zoned districts only.
2. Class III liquids classified as crude oil may only be stored on properties with a 0 or 01 suffix.
3. Class II liquids may be stored temporarily on construction sites with the approval of the fire code official.
4. The storage of Class I and Class II liquids in aboveground tanks is prohibited within the City of Huntington Beach except at locations classified as Zone I-G (general industrial) where permitted by a site plan use permit on property designated as Huntington Beach Zoning and Subdivision Ordinance as the same may be amended from time to time.

17.56.730 CFC Section 5706.3 Well Drilling and Operating, Amended. The Huntington Beach Oil Code (Huntington Beach Municipal Code Title 15) as it currently exists or may

hereafter be amended, is incorporated herein by this reference, and declared to be a part of the Huntington Beach Fire Code as though set out in full herein.

17.56.740 CFC Section 6003.1.4.1 Floors, Amended. In addition to the requirements set forth in section 5004.12, floors of storage areas shall be of liquid-tight construction. The surface of the floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.750 CFC Section 6204.1.3 Liquid-tight floor, Amended. In addition to the requirements of Section 5004.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.760 CFC Section 6304.1.5 Liquid-tight floor, Amended. In addition to section 5004.12, floors of storage areas for liquid and solid oxidizers shall be of liquid-tight construction. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.770 CFC Section 6404.1.1 Liquid-tight floor, Amended. In addition to the requirements set forth in section 5004.12, floors of storage areas shall be of liquid-tight construction and resistant to deterioration by the material. The surface of the floors shall be of a material that will resist deterioration from any other materials that may be released in the storage.

17.56.780 CFC Section 6604.1.3 Liquid-tight floor, Amended. In addition to 5004.12, floors of storage areas for liquids and solids shall be of liquid-tight construction. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.790 CFC 6704.1.2 Liquid-tight floor, Amended. In addition to 5004.12, floors of storage areas for liquids and solids shall be of liquid-tight construction. The surface of floors shall be of a material that will resist deterioration from any other materials that may be released in the storage area.

17.56.800 AMENDMENTS TO NFPA 13

Section 6.8.3 – Amended. Fire department connections (FDC) shall be of an approved type. The location shall be approved and be no more than 150 feet from a public or private hydrant. If the FDC serves a standpipe system, it shall be no more than 100 feet from a hydrant. The size of piping and the number of inlets shall be approved by the Fire code official. If approved by the Huntington Beach Public Works Department, it may be installed on the backflow assembly. Fire department inlet connections shall be painted OSHA safety red. When the fire sprinkler density design requires 500 gpm (including inside hose stream demand) or greater, or a standpipe system is included, four 2 ½” inlets shall be provided.

Section 8.17.1.1.1 Residential Waterflow Alarms – Added. Local water-flow alarms shall be provided on all sprinkler systems and shall be connected to the building fire alarm or water-

flow monitoring system where provided. Group R occupancies not requiring a fire alarm system by the California Fire Code shall be provided with at least one approved interior alarm device in each unit, or interconnection to the unit smoke alarm system. Sound levels in all sleeping areas shall be a minimum of 15 DBA above the average ambient sound or a minimum of 75 DBA with all intervening doors closed. Alarms shall be audible within all other living areas within each dwelling unit. When not connected to a fire alarm or water-flow monitoring system, audible devices shall be powered from an uninterruptible circuit (except for over-current protection (GFI), serving normally operated appliances in the residence.

Section 8.17.2.4.6 – Amended. Fire department connections shall be located at the nearest point of fire department apparatus accessibility or at a location approved by the authority having jurisdiction. They shall be installed immediately adjacent to the approved fire department access road and such that hose lines can be readily and conveniently attached to the inlets without interference from nearby objects including buildings, fence, posts, or other fire department connections.

Section 22.1.3 (43) – Amended. Size and location of hydrants, showing size and number of outlets and if outlets are to be equipped with independent gate valves. Whether hose houses and equipment are to be provided, and by whom, shall be indicated. Static and residual hydrants that were used in the flow tests shall be shown. Water supply certification shall be not more than six months prior to the plan submittal to the authority having jurisdiction.

17.56.810 AMENDMENTS TO NPFA 13D

Section 4.1.5 Stock of Spare Sprinklers – Added.

Section 4.1.5.1 – Added. A supply of at least two sprinklers for each type shall be maintained on the premises so that any sprinklers that have operated or been damaged in any way can be promptly replaced.

Section 4.1.5.2 – Added. The sprinklers shall correspond to the types and temperature ratings of the sprinklers in the property.

Section 4.1.5.3 – Added. The sprinklers shall be kept in a cabinet located where the temperature to which they are subjected will at no time exceed 100°F (38°C).

Section 4.1.5.4 – Added. A special sprinkler wrench shall be provided and kept in the cabinet to be used in the removal and installation of sprinklers. One sprinkler wrench shall be provided for each type of sprinkler installed.

Section 7.1.2 – Amended. The sprinkler system piping shall not have a separate control valve installed unless supervised by one of the following methods:

- (1) Central station, proprietary or remote station alarm service.
- (2) Reserved.
- (3) Reserved.

Section 7.3 Pressure Gauges – Amended. At least one water pressure gauge shall be installed on the riser assembly.

Section 7.3.1 – Deleted.

Section 7.6 Alarms – Amended. Exterior water flow alarm indicating devices shall be listed for outside service and audible from the street from which the house is addressed. Exterior audible devices shall be placed on the front or side of the structure and the location subject to final approval by the fire code official. Additional interior alarm devices shall be required to provide audibility throughout the structure. Sound levels in all sleeping areas with all intervening doors closed shall be a minimum of 15 dBA above the average ambient sound level but not less than 75 dBA. Audible devices shall be powered from an uninterruptible circuit (except for over-current protection) serving normally operated appliances in the residence.

Exceptions:

- (1) When an approved water flow monitoring system is installed, interior audible devices may be powered through the fire alarm control panel.
- (2) When smoke detectors specified by the CBC or CRC are used to sound an interior alarm upon water flow switch activation.

17.56.820 AMENDMENTS TO NFPA 13R

Section 6.16.1 – Amended. A local waterflow alarm shall be provided on all sprinkler systems and shall be connected to the building fire alarm or water-flow monitoring system where provided. Group R occupancies containing less than the number of stories, dwelling units or occupant load specified in Chapter 9 of the California Fire Code as requiring a fire alarm system shall be provided with a minimum of one approved interior alarm device in each unit. Sound levels in all sleeping areas shall be a minimum of 15 dBA above the average ambient sound or a minimum of 75 dBA with all intervening doors closed. Alarms shall be audible within all other living areas within each dwelling unit. When not connected to a fire alarm, residential smoke detection or water-flow monitoring system, audible devices shall be powered from an uninterruptible circuit (except for over-current protection) serving normally operated appliances in the residence. There shall also be a minimum of one exterior alarm indicating device, listed for outside service and audible from the access roadway that serves that building.

17.56.830 AMENDMENTS TO NFPA 14

Section 6.4.5.4.1 – Amended. The fire department connection shall have a minimum of two 2 ½ inches, internal threaded (NHS) inlets. Additional inlets shall be provided on a 250 GPM per inlet ratio to meet the system demand. The inlets shall be provided with approved caps to protect the system from entry of debris. The location of the FDC shall be approved and be no more than 100 feet from a public hydrant. If acceptable to the water authority, it may be installed on the backflow assembly. Fire department inlet connections shall be painted OSHA safety red.

17.56.840 AMENDMENTS TO NFPA 24

Section 5.9.1.3 – Amended. Fire department connections shall be of an approved type and contain a minimum of two 2 ½ inch inlets. The location shall be approved and be no more than 150 feet from a public or private fire hydrant when serving a fire sprinkler system. When serving a standpipe system, it can be no more than 100 feet from a hydrant. If acceptable to the water authority, it may be installed on the backflow assembly. The supply pipe shall be painted OSHA safety red.

Section 5.9.1.3.1 – Added. When the sprinkler density design is 500 gpm (including the interior hose stream demand) or greater, or a standpipe system is included, four 2 ½” inlets shall be provided.

Section 6.2.1.1 – Added. The closest upstream indicating control valve to the riser shall be painted OSHA red.

Section 6.2.11 (5) – Deleted.

Section 6.2.11 (6) – Amended. Control valves installed in a fire-rated room accessible from the exterior. The exterior door to the room shall be provide with approved signage.

Section 6.2.11 (7) – Deleted.

Section 6.3.3 – Added. All post indicator valves controlling fire suppression water supplies shall be painted OSHA red.

Section 10.1.6.3 – Added. All ferrous pipe shall be coated and wrapped. Joints shall be coated and wrapped after assembly. All fittings shall be protected with a loose 8-mil polyethylene tube. The ends of the tube shall extend past the joint by a minimum of 12 inches and be sealed with 2 inch wide tape approved for underground use. Galvanizing does not meet the requirements of this section.

Exception: 316 Stainless Steel pipe and fittings.

Section 10.3.6.2 – Amended. All bolted joint accessories shall be cleaned and thoroughly coated with asphalt or other corrosion-retarding material, prior to poly-tube, and after installation.

Section 10.3.6.3 – Added. All bolts used in pipe-joint assembly shall be 316 stainless steel.

Section 10.6.3.1 – Amended. The requirements of 10.6.2(2) and 10.6.2(3) shall not apply where fire service mains enter under the building no more than 18 inches as measured from the inside edge of the exterior wall to the center of the vertical pipe. The pipe under the building or building foundation shall be 316 stainless steel and shall not contain mechanical joints.

Section 10.6.4 – Amended. Pipe Joints shall not be located under foundation footings. The pipe under the building or building foundation shall be 316 stainless steel and shall not contain mechanical joints.

17.56.850 AMENDMENTS TO NFPA 72

Section 14.2.2.2.3 – Amended. If a deficiency is not corrected at the conclusion of system inspection, testing, or maintenance, the system owner or the owner’s designated representative and fire code official shall be informed of the impairment in writing within 24 hours.

Section 14.6.2.1 – Amended. Upon completion of annual testing in accordance with section 14.4.3.2, records shall be sent to the fire authority having jurisdiction and records shall be retained until the next test and for 1 year thereafter.

Section 14.6.2.1.1 – Added. Upon completion of annual testing in accordance with section 14.4.3.2, a durable tag shall be conspicuously affixed to the main fire alarm panel on all fire alarm systems and will display the following information relative to the performance of annual inspection, testing and maintenance:

- (1) Company name
- (2) Company address
- (3) Company telephone number
- (4) License number with type
- (5) Printed name of contractor
- (6) Signature of contractor
- (7) Date of service- including month, day and year
- (8) Type of service performed

Section 23.8.2.2 – Amended. The fire alarm system components shall be permitted to share control equipment or shall be able to operate as stand-alone subsystems, but in any case, they shall be arranged to function as a single system and send a single signal to a central, remote, or proprietary station.

Section 23.8.2.3 – Deleted.

Section 26.2.7.1 – Amended. Supervising station customers or clients and the authority having jurisdiction shall be notified in writing within 7 days of any scheduled change in service that results in signals from the client’s property being handled by a different supervising station or if the monitoring service is cancelled.

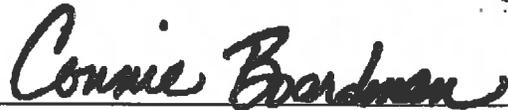
17.56.860 Appendix B – Fire Flow Requirements for Buildings

Appendix B Section B105.1 One- and two-family dwellings, Amended. The minimum fire-flow and flow duration requirements for one- and two-family dwellings having a fire-

flow calculation area that does not exceed 3,600 square feet (344.5m²) shall be 1,000 gallons per minute (3785.4 L/min) for 1 hour. Fire-flow and flow duration for dwellings having a fire-flow calculation area in excess of 3,600 square feet (344.5m²) shall not be less than that specified in Table B105.1.

Exception: When the building is equipped with an approved automatic sprinkler system, the fire flow requirements of Table B105.1 are reduced by 50%, provided that the resulting fire flow is not less than 1,000 gallons per minute (3785.4 L/min) for 1 hour.

