

BUILDING STANDARDS COMMISSION

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



March 25, 2014

Douglas Dumhart
Community Development Director
City of La Palma
7822 Walker Street
La Palma, CA 90623

RE: Ordinance #2013-04 and 2013-05

Dear Mr. Dumhart:

This letter is to advise you of our determination regarding the referenced ordinance with express findings received from your agency on March 10, 2014.

Our review finds the submittal to contain two 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.

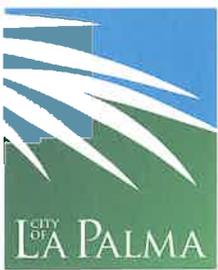
On a related matter, should your city receive and ratify Fire Protection District ordinances making modifications to the code, be advised that Health and Safety Code §13869.7(c) requires such ratified ordinances and express findings to be filed with the Department of Housing and Community Development, 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,


Enrique M. Rodriguez
Associate Construction Analyst

cc: Chron
Local Filings



RECEIVED
2014 MAR 10 P 12:14
CALIFORNIA BUILDING
STANDARDS COMMISSION

March 5, 2014

Building Standard Commission
2525 Natomas Park Drive, Suite 130
Sacramento, CA 95833-2936

RE: Submission of the City of La Palma's Findings of Local Conditions and Adopted Local Building Standards

To whom it may concern:

Enclosed are copies of La Palma's Building and Fire Code Resolutions and Ordinances pursuant to State law requirement, indicates that no city or county amendment is effective until the city or county files the change and its related findings with California Department of Housing and Community Development (CDHCD) and the California Building Standard Commission (CBSC). Failure of a city or county to file its amendment with the CDHCD and CBSC implies that the California Building Standards Code, without amendments, applies within that local jurisdiction.

The City of La Palma Council members has first adopted the Resolution of findings for local conditions before taking action on the Ordinance, which contains amendments both to the California 2013 Building Code and 2013 Fire Code.

To make such amendments, the City has adopted a resolution setting forth the findings for such modifications to the State codes. The aforementioned resolution was approved and adopted by La Palma City Council on a regular meeting that was held on November 5, 2013.

The City of La Palma has adopted the 2013 Edition of California Building and Fire Code, with certain amendments, additions and deletions in order to address special conditions that may exist in the jurisdiction. The Ordinance was passed and adopted on a regular meeting of the City Council of the City of La Palma held on the 19th day of November 2013.

Respectfully submitted,

Douglas Dumhart
Community Development Director

Enclosures:

1. Fire Code Resolution containing findings for local conditions
2. Building Code Resolution containing findings for local conditions
3. Ordinance Adopting 2013 California Building Code with amendments
4. Ordinance Adopting 2013 California Fire Code with amendments

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La Palma, CA 90623-1771

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714 690 3300
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RESOLUTION NO. 2013-49

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA PALMA, CALIFORNIA SETTING FORTH FINDINGS FOR REQUIRED AMENDMENTS TO THE 2013 CALIFORNIA FIRE CODE RELATIVE TO LOCAL CLIMATIC, TOPOGRAPHIC, AND GEOLOGIC CONDITIONS

WHEREAS, Public Resources Code Section 4117 independently authorizes cities to enact local fire protection ordinances which "may be more restrictive than state statutes in order to meet local fire hazard conditions;" and

WHEREAS, Health and Safety Code Section 18941.5 provides that cities retain the police power under the California Constitution to enact more stringent building standards which cities find reasonably necessary due to local conditions; and

WHEREAS, Health and Safety Code Section 17958 provides that the City of La Palma ("City") shall adopt ordinances and regulations imposing the same or modified or changed requirements as are contained in the regulations adopted by the State pursuant to Health and Safety Code Section 17922; and

WHEREAS, the State of California has mandated by Health and Safety Code Section 17922 that cities impose the same requirements as are contained in the most recent edition of the California Fire Code; and

WHEREAS, Health and Safety Code Section 17958.5(a) permits the City to make modifications or changes to the California Fire Code, which are reasonably necessary because of local climatic, geologic, or topographic conditions; and

WHEREAS, Health and Safety Code Section 17958.7 requires that the City Council, before making any modifications or changes to the California Fire Code, shall make an express finding that such changes or modifications are reasonably necessary because of local climatic, geologic, or topographic conditions; and

WHEREAS, the Orange County Fire Authority has recommended that changes and modifications be made to the 2013 California Fire Code and that said changes and modifications to the 2013 California Fire Code are reasonably necessary to safeguard life and property due to local conditions in the City of La Palma, or are of an administrative or procedural nature, or concern themselves with subjects not covered by the Code and therefore need not be supported by such findings; and