PASSED AND ADOPTED by the City Council of the City of Huntington Beach at a regular meeting thereof held on the 4th day of November, 2013.



Mayor

ATTEST:



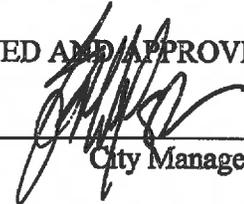
City Clerk

APPROVED AS TO FORM:



City Attorney Nov 10 11 13

REVIEWED AND APPROVED:



City Manager

INITIATED AND APPROVED:



Fire Chief

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss:
CITY OF HUNTINGTON BEACH)

I, JOAN L. FLYNN, the duly elected, qualified City Clerk of the City of Huntington Beach, and ex-officio Clerk of the City Council of said City, do hereby certify that the whole number of members of the City Council of the City of Huntington Beach is seven; that the foregoing ordinance was read to said City Council at a **Regular** meeting thereof held on **October 7, 2013**, and was again read to said City Council at a **Regular** meeting thereof held on **November 4, 2013**, and was passed and adopted by the affirmative vote of at least a majority of all the members of said City Council.

AYES: Sullivan, Hardy, Harper, Boardman, Carchio, Shaw, Katapodis

NOES: None

ABSENT: None

ABSTAIN: None

I, Joan L. Flynn, CITY CLERK of the City of Huntington Beach and ex-officio Clerk of the City Council, do hereby certify that a synopsis of this ordinance has been published in the Huntington Beach Fountain Valley Independent on November 14, 2013.
In accordance with the City Charter of said City

Joan L. Flynn, City Clerk

Senior Deputy City Clerk



City Clerk and ex-officio Clerk
of the City Council of the City
of Huntington Beach, California

BUILDING STANDARDS COMMISSION

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



February 21, 2014

Mark Carnahan
Department of Planning and Building
City of Huntington Beach
2000 Main Street
Huntington Beach, CA 92648

RE: Ordinance #3993, #3994, #3995, #3999, #4000, #4001, #4002, #4003

Dear Mr. Carnahan:

This letter is to advise you of our determination regarding the referenced ordinance with express findings received from your agency on November 25, 2013.

Our review finds the submittal to contain eight ordinances 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 modifications are accepted for filing and are 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 that reads "Enrique M. Rodriguez".

Enrique M. Rodriguez
Associate Construction Analyst

cc: Chron
Local Filings



City of Huntington Beach

2000 MAIN STREET

CALIFORNIA 92648

DEPARTMENT OF PLANNING AND BUILDING

www.huntingtonbeachca.gov

Planning Division

714.536.5271

Building Division

714.536.5241

California Building Standard Commission
2525 Natomas Park Drive, Suite 130
Sacramento, CA 95833

February 7, 2014

RE: City of Huntington Beach Code Adoption Ordinance No. 3994

Mr. Jim McGowan,

I would like to clarify the findings of fact for amendments to , Section 17.06.030 Residential electric vehicle (EV) charging, Subsection A4.106.8 and Section 17.06.040 Nonresidential electric vehicle (EV) charging, Subsection A5.106.5.3 to include local environmental conditions in the City of Huntington Beach. These findings shall supersede the findings noted in Section A4.106.8 and Section A5.106.5.3.

If you have any questions regarding this matter, please contact me at (714) 374-1792

Sincerely,

Mark Carnahan
City of Huntington Beach
Department of Planning and Building
mcarnahan@surfcity-hb.org



City of Huntington Beach

2000 MAIN STREET

CALIFORNIA 92648

DEPARTMENT OF PLANNING AND BUILDING

www.huntingtonbeachca.gov

Planning Division

714.536.5271

November 20, 2013

Building Division

714.536.5241

California Building Standards Commission
2525 Natomas Park Drive, Suite 130
Sacramento, CA 95833

RE: City of Huntington Beach Code Adoption Ordinance Nos. 3993, 3994, 3995,
3999, 4000, 4001, 4002, 4003

Mr. Jim McGowan:

The City of Huntington Beach has adopted the current 2013 Editions of the Building, Green Building Standards, Residential, Mechanical, Plumbing and Electrical Codes of the State of California.

The attached changes and modifications to the 2013 Editions of the California Building, Green Building Standards, Residential, Mechanical, Plumbing and Electrical Codes are reasonably necessary due to local conditions in the City of Huntington Beach and the remainder of said changes and modifications are of an administrative nature or procedural nature, or concern themselves with subjects not covered by the Code.

Enclosed are the City Ordinances with findings.

If you have any questions regarding this matter, please contact me at (714) 374-1792.

Sincerely,

Mark Carnahan, Inspection Supervisor
City of Huntington Beach Department of Planning and Building
mcarnahan@surfcity-hb.org

RECEIVED
CITY OF HUNTINGTON BEACH
NOV 25 P 2 15

ORDINANCE NO. 3993

AN ORDINANCE OF THE CITY OF HUNTINGTON BEACH
AMENDING CHAPTER 17.04 OF THE HUNTINGTON BEACH MUNICIPAL
CODE RELATING TO THE BUILDING CODE

The City Council of the City of Huntington Beach does hereby ordain as follows:

SECTION 1. Section 17.04.020 of the Huntington Beach Municipal Code is hereby amended to read as follows:

17.04.020 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2013 California Building Code, and the whole thereof, including Appendix I entitled "Patio Covers," and excepting all other appendices save and except those portions as are hereafter modified or amended. Such code, and amendments thereto, are hereby adopted and incorporated, pursuant to California Government Code § 50022.2 et seq., and Health and Safety Code § 18941.5, as fully as though set forth at length herein, for the purpose of regulating and administering the erection, construction, enlargement, alteration, repair, moving, removal, conversion, demolition, occupancy, equipment, use, height, area, and maintenance of buildings or structures in the City of Huntington Beach, and repealing all ordinances and parts of ordinances in conflict herewith. From the date on which this chapter takes effect the provisions of such code, together with amendments thereto shall be controlling within the corporate limits of the City of Huntington Beach.

SECTION 2. This ordinance shall become effective 30 days after its adoption.

PASSED AND ADOPTED by the City Council of the City of Huntington Beach at a regular meeting thereof held on the _____ day of _____, 2013.

Mayor

ATTEST:

City Clerk

REVIEWED AND APPROVED:

City Manager

APPROVED AS TO FORM:

James McSuth

City Attorney *OK 8/29/13*
9.3.13

INITIATED AND APPROVED:

[Signature]

Director of Planning and Building

LEGISLATIVE DRAFT

Chapter 17.04

BUILDING CODE

(375-8/34, 530-5/48, 592-12/52, 869-9/61, 1064-7/64, 1139-5/65, 1331-7/67, 1626-2/71, 1935-11/74, 2027-1/76, 2431-7/80, 2747-2/85, 2787-9/85, 2875-11/86, 2976-12/88, Urgency Ord. 3006-6/89, 3004-8/89, 3022-12/89, 3147-7/92, 3260-11/94, 3261-11/94, 3305-12/95, 3422-7/99, 3573-10/02, 3789-1/08, 3892-12/10)

Sections:

- 17.04.010 Title
- 17.04.020 Adoption
- 17.04.030 (Repealed, Ordinance No. 3892-12/10)
- 17.04.031 CBC Chapter 1, §101.2 Scope, is hereby amended
- 17.04.032 CBC Chapter 1, §105.2 Work exempt from permit, is hereby amended
- 17.04.033 CBC Chapter 1, Division II §105.3.2 Time Limitation of Application, is hereby amended
- 17.04.034 CBC Chapter 1, Division II §105.5 Expiration, is hereby amended
- 17.04.035 CBC Chapter 1, Division II §109 Fees, is hereby amended
- 17.04.036 CBC Chapter 1, Division II §110.1 Use and occupancy, is hereby amended
- 17.04.040 (Repealed, Ordinance No. 3147-7/92)
- 17.04.050 (Repealed, Ordinance No. 3147-7/92)
- 17.04.055 (Provisions moved to the Housing Code)
- 17.04.060 CBC §1910.1 Minimum Slab Provisions §1910.1, General, is hereby amended
- 17.04.064 (Repealed, Ordinance No. 3573-10/02)
- 17.04.070 CBC Chapter 9 Fire Protection Systems, §901.1 Scope, is hereby amended
- 17.04.075 (Repealed, Ordinance No. 3422-7/99)
- 17.04.080 Chapter 36 added--Building security
- 17.04.085 Methane District Regulations
- 17.04.090 (Repealed, Ordinance No. 3789-1/08)
- 17.04.095 (Repealed, Ordinance No. 3789-1/08)
- 17.04.100 (Repealed, Ordinance No. 3260-11/94)
- 17.04.110 (Repealed, Ordinance No. 3260-11/94)

17.04.010 Title. This chapter shall be known as the Huntington Beach Building Code, may be cited as such, and will be referred to herein as the Building Code. (1935-11/74, 2027-1/76, 2431-7/80, 2747-2/85, 3422-7/99)

17.04.020 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2010³ California Building Code, and the whole thereof, including Appendix I entitled "Patio Covers," and excepting all other appendices save and except those portions as are hereafter modified or amended. Such code, and amendments thereto, are hereby adopted and incorporated, pursuant to California Government Code §50022.2 et seq., and Health and Safety Code § 18941.5, as fully as though set forth at length herein, for the purpose of regulating and administering the erection, construction, enlargement, alteration, repair, moving, removal, conversion, demolition, occupancy, equipment, use, height, area, and maintenance of buildings or structures in the City of Huntington Beach, and repealing all ordinances and parts of ordinances in conflict herewith. From the date on which this chapter takes effect the provisions of such code, together with amendments thereto shall be controlling within the corporate limits of the City of Huntington Beach. (375-8/34, 530-5/48, 592-12/52, 869-9/61, 1064-7/64, 1139-5/65, 1331-7/67, 1626-2/71, 2027-1/76, 2431-7/80, 2747-2/85, 2976-12/88, 3022-12/89, 3147-7/92, 3305-12/95, 3422-7/99, 3573-10/02, 3789-1/08, 3892-12/10)

17.04.031 CBC Chapter 1, §101.2 Scope, is hereby amended. The provisions of this code shall apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy, location, maintenance, removal and demolition of every building or structure or any appurtenances connected or attached to such buildings or structures. (3789-1/08, 3892-12/10)

Exception: Detached one- and two-family dwelling and multiple single-family dwellings (townhouses) not more than three stories above grade plan in height with a separate means of egress and their accessory structures shall comply with the California Residential Code. (3892-12/10)

17.04.032 CBC Chapter 1, §105.2 Work exempt from permit, is hereby amended. Exemptions from permit requirements of this code shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any other laws or ordinances of this jurisdiction. Permits shall not be required for the following: (3789-1/08, 3892-12/10)

Building:

1. One-story detached accessory structures used as tool and storage sheds, playhouses, pagodas, gazebos and similar uses, provided the floor area does not exceed 120 square feet. (3789-1/08)
2. Fences not over 42 inches high or architectural features not exceeding 6 feet in height and not within required zoning setbacks. (3789-1/08)
3. Oil derricks and tanks. (3789-1/08)
4. Retaining walls which do not support over 2 feet of earth measured from the bottom of the footing to the top of the wall, unless supporting a surcharge or impounding Class I, II or IIIA liquids. (3789-1/08)
5. Water tanks supported directly on grade if the capacity does not exceed 5,000 gallons and the ratio of height to diameter or width does not exceed 2:1. (3789-1/08)
6. Sidewalks, platforms, decks and driveways not more than 30 inches above adjacent grade, and not over any basement or story below and not part of an accessible route. (3789-1/08)
7. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work. (3789-1/08)
8. Temporary motion picture, television and theater stage sets and scenery. (3789-1/08)
9. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems. (3789-1/08)
10. Swings, other playground equipment and similar type recreational structures. (3789-1/08)
11. Window awnings supported by an exterior wall that do not project more than 54 inches from the exterior wall and do not require additional support in Group R-3 and U occupancies. (3789-1/08)
12. Nonfixed and movable fixtures, cases, racks, counters and partitions not over 5 feet 9 inches in height. (3789-1/08)
13. Flag poles, light poles and TV dishes in connection with a Group R, Division 3 occupancy and not exceeding 15 feet in height. (3789-1/08)
14. Re-roofing an area smaller than 100 square feet while satisfying all applicable application requirements. (3789-1/08)
15. Replacement doors and windows when the waterproofing membrane is not altered and emergency egress dimensions are equal to or better than the original permitted layout. (3789-1/08)
16. New roof penetrations less than 14" by 14" when no framing modifications or additions are required. (3789-1/08)