WHEREAS, said changes have been prepared in a draft Ordinance attached hereto as EXHIBIT "A" and incorporated herein by reference, amending Chapter 9 of the La Palma Municipal Code; and

WHEREAS, the Community Development Department concurs with the recommended changes and modifications to the California Fire Code and has advised that certain of said changes and modifications to the California Fire Code are

reasonably necessary due to local conditions in the City of La Palma and has further advised that the remainder of said changes and modifications are of an administrative or procedural nature, or concern themselves with subjects not covered by the Code or are reasonably necessary to safeguard life and property within the City of La Palma.

NOW, THEREFORE, the City Council of the City of La Palma hereby resolves as follows:

SECTION 1. Amendments related to life and fire safety contained in Sections 109.3, 109.3.2, 109.3.3, 202, 305.5, 326, 505.1, 510.1, 510.2, 510.3, 510.4 510.5, 510.6, 608.1, 608.10, 903.2, 903.3.5.3, 903.4, 905.4, 907.2.13, 907.3.1, 2008.1 thru 2008.1.11, 2801.2, 2801.2, 2801.3, 2801.7, 2801.9, 2801.11, 2808.11.2, 5001.1.5.2, 5003.1.1(1), 5003.1.1.1, 5003.5, 5503.4.1, 5610, 5611, 5612, 5613, 5704.2.3.2, 6004.2.2.7, Chapter 50 Reference Standards, of the 2013 Edition of the California Fire Code as recommended by the Orange County Fire Authority are hereby found to be reasonably necessary due to the following local conditions:

I. Climatic Conditions

- A. Orange County and the City are located in a semi-arid Mediterranean type climate. The area annually experiences extended periods of high temperatures with little or no precipitation. Hot, dry (Santa Ana) winds, which may reach speeds of 70 M.P.H. or greater, are also common to the area. These climatic conditions cause extreme drying of vegetation and common building materials. Frequent periods of drought and low humidity add to the fire danger. This predisposes the area to large destructive fires (conflagration). In addition to directly damaging or destroying buildings, these fires are also prone to disrupt utility services throughout the City. Obstacles generated by a strong wind, such as fallen trees, street lights, and utility poles will greatly impact the response time to reach an incident scene. Additionally, there is a significant increase in the amount of wind force at 60 feet above the ground. Use of aerial type fire fighting apparatus above this height would place rescue personnel at increased risk of injury.
- B. The climate alternates between extended periods of drought and brief flooding conditions. Flood conditions may affect the Orange County Fire Authority's ability to respond to a fire or emergency condition. Floods also disrupt utility services to buildings and facilities within the City.
- C. Water demand in this densely populated area far exceeds the quantity supplied by natural precipitation; and although the population continues to grow, the already-taxed water supply does not. California is projected to increase in population by nearly 10 million over the next quarter of a century with 50 percent of that growth centered in Southern California. Due to storage capacities and consumption, and a limited amount of rainfall, future water allocation is not fully dependable. This necessitates the need for additional and on-site fire protection features. It would also

leave tall buildings vulnerable to uncontrolled fires due to a lack of available water and an inability to pump sufficient quantities of available water to floors in a fire.

- D. These dry climatic conditions and winds contribute to the rapid spread of even small fires originating in high-density housing or vegetation. These fires spread very quickly and create a need for increased levels of fire protection. The added protection of fire sprinkler systems and other fire protection features will supplement normal fire Authority response by providing immediate protection for the building occupants and by containing and controlling the fire spread to the area of origin. Fire sprinkler systems will also reduce the use of water for firefighting by as much as 50 to 75 percent.

II. Topographical conditions

- A. The City is located in the Orange County basin. Its relative flat topography, built out environs and low ground water table makes storm water drainage a challenge during heavy El Nino conditions. With much of the populated flatlands already built upon, future growth will occur in areas with steeper slopes creating even more downstream water constraints.
- B. Road circulation features located throughout Orange County, including in the City, also make amendments reasonably necessary. Located throughout Orange County are major roadways, highways, railroad rights-of way, and flood control channels that create barriers and slow response times. Street and storm drain design accompanied with occasional heavy rainfall, cause roadway flooding and at times may make an emergency access routes impassable. There are areas in Orange County that naturally have Fire Authority emergency response times that exceed the 5 minute goal.
- C. Placement of multiple occupancy buildings, location of arterial roads, and Fire Authority staffing constraints due to revenue declines have made it difficult for the Fire Authority to locate additional fire stations and provide manpower sufficient to concentrate fire companies and personnel to control fires in high density apartment or condominium buildings. Fire Authority equipment does not allow easy access to areas of buildings greater than 55 feet above the level of Fire Authority vehicle access. These conditions create the need for built-in on-site fire protection systems to protect occupants and property until fire fighting apparatus and personnel can arrive on the scene.