Unless otherwise provided by this code, separate plumbing, electrical and mechanical permits will be required for the above-exempted items. (3789-1/08)

Electrical:

1. Repairs and maintenance: Minor repair work, including the replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles. (3789-1/08)

2. Radio and television transmitting stations: The provision of this code shall not apply to electrical equipment used for radio and television transmissions, but do apply to equipment and wiring for a power supply and the installations of towers and antennas. (3789-1/08)
3. Temporary testing systems: A permit shall not be required for the installation of any temporary system required for the testing or servicing of electrical equipment or apparatus. (3789-1/08)
4. Temporary decorative lighting. (3789-1/08)
5. Replacement of attachment plug receptacles, but not the outlets therefore. (3789-1/08)
6. Replacement of general use snap switches. (3789-1/08)
7. Repair or replacement of any overcurrent device of the required capacity in the same location. (3789-1/08)
8. Repair or replacement of electrodes or transformers of the same size and capacity for signs or gas tube systems. (3789-1/08)
9. The wiring for temporary theater, motion picture or television stage sets. (3789-1/08)
10. Electrical wiring, devices, appliances, apparatus or equipment operating at less than 25 volts and not capable of supplying more than 50 watts of energy. (3789-1/08)
11. Low-energy power, control and signal circuits of Classes II and III as defined in the electrical code. (3789-1/08)
12. Non vehicle mounted portable generators. (3789-1/08)
13. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe. (3789-1/08)

Gas:

1. Portable heating appliance. (3789-1/08)
2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe. (3789-1/08)
3. Portable cooking or clothes drying appliance. (3892-12/10)
4. Portable fuel-cell appliance that are not connected to a fixed piping system and are not interconnected to a power grid. (3892-12/10)

Mechanical:

1. Portable heating appliances. (3789-1/08, 3892-12/10)
2. Portable ventilation equipment or appliances. (3789-1/08, 3892-12/10)
3. Portable cooling unit. (3789-1/08)
4. Steam, hot or chilled water piping within any heating or cooling equipment regulated by this code. (3789-1/08)
5. Replacement of any part that does not alter its approval or make it unsafe. (3789-1/08)
6. Portable evaporative cooler. (3789-1/08)
7. Self-contained refrigeration system containing 10 pounds (4.54 kg) or less of refrigerant and actuated by motors of 1horsepower (746 W) or less. (3789-1/08, 3892-12/10)
8. Portable fuel-cell appliances that are not connected to a fixed piping system and are not interconnected to a power grid. (3892-12/10)

Plumbing:

1. The stopping of leaks in drains, water, soil, waste, or vent pipe, provided, however, that if any concealed trap, drain pipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with the new material, such work shall be considered as new work and a permit shall be obtained and inspection made as provided in this code. (3789-1/08)
2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes, or fixtures. (3789-1/08)

3. Repair or replacement of any plumbing fixture or appliance of the same type and size and in the same location. Exception: electric and fuel gas water heaters. (3789-1/08)
4. Replacement of any part that does not alter its approval or make it unsafe. (3789-1/08)

17.04.033 CBC Chapter 1, Division II §105.3.2 Time Limitation of Application, is hereby amended. Applications for which no permit is issued within 180 days following the date of application shall expire automatically, and plans and other data submitted for review may thereafter be returned to the applicant or destroyed by the building official. The building official may extend the time for action by the applicant in increments of 180 days subject to the following conditions: (3789-1/08, 3892-12/10)

1. The applicant shall submit an application every 180 days, accompanied by a plan review extension fee, established by resolution of the City Council. (3789-1/08)
2. Any plans that remain in plan review over 360 days shall meet all construction standards that are adopted at the time the permit is issued. (3789-1/08)
3. Plans may not remain in plan review more than 720 days except under extreme situations as approved by the building official. (3789-1/08)

17.04.034 CBC Chapter 1, Division II §105.5 Expiration, is hereby amended. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. Work shall be considered suspended or abandoned if substantial approval of one of the required progress inspections is not accomplished every 180 days. Before such work can be recommenced, a new permit shall be first obtained, and the fee therefore shall be one half the amount required for a new permit for such work, provided no changes have been made or will be made in the original plans and specifications for such work; and provided further that such suspension or abandonment has not exceeded one year. In order to renew action on a permit after one year, the permittee shall pay a new full permit fee. (3789-1/08, 3892-12/10)

The permittee holding an unexpired permit may apply for an extension. The building official may extend the time for actions by the permittee for a period not exceeding 180 days upon written application by the permittee. Permits shall not be extended more than once except under extreme situations and when approved by the building official. (3789-1/08)

17.04.035 CBC Chapter 1, Division II Section 109 Fees, is hereby amended.

§109.1 Payment of fees. A permit shall not be valid until the fees prescribed by law have been paid, nor shall an amendment to a permit be released until the additional fee, if any, has been paid. The building official may allow temporary exceptions. (3789-1/08, 3892-12/10)

§109.1.1 Plan review fees. When a plan or other data is required to be submitted a plan review fee shall be paid. This fee shall be paid at the time of submitting plans and specifications for plan review. Said plan review fees shall be as established by resolution of the City Council. (3789-1/08, 3892-12/10)

§109.1.2 Permit fees. The fee shall be paid at permit issuance. The standard for determination of value or valuation of the project shall be made by the building official and as established by resolution of the City Council. (3789-1/08, 3892-12/10)

§109.1.3 Miscellaneous service fees. Whenever an application is made for all other services, a fee for the service in an amount established by resolution of the City Council shall be paid to the City. (3789-1/08, 3892-12/10)

§109.2 Schedule of permit fees. On buildings, structures, electrical, gas, mechanical, and plumbing systems or alterations requiring a permit, a fee for each permit shall be paid as required, in accordance with the schedule as established by resolution of the City Council. (3789-1/08, 3892-12/10)

§109.3 Building permit valuations. The applicant for a permit shall provide an estimated permit value at time of application. Permit valuations shall include total value of work, including materials and labor, for which the permit is being issued, such as electrical, gas, mechanical, plumbing equipment and

permanent systems. If, in the opinion of the building official, the valuation is underestimated on the application, the permit shall be denied, unless the applicant can show detailed estimates to meet the

approval of the building official. Final building permit valuation shall be set by the building official and as established by resolution of the City Council. (3789-1/08, 3892-12/10)

§109.4 Work commencing before permit issuance. Any person who commences any work on a building, structure, electrical, gas, mechanical or plumbing system before obtaining the necessary permits shall be subject to an investigation fee established by resolution by the City Council that shall be in addition to the required permit fees. (3789-1/08, 3892-12/10)

§109.5 Related fees. The payment of the fee for the construction, alteration, removal or demolition for work done in connection to or concurrently with the work authorized by a building permit shall not relieve the applicant or holder of the permit from the payment of other fees that are prescribed by law. (3789-1/08, 3892-12/10)

§109.6 Refunds. The building official may authorize the refund of any fee paid hereunder for work that was not performed or for fees that were collected erroneously as established by resolution of the City Council. (3789-1/08, 3892-12/10)

17.04.036 CBC Chapter 1, Division II §110.1 Use and occupancy, is hereby amended. No building or structure shall be used or occupied, nor shall a change in the existing occupant or occupancy classification of a building or structure or portion thereof be made until the building official has issued a certificate of occupancy therefore as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. (3789-1/08, 3892-12/10)

Exception: Group R, Division 2, 3 and U occupancies. (3789-1/08, 3892-12/10)

17.04.060 CBC Section 1910 Minimum Slab Provisions, §1910.1 General, is hereby amended. The thickness of concrete floor slabs supported directly on the ground shall not be less than 3-1/2 inches (89 mm), and shall be provided with minimum reinforcing equal to 6 x 6 x W1.4 x W1.4 welded wire fabric supported to remain in place from the center to upper one third of the slab for the duration of concrete placement. (2027-1/76, 2431-7/80, 2747-2/85, 2976-12/88, 3305-12/95, 3422-7/99, 3789-1/08, 3892-12/10)

17.04.070 CBC Chapter 9 Fire Protection Systems, § 901.1 Scope, is hereby amended. The provisions of this chapter shall specify where fire protection systems are required and shall apply to the design, installation and operation of fire protection systems. For amended sprinkler requirement, see Huntington Beach Municipal Code, Chapter 17.56 of this code. (2027-1/76, 2431-7/80, 2747-2/85, 3022-12/89, 3305-12/95, 3422-7/99, 3789-1/08, 3892-12/10)

17.04.080 Chapter 36 added--Building security. The Building Code is hereby amended by adding thereto new Chapter 36 entitled, "Building Security," to read as follows: (3022-12/89, 3305-12/95, 3422-7/99)

§ 3601. Purpose. The purpose of this chapter is to establish minimum standards of construction for protection against unlawful entry. (3305-12/95)

§ 3602. Alternative security provisions. When approved by the building official, site security systems may be provided in lieu of the specific security provisions of section 3608, 'Garages--Multiple dwellings.' (3022-12/89, 3305-12/95, 3422-7/99)

§ 3603. Definitions. For the purpose of this chapter, certain terms used herein are defined as follows: (3305-12/95, 3422-7/99)

'Cylinder guard' means a hardened ring surrounding the exposed portion of the lock cylinder or other device which is so fastened as to protect the cylinder from wrenching, prying, cutting or pulling by attack tools.

'Deadlocking latch' means a latch in which the latch bolt is positively held in the projected position by a guard bolt, plunger or auxiliary mechanism.

'Dead bolt' means a bolt which has no automatic spring action and which is operated by a key cylinder, thumb turn, or level, and is positively held fast when in the projected position.

'Latch' means a device for automatically holding a door shut after being closed.

'Light' means any glazed opening whether glazed with glass, plastic, metal, wood or composition sheets or panels, or similar materials, and shall include windows, skylights, view ports or view panels and similar openings.

§ 3604. Entry vision. All main or front entry doors to R occupancies shall be arranged so that the occupant has a view of the area immediately outside without opening the door. Such view may be provided by a door viewer or view port or by window or other opening located and constructed as required by this chapter. Such area shall be provided with a light. (3305-12/95, 3422-7/99)

§ 3605. Doors. (3305-12/95, 3422-7/99)

(a) General. A door forming a part of the enclosure of a dwelling unit or of an area of a building occupied by one tenant shall be constructed, installed, and secured as set forth in this section.

(b) Swinging doors.

- (1) Swinging wooden doors which can be opened from the inside without using a key shall be of solid core construction. Lights in doors shall be as set forth in this chapter. (3022-12/89)
- (2) A single swinging door, the active leaf of a pair of doors, and the bottom leaf of Dutch doors shall be equipped with a dead bolt and deadlocking latch. The dead bolt and latch may be activated by one lock or by individual locks. Dead bolts shall contain hardened inserts, or equivalent, designed to repel cutting tool attack. The lock or locks shall be key operated from the exterior side of the door and engaged or disengaged from the interior side of the door by a device which requires no key, special knowledge or effort.
- (3) A straight dead bolt shall have a minimum throw of one (1) inch and the embedment shall be not less than five-eighths (5/8) inch into the holding device receiving the projected bolt. All dead bolts of locks which automatically activate two (2) or more dead bolts shall embed at least one-half (1/2) inch but need not exceed three-fourths (3/4) inch into the holding devices receiving the projected bolts. (3022-12/89)
- (4) A deadlocking latch shall be provided with a bolt projecting not less than five-eighths (5/8) inches from the edge of the door in which it is installed.
- (5) The inactive leaf of a pair of doors and the upper leaf of Dutch doors shall be equipped with a dead bolt or dead bolts as set forth in subsection (b)(2) above.

EXCEPTIONS:

- (a.) The bolt or bolts need not be key operated but shall not be otherwise activated, from the exterior side of the door.

- (b.) The bolt or bolts may be engaged or disengaged automatically with the dead bolt or by another device on the active leaf or lower leaf.
- (c.) Manually-operated hardened bolts at the top and bottom of the leaf and which embed a minimum of one-half (1/2) inch into the device receiving the projected bolt may be used when not prohibited by the Building Code or other laws and regulations.
- (6) Doorstops on wooden jambs for in-swinging doors shall be of one piece construction with the jamb or joined by a rabbet.
- (7) Nonremovable pins shall be used in pin-type hinges which are accessible from the outside when the door is closed.
- (8) Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in doors whenever the cylinder projects beyond the face of the door or when otherwise accessible to gripping tools.
- (9) Unframed glass doors shall be of fully tempered glass not less than one-half (1/2) inch thick.
- (10) Narrow-framed glass doors shall be of fully tempered glass not less than one-quarter (1/4) inch thick.
- (c) Sliding glass doors. Sliding glass doors shall be equipped with locking devices. Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in doors whenever the cylinder projects beyond the face of the door or is otherwise accessible to gripping tools. (3305-12/95)

§ 3606. Windows, or other openings. (3422-7/99, 3573-10/02)

- (a) General. Windows, or other similar openings shall be constructed, installed and secured as set forth in this section. (2976-12/88, 3022-12/89, 3422-7/99, 3573-10/02)
- (b) Materials. Only fully-tempered glass or approved metal bars, screens, or grills shall be used for any opening in which glass is utilized which is located within forty (40) inches of the locking device on a door. (3305-12/95)
- (c) Locking devices. All windows or other openings which are designed to be opened shall be provided with locking devices. (3305-12/95, 3573-10/02)

§ 3608. Garages--Multiple dwellings. Whenever a development includes three (3) or more dwelling units, all covered parking required by other provisions of the Huntington Beach Ordinance Code shall be provided by fully-enclosed garages. Garage space for each tenant shall be separated by partitions of three-eighths (3/8) inch plywood or any approved equivalent with studs set not more than twenty-four (24) inches apart on one side. Doors and windows in such garages shall be constructed, equipped and secured as required by this chapter. (2027-1/76, 2431-7/80, 2456-11/80, 2747-2/85, 2787-9/85, 3022-12/89, 3305-12/95, 3422-7/99)

17.04.085 Methane District Regulations. The Building Code is hereby amended by adding thereto new Chapter 55 entitled "Methane District Regulations" to read as follows:
(3004-8/89, 3022-12/89, 3422-7/99)

§ 5501. Purpose. This Division sets forth the minimum requirements of the City of Huntington Beach for new building construction in the defined methane overlay districts. It is also the

purpose of this chapter to reduce the hazards presented from accumulations of methane gas by requiring the appropriate testing and mitigation measures for all new buildings in the methane overlay districts.

§ 5502. Definitions. For the purposes of this division, the following definitions shall also be applied.

- A. Flammable Gas shall mean any gaseous substance capable of sustaining combustion or explosion.
- B. Gas Detection System shall mean one or more electrical devices capable of continuous monitoring for the presence of flammable gasses and containing an audible alarm capable of alerting occupants that a hazardous atmosphere exists. A part of the system shall be subject to building the system and all devices which are department and fire department approved.
- C. Methane Gas shall mean the hydrocarbon substance commonly known as "natural gas," chemical formula CH₄. For the purposes of definition in this chapter, natural gas from the distribution system of a utility company is exempted and excluded from the scope of the application of the provisions of this chapter.
- D. Methane Gas Overlay District shall mean those districts within the City of Huntington Beach as defined in Section 5503.
- E. Qualified Engineer shall mean a civil engineer currently registered in the State of California and possessing experience in the design of subsurface gas control systems.
- F. Vent System shall mean a system or device which gathers or collects flammable gasses and releases these gasses in a specified manner and location.

§ 5503. Overlay Districts. Boundaries of the districts set forth herein are measured from centerline to centerline of indicated streets unless otherwise described, and are graphically depicted by the copy of the map designated "Methane Overlay Districts," which is on file with the Fire Department. (3422-7/99)

The Methane District boundaries are as follows. Note that the directions of north, south, east, west, and similar directions are general in nature only.

District One: Saybrook Lane south from Edinger Avenue to Davenport Drive to Algonquin Street, south on Algonquin Street to Warner Avenue, east on Warner Avenue to Bolsa Chica Street, north on Bolsa Chica Street to Edinger Avenue, west on Edinger Avenue to Saybrook Lane.

District Two: All land on both sides of Pacific Coast Highway northwest from the City Boundary at the Santa Ana River to the City Boundary at the Bolsa Chica Bluffs, then following the City Boundary northeast to Edwards Street, Edwards Street north to Slater Avenue, Slater Avenue east to Gothard Street, Gothard Street south to Ellis Avenue, Ellis Avenue east to Newland Street, Newland Street south to Adams Avenue, Adams Avenue east to the City Boundary at the Santa Ana River, City Boundary south along the Santa Ana River to Pacific Coast Highway.

§ 5504. Plan Required. All proposed subdivisions, divisions of land, developments of property, and new buildings within the methane overlay districts shall be reviewed by the Fire Department. The Fire Chief may require a plan for the testing of site soils for the presence of methane gas. Such plan shall be subject to the approval of the Fire Department, and may include, but shall not be limited to, hammer probes, pneumatically driven probes, and core hole samples with

monitoring for the presence of methane gas. The Fire Chief may require other actions as deemed necessary to insure the safety of the development or building site.

§ 5505. Testing Required. Testing for the presence of methane gas shall be required to be carried out in accordance with the approved plan. Results of such testing shall be submitted to the Fire Department for review and analysis.

§ 5506. Mitigation Required. Anomalously high levels of methane gas in the near surface or subsurface soil layers may require mitigation before any grading, development, or building construction is allowed to take place. Such mitigation may include, but is not limited to, the venting of abandoned oil wells, underground gathering and collection systems for gasses, vent systems, and flared vent systems. Other systems, devices, or components may be required as deemed necessary by the Fire Chief in order to insure the safety of the development and buildings.

If the mitigation measure does not reduce the soil concentrations of methane to an acceptable level, or if other contaminants are present in the methane at a level which poses a threat to health and safety, further development may be halted until such time as the site is rendered safe from these hazards.

§ 5507. Isolation Barriers Required. New buildings which fall under the provisions and requirements of this article may require the installation of a continuous, flexible, permanent, and non-permeable barrier, and shall be a type approved by the Fire Department. (3422-7/99)

§ 5508. Access. All methane gas mitigation systems required by this article shall be made accessible to city personnel for the purposes of monitoring, maintenance, and evaluation for effectiveness.

§ 5509. Areas Outside of Established Methane Overlay District Boundaries. Upon the determination of the Fire Department that hazard may exist from methane intrusion at a geographical location or area outside the boundaries established in Section 5503 above, the Fire Department may enforce any or all of the provisions of this article as deemed necessary by the Fire Chief to preclude potential hazards from fire or explosion from methane gas accumulations.

§ 5510. Additional Remedial Measures. If the concentration of flammable gas in any building in the City reaches or exceeds twenty-five percent (25%) of the minimum concentration which form an ignitable mixture with air at ambient temperature and pressure, the owner of such building shall hire a qualified engineer to investigate, recommend, and implement mitigating measures. Such measures shall be subject to the approval of the Fire Department. (3422-7/99)

AN ORDINANCE OF THE CITY OF HUNTINGTON BEACH
AMENDING CHAPTER 17.06 OF THE HUNTINGTON BEACH MUNICIPAL
CODE RELATING TO THE GREEN BUILDING STANDARDS CODE

The City Council of the City of Huntington Beach does hereby ordain as follows:

SECTION 1. Section 17.06.010 of the Huntington Beach Municipal Code is hereby amended to read as follows:

17.06.010 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2013 California Green Building Standards Code, and the whole thereof, excluding appendices. Such code, and amendments thereto, is hereby adopted and incorporated, pursuant to California *Government Code* §50022.2 et seq., and *Health and Safety Code* §18941.5, as fully as though set forth at length herein, for the purpose of improving public health, safety and general welfare by enhancing the design and construction of buildings through the use of building concepts having a reduced negative impact or positive environmental impact and encouraging sustainable construction practices. From the date on which this chapter takes effect, the provisions thereof shall be controlling within the corporate limits of the City of Huntington Beach.

SECTION 2. Section 17.06.030 of the Huntington Beach Municipal Code is hereby added to read as follows:

17.06.030 Residential electric vehicle (EV) charging, Subsection A4.106.8. Dwellings shall comply with the following requirements for the future installation of electric vehicle supply equipment (EVSE):

A4.106.8.1 One-and two-family dwellings. Install a listed raceway to accommodate a dedicated branch circuit. The raceway shall not be less trade size 1 (nominal 1-inch inside diameter). The raceway shall be securely fastened at the main service or subpanel and shall terminate in close proximity to the proposed location of the charging system into a listed cabinet, box or enclosure. Raceways are required to be continuous at enclosed or concealed areas and spaces. A raceway may terminate in an attic or other approved location when it can be demonstrated that the area is accessible and no removal of materials is necessary to complete the final installation.

Exception: Other pre-installation methods approved by the local enforcing agency that provide sufficient conductor sizing and service capacity to install Level 2 electric vehicle supply equipment (EVSE).

Note: Utility companies may have additional requirements for metering and EVSE installation, and should be consulted during the project design and installation.

A4.106.8.1.1 Labeling requirements. A label stating "EV CAPABLE" shall be posted in a conspicuous place at the service panel or subpanel and next to the raceway termination point.

A4.106.8.2 Multifamily dwellings. At least 3 percent of the total parking spaces, but not less than one, shall be capable of supporting future electric vehicle supply equipment (EVSE).

A4.106.106.8.2.1 Single charging space required. When only a single charging space is required, install a listed raceway capable of accommodating a dedicated branch circuit. The raceway shall not be less trade size 1 (nominal 1-inch inside diameter). The raceway shall be securely fastened at the main service or subpanel and shall terminate in close proximity to the proposed location of the charging system into a listed cabinet, box or enclosure.

Exception: Other pre-installation methods approved by the local enforcing agency that provide sufficient conductor sizing and service capacity to install Level 2 electric vehicle supply equipment (EVSE).

A4.106.8.2.2 Multiple charging spaces required. When multiple charging spaces are required, plans shall include the location(s) and type of the EVSE, raceway method(s), wiring schematics and electrical calculations to verify that the electrical system has sufficient capacity to simultaneously charge all the electrical vehicles at all designated EV charging spaces at their full rated amperage. Plan design shall be based upon Level 2 EVSE at its maximum operating ampacity. Only underground raceways and related underground equipment are required to be installed at the time of construction.

Note: Utilities may have additional requirements for metering and EVSE installation, and should be consulted during the project design and installation.

A4.106.8.2.3 Labeling requirements. A label stating "EV CHARGE CAPABLE" shall be posted in a conspicuous place at the service panel or subpanel and the EV charging space.

SECTION 3. Section 17.06.040 of the Huntington Beach Municipal Code is hereby added to read as follows:

17.06.040 Nonresidential electric vehicle charging, Subsection A5.106.5.3. Provide facilities meeting Section 406.9 (Electric Vehicle) of the California Building Code and as follows:

A5.106.5.3.1 Single charging space requirements. When only a single charging space is required, install a listed raceway capable of accommodating a dedicated branch circuit. The raceway shall not be less than trade size 1. The raceway shall be securely fastened at

the main service or subpanel and shall terminate in close proximity to the proposed location of the charging system into a listed cabinet, box or raceway.

Exception: Other pre-installation methods approved by the local enforcing agency that provide sufficient conductor sizing and service capacity to install Level 2 electric vehicle supply equipment (EVSE).

A5.106.5.3.2 Multiple charging spaces required. When multiple charging spaces are required, plans shall include the location(s) and type of the EVSE, raceway method(s), wiring schematics and electrical calculations to verify that the electrical system has sufficient capacity to simultaneously charge all the electrical vehicles at all designated EV charging spaces at their full rated amperage. Plan design shall be based upon Level 2 EVSE at its maximum operating ampacity. Only underground raceways and related underground equipment are required to be installed at the time of construction.