These topographical conditions combine to create a situation, which places Fire Authority response time to fire occurrences at risk, and makes it necessary to provide automatic on-site fire-extinguishing systems and other protection measures to protect occupants and property.

III. Geologic Conditions

Orange County and the City are located in a highly active seismic area. There are earthquake faults that run along both the northeastern and southwestern boundaries of Orange County. The Newport-Inglewood Fault Zone (NIFZ) which runs through Orange County was the source of the destructive 1933 Long Beach earthquake (6.3 magnitude, hypocenter off Newport Beach coast), which took 120 lives, with areas damaged from Laguna Beach to Marina del Rey and inland to Whittier, and poses one of the greatest hazards to lives and property in the nation. Regional planning for reoccurrence is recommended by the State of California, Department of Conservation. There was also an earthquake in December 1989, with the epicenter located near the City of Irvine. The fault on which this quake occurred was unknown prior to this activity. The October 17, 1989, Santa Cruz earthquake resulted in only one major San Francisco fire in the Marina district, but when combined with the 34 other fires and over 500 responses, the department was taxed to its full capabilities. The Marina fire was difficult to contain because mains supplying water to the district burst during the earthquake. If more fires had been ignited by the earthquake, it would have been difficult for the fire department to contain them. Experts predict a major earthquake in our area within the next 50 years. This situation creates the need for both additional fire protection measures and automatic on-site fire protection for building occupants since a multitude of fires may result from breakage of gas and electric lines as a result of an earthquake. As noted by "Planning Scenario on a Major Earthquake on the Newport-Inglewood Fault Zone, 1988, State Department of Conservation," page 59, "unfortunately, barely meeting the minimum earthquake standards of building codes places a building on the verge of being legally unsafe";

A. Traffic and circulation congestion may exist in time of peril. This condition will be exacerbated by any major disaster, including any earthquake wherein damage to the highway system will occur. This condition makes the need for additional on-site protection for property occupants necessary.

B. The City is located in the middle of the seismically active area. The viability of the public water system would be questionable after a major seismic event. This would leave tall buildings vulnerable to uncontrolled fires due to a lack of available water and an inability to pump sufficient quantities of any available water to floors above the 55-foot level. A severe seismic event has the potential to negatively impact any rescue or fire suppression activities because it is likely to create obstacles similar to those indicated under the high wind section above. With the probability of strong aftershocks, there exists a need to provide increased protection for anyone on upper floors.

C. Soils throughout Orange County and in the City possess corrosive properties that reduce the expected usable life of water services when metallic pipes in contact with soils are utilized.

Additional amendments have been made to the California Fire Code. On the recommendation of the Orange County Fire Authority, such amendments are hereby found to be either administrative or procedural in nature or concern themselves with subjects not covered in the California Fire Code. The changes made include provisions making the California Fire Code compatible with other codes enforced by the City.

SECTION 2. Amendments to the 2013 Edition of the California Fire Code are found reasonably necessary based on the climatic, topographical, and/or geologic conditions cited in Section 1 of this Resolution and are listed as follows:

CODE SECTION	TITLE (Clarification)	FINDINGS I,II,III
109.3	Violation penalties	Admin
109.3.2	Infraction	Admin
109.3.3	Misdemeanor	Admin
202	General definitions (Flow-Line, Hazardous Fire Area, EHLF)	Admin
304.1.2	Vegetation	Admin
305.5	Chimney spark arrestors	I & II
326	Sky Lanterns or similar devices	I & II
503.2.1	Fire Lane	Admin
505.1	Address identification	N/A
510.1;	Emergency responder radio coverage in new buildings	Admin
510.2	Emergency responder radio coverage in existing buildings	Admin
510.3	Permit Required	Admin
510.4	Technical requirements	Admin
510.5	Installation requirements	Admin
510.6	Maintenance	Admin
608.1	Scope (Battery Systems)	Admin
608.10	Indoor charging of electric carts/cars	III-A
903.2	Where required (Sprinklers)	II & III-B
903.3.5.3	Hydraulically calculated systems	I & II
903.4	Sprinkler system supervision and alarms (of valves)	III-A
905.4	Location of Class I standpipe hose connections	III-A
907.2.13	High-rise buildings (Alarm Systems)	Admin
907.3.1	Duct smoke detectors	III-A
907.5.2.2	Emergency voice/alarm communication system	II & III-A
907.6.3.2	High-rise buildings (Alarm Zoning)	Admin
907.6.5	Monitoring	Admin
2008.1. thru 2008.1.11	Emergency Helicopter Landing Facility	II & III-A
2801.2	Permit (Miscellaneous combustibile storage)	Admin
2808.2	Storage site	N/A
2808.3	Size of piles	N/A
2808.7	Pile fire protection	N/A
2808.9	Material-handling equipment	N/A
2808.11	Temperature control	N/A