Note: Utilities may have additional requirements for metering and EVSE installation, and should be consulted during the project design and installation.

A5.106.5.3.3 Tier 1. At least 3 percent of the total parking spaces, but not less than one, shall be capable of supporting future electric vehicle supply equipment (EVSE).

A5.106.5.3.5 Labeling requirements. A label stating "EV CHARGE CAPABLE" shall be posted in a conspicuous place at the service panel or subpanel and the EV charging space.

SECTION 2. This ordinance shall become effective 30 days after its adoption.

PASSED AND ADOPTED by the City Council of the City of Huntington Beach at a regular meeting thereof held on the _____ day of _____, 2013.

Mayor

ATTEST:

City Clerk

APPROVED AS TO FORM:

James McGrath
2.3.13 City Attorney DKA 8/29/13

REVIEWED AND APPROVED:

City Manager

INITIATED AND APPROVED:

[Signature]

Director of Planning and Building

LEGISLATIVE DRAFT

Chapter 17.06

GREEN BUILDING STANDARDS CODE

(3893-12/10)

Sections:

17.06.010 Adoption

17.06.020 Title

17.06.030 Residential electric vehicle (EV) charging. Subsection A4.106.8

17.06.040 Nonresidential electric vehicle charging. Subsection A5.106.5.3

17.06.010 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2010³ California Green Building Standards Code, and the whole thereof, excluding appendices ~~A4 and A5~~. Such code, and amendments thereto, is hereby adopted and incorporated, pursuant to California *Government Code* §50022.2 et seq., and *Health and Safety Code* §18941.5, as fully as though set forth at length herein, for the purpose of improving public health, safety and general welfare by enhancing the design and construction of buildings through the use of building concepts having a reduced negative impact or positive environmental impact and encouraging sustainable construction practices. From the date on which this chapter takes effect, the provisions thereof shall be controlling within the corporate limits of the City of Huntington Beach.

17.06.020 Title. This chapter shall be known as the "Huntington Beach Green Building Standards Code," may be cited as such, and will be referred to herein as "this code."

17.06.030 Residential electric vehicle (EV) charging. Subsection A4.106.8. Dwellings shall comply with the following requirements for the future installation of electric vehicle supply equipment (EVSE):

A4.106.8.1 One- and two-family dwellings. Install a listed raceway to accommodate a dedicated branch circuit. The raceway shall not be less trade size 1 (nominal 1-inch inside diameter). The raceway shall be securely fastened at the main service or subpanel and shall terminate in close proximity to the proposed location of the charging system into a listed cabinet, box or enclosure. Raceways are required to be continuous at enclosed or concealed areas and spaces. A raceway may terminate in an attic or other approved location when it can be demonstrated that the area is accessible and no removal of materials is necessary to complete the final installation.

Exception: Other pre-installation methods approved by the local enforcing agency that provide sufficient conductor sizing and service capacity to install Level 2 electric vehicle supply equipment (EVSE).

Note: Utility companies may have additional requirements for metering and EVSE installation, and should be consulted during the project design and installation.

A4.106.8.1.1 Labeling requirements. A label stating "EV CAPABLE" shall be posted in a conspicuous place at the service panel or subpanel and next to the raceway termination point.

A4.106.8.2 Multifamily dwellings. At least 3 percent of the total parking spaces, but not less than one, shall be capable of supporting future electric vehicle supply equipment (EVSE).

A4.106.106.8.2.1 Single charging space required. When only a single charging space is required, install a listed raceway capable of accommodating a dedicated branch circuit. The raceway shall not be less trade size 1 (nominal 1-inch inside diameter). The raceway shall be securely fastened at the main service or subpanel and shall terminate in close proximity to the proposed location of the charging system into a listed cabinet, box or enclosure.

Exception: Other pre-installation methods approved by the local enforcing agency that provide sufficient conductor sizing and service capacity to install Level 2 electric vehicle supply equipment (EVSE).

A4.106.8.2.2 Multiple charging spaces required. When multiple charging spaces are required, plans shall include the location(s) and type of the EVSE, raceway method(s), wiring schematics and electrical calculations to verify that the electrical system has sufficient capacity to simultaneously charge all the electrical vehicles at all designated EV charging spaces at their full rated amperage. Plan design shall be based upon Level 2 EVSE at its maximum operating ampacity. Only underground raceways and related underground equipment are required to be installed at the time of construction.

Note: Utilities may have additional requirements for metering and EVSE installation, and should be consulted during the project design and installation.

A4.106.8.2.3 Labeling requirements. A label stating "EV CHARGE CAPABLE" shall be posted in a conspicuous place at the service panel or subpanel and the EV charging space.

17.06.040 Nonresidential electric vehicle charging, Subsection A5.106.5.3. Provide facilities meeting Section 406.9 (Electric Vehicle) of the California Building Code and as follows:

A5.106.5.3.1 Single charging space requirements. When only a single charging space is required, install a listed raceway capable of accommodating a dedicated branch circuit. The raceway shall not be less than trade size 1. The raceway shall be securely fastened at the main service or subpanel and shall terminate in close proximity to the proposed location of the charging system into a listed cabinet, box or raceway.

Exception: Other pre-installation methods approved by the local enforcing agency that provide sufficient conductor sizing and service capacity to install Level 2 electric vehicle supply equipment (EVSE).

A5.106.5.3.2 Multiple charging spaces required. When multiple charging spaces are required, plans shall include the location(s) and type of the EVSE, raceway method(s), wiring schematics and electrical calculations to verify that the electrical system has sufficient capacity to simultaneously charge all the electrical vehicles at all designated EV charging spaces at their full rated amperage. Plan design shall be based upon Level 2 EVSE at its maximum operating ampacity. Only underground raceways and related underground equipment are required to be installed at the time of construction.

Note: Utilities may have additional requirements for metering and EVSE installation, and should be consulted during the project design and installation.

A5.106.5.3.3 Tier 1. At least 3 percent of the total parking spaces, but not less than one, shall be capable of supporting future electric vehicle supply equipment (EVSE).

A5.106.5.3.5 Labeling requirements. A label stating "EV CHARGE CAPABLE" shall be posted in a conspicuous place at the service panel or subpanel and the EV charging space.

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF HUNTINGTON BEACH
AMENDING CHAPTER 17.07 OF THE HUNTINGTON BEACH MUNICIPAL
CODE RELATING TO THE RESIDENTIAL CODE

The City Council of the City of Huntington Beach does hereby ordain as follows:

SECTION 1. Section 17.07.020 of the Huntington Beach Municipal Code is hereby amended to read as follows:

17.07.020 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2013 California Residential Code, and the whole thereof, including Appendix H, entitled "Patio Covers," and excepting all other appendices save and except those portions as are hereafter modified or amended. Such code, and amendments thereto, is hereby adopted and incorporated, pursuant to California Government Code § 50022.2 et seq., and Health and Safety Code § 18941.5, as fully as though set forth at length herein, for the purpose of regulating and administering the erection, construction, enlargement, alteration, repair, moving, removal, conversion, demolition, occupancy, equipment, use, height, area, and maintenance of residential one- and two-family dwellings or structures in the City of Huntington Beach, and repealing all ordinances and parts of ordinances in conflict herewith. From the date on which this chapter takes effect the provisions of such code, together with amendments thereto shall be controlling within the corporate limits of the City of Huntington Beach.

SECTION 2. Section 17.07.090 of the Huntington Beach Municipal Code is hereby added to read as follows:

17.07.090 Chapter 45 added--Building security. The Residential Code is hereby amended by adding thereto new Chapter 45 entitled, "Building Security," to read as follows:

§ 3601. **Purpose.** The purpose of this chapter is to establish minimum standards of construction for protection against unlawful entry.

§ 3602. **Alternative security provisions.** When approved by the building official, site security systems may be provided in lieu of the specific security provisions of section 3608, 'Garages--Multiple dwellings.'

§ 3603. **Definitions.** For the purpose of this chapter, certain terms used herein are defined as follows:

'Cylinder guard' means a hardened ring surrounding the exposed portion of the lock cylinder or other device which is so fastened as to protect the cylinder from wrenching, prying, cutting or pulling by attack tools.

'Deadlocking latch' means a latch in which the latch bolt is positively held in the projected position by a guard bolt, plunger or auxiliary mechanism.

'Dead bolt' means a bolt which has no automatic spring action and which is operated by a key cylinder, thumb turn, or level, and is positively held fast when in the projected position.

'Latch' means a device for automatically holding a door shut after being closed.

'Light' means any glazed opening whether glazed with glass, plastic, metal, wood or composition sheets or panels, or similar materials, and shall include windows, skylights, view ports or view panels and similar openings.

§ 3604. Entry vision. All main or front entry doors to R occupancies shall be arranged so that the occupant has a view of the area immediately outside without opening the door. Such view may be provided by a door viewer or view port or by window or other opening located and constructed as required by this chapter. Such area shall be provided with a light.

§ 3605. Doors.

(a) General. A door forming a part of the enclosure of a dwelling unit or of an area of a building occupied by one tenant shall be constructed, installed, and secured as set forth in this section.

(b) Swinging doors.

(1) Swinging wooden doors which can be opened from the inside without using a key shall be of solid core construction. Lights in doors shall be as set forth in this chapter.

(2) A single swinging door, the active leaf of a pair of doors, and the bottom leaf of Dutch doors shall be equipped with a dead bolt and deadlocking latch. The dead bolt and latch may be activated by one lock or by individual locks. Dead bolts shall contain hardened inserts, or equivalent, designed to repel cutting tool attack. The lock or locks shall be key operated from the exterior side of the door and engaged or disengaged from the interior side of the door by a device which requires no key, special knowledge or effort.

(3) A straight dead bolt shall have a minimum throw of one (1) inch and the embedment shall be not less than five-eighths (5/8) inch into the holding device receiving the projected bolt. All dead bolts of locks which automatically activate two (2) or more dead bolts shall embed at least one-half (1/2) inch but need not exceed three-fourths (3/4) inch into the holding devices receiving the projected bolts.

(4) A deadlocking latch shall be provided with a bolt projecting not less than five-eighths (5/8) inches from the edge of the door in which it is installed.

(5) The inactive leaf of a pair of doors and the upper leaf of Dutch doors shall be equipped with a dead bolt or dead bolts as set forth in subsection (b)(2) above.

Exceptions:

(a) The bolt or bolts need not be key operated but shall not be otherwise activated, from the exterior side of the door.

(b) The bolt or bolts may be engaged or disengaged automatically with the dead bolt or by another device on the active leaf or lower leaf.

(c) Manually-operated hardened bolts at the top and bottom of the leaf and which embed a minimum of one-half (1/2) inch into the device receiving the projected bolt may be used when not prohibited by the Building Code or other laws and regulations.

(6) Doorstops on wooden jambs for in-swinging doors shall be of one piece construction with the jamb or joined by a rabbet.

(7) Nonremovable pins shall be used in pin-type hinges which are accessible from the outside when the door is closed.

(8) Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in doors whenever the cylinder projects beyond the face of the door or when otherwise accessible to gripping tools.

(9) Unframed glass doors shall be of fully tempered glass not less than one-half (1/2) inch thick.

(10) Narrow-framed glass doors shall be of fully tempered glass not less than one-quarter (1/4) inch thick.

(c) Sliding glass doors. Sliding glass doors shall be equipped with locking devices. Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in doors whenever the cylinder projects beyond the face of the door or is otherwise accessible to gripping tools.

§ 3606. Windows, or other openings.

(a) General. Windows, or other similar openings shall be constructed, installed and secured as set forth in this section.

(b) Materials. Only fully-tempered glass or approved metal bars, screens, or grills shall be used for any opening in which glass is utilized which is located within forty (40) inches of the locking device on a door.

(c) Locking devices. All windows or other openings which are designed to be opened shall be provided with locking devices.

§ 3608. Garages--Multiple dwellings. Whenever a development includes three (3) or more dwelling units, all covered parking required by other provisions of the Huntington Beach Ordinance Code shall be provided by fully-enclosed garages. Garage space for each tenant shall be separated by partitions of three-eighths (3/8) inch plywood or any approved equivalent with studs set not more than twenty-four (24) inches apart on one side. Doors and windows in such garages shall be constructed, equipped and secured as required by this chapter.

SECTION 3. This ordinance shall become effective 30 days after its adoption.

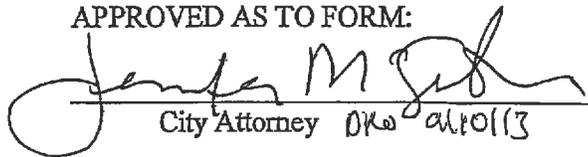
PASSED AND ADOPTED by the City Council of the City of Huntington Beach at a regular meeting thereof held on the _____ day of _____, 2013.

Mayor

ATTEST:

City Clerk

APPROVED AS TO FORM:


City Attorney *DKW* *2/10/13*

REVIEWED AND APPROVED:

City Manager

INITIATED AND APPROVED:


Director of Building and Planning

LEGISLATIVE DRAFT

Chapter 17.07

RESIDENTIAL CODE

(3894-12/10)

Sections:

- 17.07.010 Title
17.07.020 Adoption
17.07.030 CRC, Chapter 1, Division II, §R103 is hereby amended
~~17.07.035 CRC, Chapter 1, Division II, §R103.1 Enforcement Agency is hereby amended~~
17.07.040 CRC, Chapter 1, Division II, §R105.2 Work exempt from permit is hereby amended
17.07.045 CRC Chapter 1, Division II §R105.3.1.1 Determination of substantially improved or substantially damaged existing buildings in flood hazard areas is hereby deleted
17.07.050 CRC Chapter 1, Division II §R105.3.2 Time limitation of application is hereby amended
17.07.055 CRC Chapter 1, Division II §R105.5 Expiration is hereby amended
17.07.060 CRC Chapter 1, Division II §R108 Fees is hereby amended
17.07.065 CRC Chapter 3, § 301.1.3.2 Engineered design is hereby amended
17.07.070 CRC Chapter 3, Table R301.2(1) Climatic and Geographic Design Criteria amended
17.07.072 CRC Chapter 3, §R313.1 Townhouse Automatic Fire Sprinkler Systems Exception is hereby amended to read as follows
17.07.073 CRC Chapter 3, §R313.2 One- and Two-family Dwellings Automatic Fire Sprinkler Systems Exception is hereby amended to read as follows
17.07.075 CRC Chapter 3, §R403.1.3 Seismic Reinforcing, Exception is hereby deleted.
17.07.080 Chapter 4, §R405.1 Concrete or Masonry Foundations, Exception is hereby deleted.
17.07.085 CRC Chapter 5, §R506.1 General amended
17.07.090 Chapter 45 Added – Building security

17.07.010 Title. This chapter shall be known as the “Huntington Beach Residential Code,” may be cited as such, and will be referred to herein as “this code.”

17.07.020 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2013 California Residential Code, and the whole thereof, including Appendix H, entitled “Patio Covers,” and excepting all other appendices save and except those portions as are hereafter modified or amended. Such code, and amendments thereto, is hereby adopted and incorporated, pursuant to California Government Code § 50022.2 et seq., and Health and Safety Code § 18941.5, as fully as though set forth at length herein, for the purpose of regulating and administering the erection, construction, enlargement, alteration, repair, moving, removal, ~~conversion, demolition, occupancy, equipment, use, height, area, and maintenance of residential~~ one- and two-family dwellings or structures in the City of Huntington Beach, and repealing all ordinances and parts of ordinances in conflict herewith. From the date on which this chapter takes effect the provisions of such code, together with amendments thereto shall be controlling within the corporate limits of the City of Huntington Beach.

17.07.030 CRC, Chapter 1, Division II, §R103 is hereby amended. Department of Building and Planning.

17.07.035 CRC, Chapter 1, Division II, §R103.1 Enforcement Agency is hereby amended. The Department of Planning and Building is the enforcing agency for these provisions and the official in charge thereof shall be known as the building official.

17.07.040 CRC, Chapter 1, Division II, §R105.2 Work exempt from permit is hereby amended. Exemptions from permit requirements of this code shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any other laws or ordinances of this jurisdiction. Permits shall not be required for the following:

Building:

1. One-story detached accessory structures used as tool and storage sheds, playhouses, pagodas, gazebos and similar uses, provided the floor area does not exceed 120 square feet.
2. Fences not over 42 inches high or architectural features not exceeding 6 feet in height and not within required zoning setbacks.
3. Oil derricks and tanks.
4. Retaining walls which do not support over 2 feet of earth measured from the bottom of the footing to the top of the wall, unless supporting a surcharge or impounding Class I, II or IIIA liquids.
5. Water tanks supported directly on grade if the capacity does not exceed 5,000 gallons and the ratio of height to diameter or width does not exceed 2:1.
6. Sidewalks, platforms, decks and driveways not more than 30 inches above adjacent grade, and not over any basement or story below and not part of an accessible route.
7. Painting, papering, filing, carpeting, cabinets, counter tops and similar finish work.
8. Temporary motion picture, television and theater stage sets and scenery.
9. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems.
10. Swings, other playground equipment and similar type recreational structures.
11. Window awnings supported by an exterior wall that do not project more than 54 inches from the exterior wall and do not require additional support in Group R-3 and U occupancies.
12. Nonfixed and movable fixtures, cases, racks, counters and partitions not over 5 feet 9 inches in height.
13. Flag poles, light poles and TV dishes in connection with a Group R, Division 3 occupancy and not exceeding 15 feet in height.
14. Re-roofing an area smaller than 100 square feet while satisfying all applicable application requirements.
15. Replacement doors and windows when the waterproofing membrane is not altered and emergency egress dimensions are equal to or better than the original permitted layout.
16. New roof penetrations less than 14" by 14" when no framing modifications or additions are required.

Unless provided by this code, separate plumbing, electrical and mechanical permits will be required for the above-exempted items.

Electrical:

1. Repairs and maintenance: Minor repair work, including the replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles.
2. Radio and television transmitting stations: The provision of this code shall not apply to electrical equipment used for radio and television transmissions, but do apply to equipment and wiring for a power supply and the installations of towers and antennas.

3. Temporary testing systems: A permit shall not be required for the installation of any temporary system required for the testing or servicing of electrical equipment or apparatus.
4. Temporary decorative lighting.
5. Replacement of attachment plug receptacles, but not the outlets therefore.
6. Replacement of general use snap switches.
7. Repair or replacement of any overcurrent device of the required capacity in the same location.
8. Repair or replacement of electrodes or transformers of the same size and capacity for signs or gas tube systems.
9. The wiring for temporary theater, motion picture or television stage sets.
10. ~~Electrical wiring, devices, appliances, apparatus or equipment operating at less than 25 volts and not capable of supplying more than 50 watts of energy.~~
11. Low-energy power, control and signal circuits of Classes II and III as defined in the electrical code.
12. Non vehicle mounted portable generators.
13. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.

Gas:

1. Portable heating appliance.
2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.
3. Portable cooking or clothes drying appliance.
4. Portable fuel-cell appliances that are not connected to a fixed piping system and are not interconnected to a power grid.

Mechanical:

1. Portable heating appliances.
2. Portable ventilation equipment or appliances.
3. Portable cooling unit.
4. Steam, hot or chilled water piping within any heating or cooling equipment regulated by this code.
5. Replacement of any part that does not alter its approval or make it unsafe.
6. Portable evaporative cooler.
7. Self-contained refrigeration system containing 10 pounds (4.54 kg) or less of refrigerant and actuated by motors of 1 horsepower (746 W) or less.
8. Portable fuel-cell appliances that are not connected to a fixed piping system and are not interconnected to a power grid.

Plumbing:

1. The stopping of leaks in drains, water, soil, waste, or vent pipe, provided, however, that if any concealed trap, drain pipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with the new material, such work shall be considered as new work and a permit shall be obtained and inspection made as provided in this code.
2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes, or fixtures.
3. Repair or replacement of any plumbing fixture or appliance of the same type and size and in the same location. Exception: electric and fuel gas water heaters.

4. Replacement of any part that does not alter its approval or make it unsafe.

17.07.045 CRC Chapter 1, Division II §R105.3.1.1 Determination of substantially improved or substantially damaged existing buildings in flood hazard areas is hereby deleted.

17.07.050 CRC Chapter 1, Division II §R105.3.2 Time limitation of application is hereby amended.

Applications for which no permit is issued within 180 days following the date of application shall expire automatically, and plans and other data submitted for review may thereafter be ~~returned to the applicant or destroyed by the building official.~~ The building official may extend the time for action by the applicant in increments of 180 days subject to the following conditions:

1. The applicant shall submit an application every 180 days, accompanied by a plan review extension fee, established by resolution of the City Council.
2. Any plans that remain in plan review over 360 days shall meet all construction standards that are adopted at the time the permit is issued.
3. Plans may not remain in plan review more than 720 days except under extreme situations as approved by the building official.

17.07.055 CRC Chapter 1, Division II §R105.5 Expiration is hereby amended. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work is authorized on the site by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. Work shall be considered suspended or abandoned if substantial approval of one of the required progress inspections is not accomplished every 180 days. Before such work can be recommenced, a new permit shall be first obtained, and the fee therefore shall be one half the amount required for a new permit for such work, provided no changes have been made or will be made in the original plans and specifications for such work; and provided further that such suspension or abandonment has not exceeded one year. In order to renew action on a permit after one year, the permittee shall pay a new full permit fee.

The permittee holding an unexpired permit may apply for an extension. The building official may extend the time for actions by the permittee for a period not exceeding 180 days upon written application by the permittee. Permits shall not be extended more than once except under extreme situations and when approved by the building official.

17.07.060 CRC Chapter 1, Division II §R108 Fees is hereby amended:

~~§ 108.1 Payment of fees. A permit shall not be valid until the fees prescribed by law have been paid, nor shall an amendment to a permit be released until the additional fee, if any, has been paid. The building official may allow temporary exceptions.~~

§ 108.1.1 Plan review fees. When a plan or other data is required to be submitted, a plan review fee shall be paid. This fee shall be paid at the time of submitting plans and specifications for plan review. Said plan review fees shall be established by resolution of the City Council.

§ 108.1.2 Permit fees. The fee shall be paid at permit issuance. The standard for determination of value or valuation of the project shall be made by the building official and as established by resolution of the City Council.

§ 108.1.3 **Miscellaneous service fees.** Whenever an application is made for all other services, a fee for the service in an amount established by resolution of the City Council shall be paid to the City.

§ 108.2 **Schedule of permit fees.** On buildings, structures, electrical, gas, mechanical, and plumbing systems or alterations requiring a permit, a fee for each permit shall be paid as required, in accordance with the schedule as established by resolution of the City Council.

§ 108.3 **Building permit valuations.** The applicant for a permit shall provide an estimated permit value at time of application. Permit valuations shall include total value of work, including materials and labor, for which the permit is being issued, such as electrical, gas, mechanical, plumbing equipment and permanent systems. If, in the opinion of the building official, the valuation is underestimated on the application, the permit shall be denied, unless the applicant can show detailed estimates to meet the approval of the building official. Final building permit valuation shall be set by the building official and established by resolution of the City Council.

§ 108.4 **Work commencing before permit issuance.** Any person who commences any work on a building, structure, electrical, gas, mechanical or plumbing system before obtaining the necessary permits shall be subject to an investigation fee established by resolution by the City Council that shall be in addition to the required permit fees.

§ 108.5 **Related fees.** The payment of the fee for the construction, alteration, removal or demolition for work done in connection to or concurrently with the work authorized by a building permit shall not relieve the applicant or holder of the permit from the payment of other fees that are prescribed by law.

§ 108.6 **Refunds.** The building official may authorize the refund of any fee paid hereunder for work that was not performed or for fees that were collected erroneously as established by resolution of the City Council.