2808.11.2	New material temperature control	N/A
5001.5.2	Hazardous materials inventory statement (HMIS)	Admin
5003.1.1(1)	Maximum allowable quantity per control area	II & III
5003.1.1.1	Extremely hazardous substances	III
5003.5	Hazard identification signs	Admin
5503.4.1	Identification signs (Cryogenic Fluid)	Admin
5610	Firing (Fireworks)	Admin
5611	Seizure of fireworks	Admin
5612	Displays (Fireworks)	Admin
5613	Retail fireworks	Admin
5704.2.3.2	Label or placard (Flammable/Combustible liquid)	Admin
6004.2.2.7	Treatment systems (Highly toxic & toxic material)	II & III
Chapter 50	Reference Standards	
	2010 NFPA 13 (Sprinkler Systems)	Admin, II & III
	2010 NFPA 13-R (Multi-Family Sprinkler Systems)	II & III
	2010 NFPA 13-D (Single Family Sprinkler Systems)	II & III
	2007 NFPA 14 (Standpipe Systems)	II & III
	2010 NFPA 24 (Underground Water Supply Systems)	II & III
	2010 NFPA 72 (Fire Alarm Systems)	Admin & II

The aforementioned amendments have been incorporated in detail in the Draft Ordinance attached hereto as EXHIBIT "A" and incorporated herein by reference.

SECTION 3. Additional amendments have been made to the administrative provisions of the 2013 Edition of the California Fire Code, on the recommendation of the Orange County Fire Authority, such amendments are hereby found to be either administrative or procedural in nature and therefore are not required under applicable law to be supported by findings.

SECTION 4. A copy of this Resolution together with the Ordinance adopting the 2013 Edition of the California Fire Code and all City amendments thereto shall be filed with the California Building Standards Commission.

SECTION 5. If any provision, clause, word, sentence, or phrase in this Resolution is for any reason held invalid, unconstitutional, or otherwise unlawful, such holding shall not affect the other provisions, clauses, words, sentences, phrases, or applications of the provisions of this Resolution which can be given effect without the unconstitutional, invalid, or unlawful provision, clause, word, sentence, phrase, or application. To this end the provisions of this Resolution are hereby declared to be severable, and the City Council declares that it would have adopted each provision, clause, word, sentence, or phrase of this Resolution irrespective of the fact that any one or more clauses, words, sentences, phrases, or applications thereof be declared unconstitutional, invalid, or otherwise unlawful.

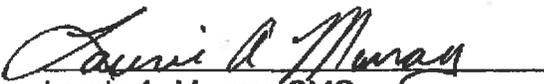
SECTION 6. The City Clerk shall certify to the passage of this Resolution which shall be published and shall take effect as provided by law.

APPROVED AND ADOPTED by the City Council of the City of La Palma at a regular meeting held on the 5th day of November, 2013.



Steve Hwangbo
Mayor

ATTEST:



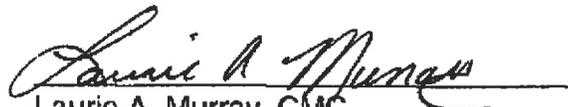
Laurie A. Murray, CMC
City Clerk

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS.
CITY OF LA PALMA)

I, LAURIE A. MURRAY, City Clerk of the City of La Palma, California, DO HEREBY CERTIFY that the foregoing resolution was adopted by the City Council of said City at a regular meeting of said City Council held on the 5th day of November 2013, and that it was so adopted by called vote as follows:

AYES: Charoen, Goedhart, Hwangbo, Kim, and Shanahan

NOES: None


Laurie A. Murray, CMC
City Clerk

ORDINANCE NO. 2013-05

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LA PALMA REPEALING ARTICLE 1 OF CHAPTER 9 OF THE CITY OF LA PALMA CITY CODE, AND ADDING THERETO A NEW ARTICLE 1 OF CHAPTER 9 ADOPTING BY REFERENCE THE 2013 EDITION OF THE CALIFORNIA FIRE CODE WITH APPENDICES AND AMENDMENTS THERETO