17.07.065 CRC Chapter 3, § 301.1.3.2 Engineered design is hereby amended. The building official shall require construction documents to be approved and stamped by a California licensed architect or engineer for all dwellings of woodframe construction more than two stories and basement in height located in Seismic Design Category A, B, or C. Notwithstanding other sections of the law, the law establishing these provisions is found in Business and Professions Code Section 5537 and 6737.1.

The building official shall require construction documents to be approved and stamped by a ~~California licensed architect or engineer for all dwellings of woodframe construction more than~~ one story in height or with basement located in Seismic Design Category D₀, D₁, D₂, or E.

17.07.070 CRC Chapter 3, Table R301.2(1) Climatic and Geographic Design Criteria amended:

**TABLE R301.2(1)
CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA**

GROUND SNOW LOAD	WIND DESIGN		SEISMIC DESIGN CATEGORY ^f	SUBJECT TO DAMAGE FROM			WINTER DESIGN TEMP ^e	ICE BARRIER UNDERLAY MENT REQUIRED ^h	FLOOD HAZARD ^g	AIR FREEZING INDEX ⁱ	MEAN ANNUAL TEMP ^j
	Speed ^d (mph)	Topographic effects ^k		Weathering ^a	Frost line Depth ^b	Termite ^c					
Zero	85	No	D ₂ or E	Negligible	12-24"	Very Heavy	43	No	See footnot eg	0	60

For SI: 1 pound per square foot = 0.0479 kPa, 1 mile per hour = 0.447 m/s.

- a. Weathering may require a higher strength concrete or grade of masonry than necessary to satisfy the structural requirements of this code. The weathering column shall be filled in with the weathering index (i.e., "negligible," "moderate" or "severe") for concrete as determined from the Weathering Probability Map [Figure R301.2(3)]. The grade of masonry units shall be determined from ASTM C 34, C 55, C 62, C 73, C 90, C 129, C 145, C 216 or C 652.
- b. The frost line depth may require deeper footings than indicated in Figure R403.1(1). The jurisdiction shall fill in the frost line depth column with the minimum depth of footing below finish grade.
- c. The jurisdiction shall fill in this part of the table to indicate the need for protection depending on whether there has been a history of local subterranean termite damage.
- d. The jurisdiction shall fill in this part of the table with the wind speed from the basic wind speed map [Figure R301.2(4)]. Wind exposure category shall be determined on a site-specific basis in accordance with Section R301.2.1.4.
- e. Temperatures shall be permitted to reflect local climates or local weather experience as determined by the building official.
- f. The jurisdiction shall fill in this part of the table with the seismic design category determined from Section R301.2.2.1.
- g. The jurisdiction shall fill in this part of the table with (a) the date of the jurisdiction's entry into the National Flood Insurance Program (date of adoption of the first code or ordinance for management of flood hazard areas), (b) the date(s) of the Flood Insurance Study and (c) the panel numbers and dates of all currently effective FIRMs and FBFMs or other flood hazard map adopted by the authority having jurisdiction, as amended.

(a) The city entered NFIP in 1983 (adopted flood regulations on March 10, 1981)

(b) Latest flood insurance study was on December 3, 2009

(c) The panel numbers and dates of all effective FIRMs and FBFMs, effective date shall be December 3, 2009:

- i. 1185
- ii. 1195
- iii. 2275
- iv. 2295
- v. 2315
- vi. 2325
- vii. 2335
- viii. 2345
- ix. 2415
- x. 2425

- xi. 2445
- xii. 2515
- xiii. 2535
- xiv. 2615
- xv. 2625
- xvi. 2635
- xvii. 2645

- h. In accordance with Sections R905.2.7.1, R905.4.3.1, R905.5.3.1, R905.6.3.1, R905.7.3.1 and R905.8.3.1, where there has been a history of local damage from the effects of ice damming, the jurisdiction shall fill in this part of the table with "YES." Otherwise, the jurisdiction shall fill in this part of the table with "NO."
- i. The jurisdiction shall fill in this part of the table with the 100-year return period air freezing index (BF-days) from Figure R403.3(2) or from the 100-year (99%) value on the National Climatic Data Center data table "Air Freezing Index- USA Method (Base 32°)" at www.ncdc.noaa.gov/fpsf.html.
- j. The jurisdiction shall fill in this part of the table with the mean annual temperature from the National Climatic Data Center data table "Air Freezing Index-USA Method (Base 32°F)" at www.ncdc.noaa.gov/fpsf.html.
- k. In accordance with Section R30 1.2.1.5, where there is local historical data documenting structural damage to buildings due to topographic wind speed-up effects, the jurisdiction shall fill in this part of the table with "YES." Otherwise, the jurisdiction shall indicate "NO" in this part of the table.

17.07.072 CRC Chapter 3, §R313.1 Townhouse Automatic Fire Sprinkler Systems

Exception is hereby amended to read as follows: For additions and alterations to existing townhomes see Huntington Beach Municipal Code, Chapter 17.56.

17.07.073 CRC Chapter 3, §R313.2 One- and Two-family Dwellings Automatic Fire Sprinkler Systems Exception is hereby amended to read as follows:

For additions and alterations to existing One- and Two-family dwellings see Huntington Beach Municipal Code, Chapter 17.56.

17.07.075 CRC Chapter 3, §R403.1.3 Seismic Reinforcing, Exception is hereby deleted.

17.07.080 Chapter 4, §R405.1 Concrete or Masonry Foundations, Exception is hereby deleted.

17.07.085 CRC Chapter 5, §R506.1 General amended. Concrete slab-on-ground floors shall be a minimum 3.5 inches (89 mm) thick and shall be provided with minimum reinforcing equal to 6 x 6 x W1.4 welded wire fabric (for expansive soils, see Section R403.1.8). The specified compressive strength of concrete shall be as set forth in Section R402.2.

17.07.090 Chapter 45 added--Building security. The Building Code is hereby amended by adding thereto new Chapter 45 entitled, "Building Security," to read as follows:

§ 3601. Purpose. The purpose of this chapter is to establish minimum standards of construction for protection against unlawful entry.

§ 3602. Alternative security provisions. When approved by the building official, site security systems may be provided in lieu of the specific security provisions of section 3608, 'Garages-- Multiple dwellings.'

§ 3603. Definitions. For the purpose of this chapter, certain terms used herein are defined as follows:

'Cylinder guard' means a hardened ring surrounding the exposed portion of the lock cylinder or other device which is so fastened as to protect the cylinder from wrenching, prying, cutting or pulling by attack tools.

'Deadlocking latch' means a latch in which the latch bolt is positively held in the projected position by a guard bolt, plunger or auxiliary mechanism.

'Dead bolt' means a bolt which has no automatic spring action and which is operated by a key cylinder, thumb turn, or lever, and is positively held fast when in the projected position.

'Latch' means a device for automatically holding a door shut after being closed.

'Light' means any glazed opening whether glazed with glass, plastic, metal, wood or composition sheets or panels, or similar materials, and shall include windows, skylights, view ports or view panels and similar openings.

§ 3604. Entry vision. All main or front entry doors to R occupancies shall be arranged so that the occupant has a view of the area immediately outside without opening the door. Such view may be provided by a door viewer or view port or by window or other opening located and constructed as required by this chapter. Such area shall be provided with a light.

§ 3605. Doors.

(a) General. A door forming a part of the enclosure of a dwelling unit or of an area of a building occupied by one tenant shall be constructed, installed, and secured as set forth in this section.

(b) Swinging doors.

(1) Swinging wooden doors which can be opened from the inside without using a key shall be of solid core construction. Lights in doors shall be as set forth in this chapter.

(2) A single swinging door, the active leaf of a pair of doors, and the bottom leaf of Dutch doors shall be equipped with a dead bolt and deadlocking latch. The dead bolt and latch may be activated by one lock or by individual locks. Dead bolts shall contain hardened inserts, or equivalent, designed to repel cutting tool attack. The lock or locks shall be key operated from the exterior side of the door.

and engaged or disengaged from the interior side of the door by a device which requires no key, special knowledge or effort.

(3) A straight dead bolt shall have a minimum throw of one (1) inch and the embedment shall be not less than five-eighths (5/8) inch into the holding device receiving the projected bolt. All dead bolts of locks which automatically activate two (2) or more dead bolts shall embed at least one-half (1/2) inch but need not exceed three-fourths (3/4) inch into the holding devices receiving the projected bolts.

(4) A deadlocking latch shall be provided with a bolt projecting not less than five-eighths (5/8) inches from the edge of the door in which it is installed.

(5) The inactive leaf of a pair of doors and the upper leaf of Dutch doors shall be equipped with a dead bolt or dead bolts as set forth in subsection (b)(2) above.

Exceptions:

(a) The bolt or bolts need not be key operated but shall not be otherwise activated, from the exterior side of the door.

(b) The bolt or bolts may be engaged or disengaged automatically with the dead bolt or by another device on the active leaf or lower leaf.

(c) Manually-operated hardened bolts at the top and bottom of the leaf and which embed a minimum of one-half (1/2) inch into the device receiving the projected bolt may be used when not prohibited by the Building Code or other laws and regulations.

(6) Doorstops on wooden jambs for in-swinging doors shall be of one piece construction with the jamb or joined by a rabbet.

(7) Nonremovable pins shall be used in pin-type hinges which are accessible from the outside when the door is closed.

(8) Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in doors whenever the cylinder projects beyond the face of the door or when otherwise accessible to gripping tools.

(9) Unframed glass doors shall be of fully tempered glass not less than one-half (1/2) inch thick.

(10) Narrow-framed glass doors shall be of fully tempered glass not less than one-quarter (1/4) inch thick.

(c) Sliding glass doors. Sliding glass doors shall be equipped with locking devices. Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in doors whenever the cylinder projects beyond the face of the door or is otherwise accessible to gripping tools.

§ 3606. Windows, or other openings.

(a) General. Windows, or other similar openings shall be constructed, installed and secured as set forth in this section.

(b) Materials. Only fully-tempered glass or approved metal bars, screens, or grills shall be used for any opening in which glass is utilized which is located within forty (40) inches of the locking device on a door.

(c) Locking devices. All windows or other openings which are designed to be opened shall be provided with locking devices.

§ 3608. Garages—Multiple dwellings. Whenever a development includes three (3) or more dwelling units, all covered parking required by other provisions of the Huntington Beach Ordinance Code shall be provided by fully-enclosed garages. Garage space for each tenant shall be separated by partitions of three-eighths (3/8) inch plywood or any approved equivalent with studs set not more than twenty-four (24) inches apart on one side. Doors and windows in such garages shall be constructed, equipped and secured as required by this chapter.

ORDINANCE NO. 3999

AN ORDINANCE OF THE CITY OF HUNTINGTON BEACH
AMENDING CHAPTER 17.40 OF THE HUNTINGTON BEACH MUNICIPAL
CODE RELATING TO THE MECHANICAL CODE

The City Council of the City of Huntington Beach does hereby ordain as follows:

SECTION 1. Section 17.40.010 of the Huntington Beach Municipal Code is hereby amended to read as follows:

17.40.010 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2013 California Mechanical Code, and the whole thereof, including appendices A, B, and C, except as hereinafter provided but excluding Chapters 1 and 14 thereof. Such code, and amendments thereto, is hereby adopted and incorporated, pursuant to California Government Code §50022.2 et seq., and Health and Safety Code §18941.5, as fully as though set forth at length herein, for the purpose of protecting public health and safety by prescribing by minimum standards for the use, design and installation of heating, ventilating, comfort-cooling equipment and refrigeration systems; by requiring a permit and inspection for the installation, alteration and replacement of said equipment. From the date on which this chapter takes effect, the provisions thereof shall be controlling within the corporate limits of the City of Huntington Beach.

SECTION 2. Section 17.40.040 of the Huntington Beach Municipal Code is hereby repealed.

SECTION 3. This ordinance shall become effective 30 days after its adoption.

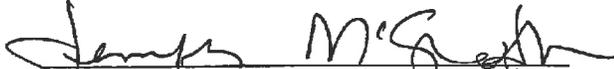
PASSED AND ADOPTED by the City Council of the City of Huntington Beach at a regular meeting thereof held on the _____ day of _____, 2013.

Mayor

ATTEST:

City Clerk

APPROVED AS TO FORM:


9.3.13 City Attorney DXP 9/24/13

REVIEWED AND APPROVED:

City Manager

INITIATED AND APPROVED:



Director of Planning and Building

LEGISLATIVE DRAFT

Chapter 17.40

MECHANICAL CODE

(1408-5/68, 1628-2/71, 1938-10/74, 2172-3/77, 2235-12/77, 2282-5/78, 2337-1/79, 2431-7/80, 2747-2/85, 2976-12/88, 3022-12/89, 3147-7/92, 3312-2/96, 3425-7/99, 3574-10/02, 3790-1/08, 3895-12/10)

Sections:

- 17.40.010 Adoption
- 17.40.020 Title
- 17.40.025 Administration
- 17.40.030 (Repealed – Ordinance No. 3425 - 7/99)
- 17.40.040 ~~Commercial Kitchen Hoods~~ (Repealed – Ordinance No. /)
- 17.40.045 (Repealed – Ordinance No. 3790 – 1/08)
- 17.40.050 (Repealed – Ordinance No. 3790 – 1/08)
- 17.40.060 (Repealed – Ordinance No. 3790 – 1/08)

17.40.010 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2010~~3~~ California Mechanical Code, and the whole thereof, including appendices A, B, and C, except as hereinafter provided but excluding eChapters 1 and 14 thereof. Such code, and amendments thereto, is hereby adopted and incorporated, pursuant to California Government Code §50022.2 et seq., and Health and Safety Code §18941.5, as fully as though set forth at length herein, for the purpose of protecting public health and safety by prescribing by minimum standards for the use, design and installation of heating, ventilating, comfort-cooling equipment and refrigeration systems; by requiring a permit and inspection for the installation, alteration and replacement of said equipment. From the date on which this chapter takes effect, the provisions thereof shall be controlling within the corporate limits of the City of Huntington Beach.

(1938-10/74, 2172-3/77, 2431-7/80, 2747-6/85, 2976-12/88, 3022-12/89, 3147-7/92, 3312-2/96, 3425-7/99, 3574-10/02, 3790-1/08, 3895-12/10)

17.40.020 Title. This chapter shall be known as the "Huntington Beach Mechanical Code," may be cited as such, and will be referred to herein as "this code." (1408-5/68, 1628-2/71, 1938-10/74, 2431-7/80, 2747-6/85)

17.40.025 Administration. For administrative provisions of the code see Chapter 1 of the Huntington Beach Building Code. (3892-12/10)

17.40.040 ~~Commercial Kitchen Hoods.~~ §508.1 is hereby amended by adding the following exception: (3574-10/02, 3790-1/08)

~~§508.1 Exceptions:~~

- ~~(1) A hood will not be required where the only warming appliance in the establishment consists of an enclosed electric convection oven having a capability of reaching a maximum temperature of 350° F. The oven must be listed by an approved testing agency and approved by the Orange County Health Department.~~
(3147-7/92, 3312-2/96, 3425-7/99, 3574-10/02, 3790-1/08)
- ~~(2) A hood is not required over low temperature sanitizing type dishwashers with wash and rinse water temperatures that do not exceed 140 degrees Fahrenheit.~~ (3892-12/10)

AN ORDINANCE OF THE CITY OF HUNTINGTON BEACH
AMENDING CHAPTER 17.44 OF THE HUNTINGTON BEACH MUNICIPAL
CODE RELATING TO THE PLUMBING CODE

The City Council of the City of Huntington Beach does hereby ordain as follows:

SECTION 1. Section 17.44.010 of the Huntington Beach Municipal Code is hereby amended to read as follows:

17.44.010 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2013 California Plumbing Code, and the whole thereof, including Appendices A, D, E, and I except as hereafter provided, but excluding Chapter 1, entitled "Administration." Such code and amendments thereto, is hereby adopted and incorporated, pursuant to California Government Code § 50022.2 et seq., and Health and Safety Code § 18941.5 as fully as though set forth at length herein for the purpose of prescribing regulations governing the installation, alteration, repair and maintenance of plumbing and drainage systems. From the date on which this chapter takes effect, the provisions of said code, together with amendments thereto, shall be controlling within the corporate limits of the city of Huntington Beach.

SECTION 2. Section 17.44.025 of the Huntington Beach Municipal Code is hereby amended to read as follows:

17.44.025 Toilet facilities for workers. §422.5 is hereby amended by adding the following:

§422.5 Toilet facilities for workers. Suitable toilet facilities shall be provided and maintained in a sanitary condition for the use of workers during construction. Such toilet facilities shall be located upon or within a reasonable distance of the lot, premises, or site upon which such work is being done. In no case shall the line of travel to any toilet facility exceed 500 feet.

SECTION 3. Section 17.44.035 of the Huntington Beach Municipal Code is hereby amended to read as follows:

17.44.035 Materials. Protection of piping, materials and structures, Subsection 312.1, §312. All underground copper piping and PEX tubing installed in a potable water system throughout the city limits must be completely sleeved with a minimum 6 millimeter polyvinyl sleeve.

SECTION 4. This ordinance shall become effective 30 days after its adoption.

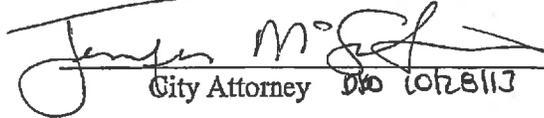
PASSED AND ADOPTED by the City Council of the City of Huntington Beach at a regular meeting thereof held on the _____ day of _____, 2013.

Mayor

ATTEST:

APPROVED AS TO FORM:

City Clerk



City Attorney DO 1075113

REVIEWED AND APPROVED:

INITIATED AND APPROVED:

City Manager

Director of Planning and Building

LEGISLATIVE DRAFT

Chapter 17.44

PLUMBING CODE

(1409-5/68, 1630-2/71, 1937-10/74, 2089-8/76, 2282-5/78, 2337-1/79, 2431-7/80, 2747-2/85, 2976-12/88, 3022-12/89, 3147-7/92, 3309-12/95, 3426-7/99, 3575-10/02, 3790-1/08, 3896-12/10)

Sections:

- 17.44.010 Adoption
- 17.44.020 Title
- 17.44.022 Administration
- 17.44.025 Toilet facilities for workers
- 17.44.030 (Repealed - Ordinance No. 3790-1/08)
- ~~17.44.035 Materials~~
- 17.44.040 (Repealed - Ordinance No. 3022-12/89)
- 17.44.050 (Repealed - Ordinance No 3022-12/89)
- 17.44.060 (Repealed - Ordinance No 3147-7/92)
- 17.44.070 (Repealed - Ordinance No 3147-7/92)
- 17.44.080 (Repealed - Ordinance No 3147-7/92)
- 17.44.090 (Repealed - Ordinance No 3022-12/89)
- 17.44.095 (Repealed - Ordinance No.3790-1/08)
- 17.44.100 (Repealed - Ordinance No 3309-12/95)

17.44.010 Adoption. There is hereby adopted by the City Council by reference that certain code known as the 2010~~3~~ California Plumbing Code, and the whole thereof, including Appendices A, D, E, and I except as hereafter provided, but excluding Chapter 1, entitled "Administration." Such code, and amendments thereto, is hereby adopted and incorporated, pursuant to California Government Code § 50022.2 et seq., and Health and Safety Code § 18941.5 as fully as though set forth at length herein for the purpose of prescribing regulations governing the installation, alteration, repair and maintenance of plumbing and drainage systems. From the date on which this chapter takes effect, the provisions of said code, together with amendments thereto, shall be controlling within the corporate limits of the city of Huntington Beach. (1937-10/74, 2089-8/76, 2431-7/80, 2747-2/85, 2976-12/88, 3022-12/89, 3147-7/92, 3426-7/99, 3790-1/08, 3896-12/10)

17.44.020 Title. This chapter shall be known as the "Huntington Beach Plumbing Code," may be cited as such, and will be referred to herein as "this code." (1409-5/68, 1630-2/71, 1937-10/74, 2431-7/80, 2747-2/85, 2976-12/88)

17.44.022 Administration. For administrative provisions of this code see Chapter 1 of the Huntington Beach Building Code. (3896-12/10)

17.44.025 Toilet facilities for workers. §412.6422.5 is hereby amended by adding the following:

§412.6422.5 Toilet facilities for workers. Suitable toilet facilities shall be provided and maintained in a sanitary condition for the use of workers during construction. Such toilet facilities shall be located upon or within a reasonable distance of the lot, premises, or site upon which such work is being done. In no case shall the line of travel to any toilet facility exceed 500 feet. (3147-7/92, 3575-10/02, 3790-1/08, 3896-12/10)

17.44.035 Materials. Subsection 701.1.2 §701, is hereby amended to read as follows:
(3309-12/95, 3575-10/02)

§ 701.1.2 ABS and PVC DWV piping installations shall be installed in accordance with applicable standards referenced in Table 14.1. Except for individual single family dwelling units, materials exposed within ducts or plenums shall have a flamespread index of not more than 25 and a smoke-developed index of not more than 50, when tested in accordance with the Test for Surface Burning

Characteristics of the Building Materials (see the Building Code standards based on ASTM E 84 and ANSI/UL 723). (3790 1/08, 3896 12/10)

§ 701.1.2.2 ABS and PVC DWV piping installations shall be limited to structures not more than two (2) stories in height of Type III, IV, or V construction.
(3147 7/02, 3309 12/05, 3426 7/09, 3575 10/02, 3896 12/10)

Protection of piping, materials and structures. Subsection 312.1, §312. All underground copper piping and PEX tubing installed in a potable water system throughout the city limits must be completely sleeved with a minimum 6 millimeter polyvinyl sleeve.

THE CITY COUNCIL OF THE CITY OF HUNTINGTON BEACH DOES HEREBY EXPRESSLY FIND AND DETERMINE THAT THE AMENDMENTS SET FORTH IN ORDINANCE NOS. 3993 – 4003 AMENDING THE FOLLOWING SECTIONS ARE REASONABLY NECESSARY BECAUSE OF LOCAL CLIMATIC, GEOLOGICAL OR TOPOGRAPHIC CONDITIONS, OR ADMINISTRATIVE IN NATURE.

ORDINANCE NO. 3993 - 2013 HUNTINGTON BEACH BUILDING CODE

- All amendments are administrative in nature and not subject to findings.

ORDINANCE NO. 3994 - 2013 HUNTINGTON BEACH GREEN BUILDINGS STANDARD CODE

- **Section A4.106.8** – All amendments are administrative in nature and not subject to findings.

Finding - The amendment is reasonably necessary to address the following administrative condition:

Added Tier 2 (voluntary requirements) language in Appendix A4 of the California Green Buildings Standard Code to address city council directive to provide electric vehicle (EV) supply equipment standards for all new developments.

- **Section A5.106.3** – All amendments are administrative in nature and not subject to findings.

Finding - The amendment is reasonably necessary to address the following administrative condition:

Added Tier 2 (voluntary requirements) language in Appendix A4 of the California Green Buildings Standard Code to address City Council directive to provide electric vehicle (EV) supply equipment standards for all new developments.

ORDINANCE NO. 3995 - 2013 HUNTINGTON BEACH RESIDENTIAL CODE

- **Chapter 45**-All amendments are administrative in nature and not subject to findings.

Finding – The amendment is reasonably necessary to address the following administrative condition:

The California Model Building Security Ordinance (CMBSO), published in January 1978, was drafted by the California Crime Prevention Officers Association in conjunction with the California Attorney General's Office and addresses both residential and nonresidential structures.

Many cities and counties have adopted the CMBSO, receiving national exposure through manufacturers associations and publications in crime prevention literature.

ORDINANCE NO. 4001 - 2012 UNIFORM SWIMMING POOL, SPA AND HOT TUB CODE

- All amendments are administrative in nature and not subject to findings.

ORDINANCE NO. 4002 - 2013 HUNTINGTON BEACH ELECTRICAL CODE

- All amendments are administrative in nature and not subject to findings.

ORDINANCE NO. 4003 - 2012 UNIFORM SOLAR ENERGY CODE

- All amendments are administrative in nature and not subject to findings.