WHEREAS, the City of La Palma has determined that it is in the City's best interest to adopt updated provisions of the Fire Code for the City of La Palma; and

WHEREAS, pursuant to Health and Safety Code Section 17222, the City of La Palma must adopt by reference the 2013 California Fire Code, based on the International Fire Code, 2011 Edition, with errata, published by the International Code Council, as adopted by the State of California pursuant to Title 24 Part 9 of the California Code of Regulations; and

WHEREAS, California Health & Safety Code Section 17958.5 authorizes cities to adopt the codes contained in Title 24 of the California Code of Regulations with changes and modifications determined to be reasonably necessary because of local climatic, topographic, or geologic conditions; and

WHEREAS, the City has conducted a public hearing and introduced this Ordinance on the proposed Fire Code as required by law.

NOW, THEREFORE, the City Council of the City of La Palma does hereby ordain as follows:

SECTION 1: Article I of Chapter 9 of the City of La Palma City Code is hereby repealed; provided, however, that said repeal shall not apply to or excuse any violation hereof occurring prior to the effective date of this Ordinance and provided further that the codes as adopted therein by reference and amended by the City of La Palma shall continue to be applicable to construction wherein plans have been submitted for plan check as of the effective date of this Ordinance so long as the initial permit therefore is issued not later than ninety (90) days after the effective date of this Ordinance.

SECTION 2: The 2013 Edition of the California Fire Code based on the International Fire Code, 2011 Edition, with errata, published by the International Code Council, as adopted by the State of California pursuant to Title 24 Part 9 of the California Code of Regulations, shall constitute the Fire Code of the City of La Palma, subject to the amendments and additions as detailed in this Ordinance.

SECTION 3: A new Article 1 of Chapter 9 of the City of La Palma City Code is hereby adopted to read, in its entirety, as follows:

"Article I. Fire Code.

Sec. 9.1 Code Adopted.

For the purpose of prescribing regulations 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, the California Fire Code, 2013 Edition, based on the 2011 International Fire Code as published by the International Code Council, as amended by this Article shall constitute the Fire Code of the City of La Palma. Where the California Code of Regulations and State Building Standards Code of Regulations differ from any sections of the Fire Code, State regulations shall prevail over the Fire Code.

Sec 9-2. Enforcement and Inspections.

The California Fire Code and the International Fire Code with amendments shall be enforced by the Orange County Fire Authority, which shall be operated under the Fire Chief of the Orange County Fire Authority. The Fire Chief of the Orange County Fire Authority may designate such members of the fire authority as inspectors as shall be necessary from time to time. All fees for services provided for in the Fire Code shall not take effect until a resolution for such fees is adopted by the Orange County Fire Authority Board of Directors pursuant to California Government Code Sections 66016 and 66020.

Sec. 9-3 Amendments, Additions, and Deletions to the 2013 California Fire Code.

Chapter 1 Scope and Administration is adopted in its entirety with the following amendments:

Section 103.2 is hereby revised to read as follows:

"Section 103.2 Appointment. The fire code official shall be appointed by the chief appointing authority of the jurisdiction".

Section 109.4 Violation penalties is hereby revised as follows: Infraction, Misdemeanor, as follows:

109.4 Violation penalties. 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 either a misdemeanor, infraction or both as prescribed in Section 109.4.2 and 109.4.3. Penalties shall be as prescribed in local ordinance. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Sections 109.4.2 Infraction is hereby added as follows:

109.4.2 Infraction. Except as provided in Section 109.4.3, persons operating or maintaining any occupancy, premises or vehicle subject to this code that shall permit any fire or life safety hazard to exist on premises under their control shall be guilty of an infraction.

Sections 109.4.3 Misdemeanor is hereby added as follows:

109.4.3 Misdemeanor. Persons who fail to take immediate action to abate a fire or life safety hazard when ordered or notified to do so by the chief or a duly authorized representative, or who violate the following sections of this code, shall be guilty of a misdemeanor:

104.11.2 Obstructing operations

104.11.3 Systems and Devices

107.5 Overcrowding

109.3.2 Compliance with Orders and Notices

111.4 Failure to comply

305.4 Deliberate or negligent burning

308.1.2 Throwing or placing sources of ignition

310.7 Burning Objects

3104.7 Open or exposed flames

Chapter 2 Definitions is adopted in its entirety with the following amendments:

Sections 202 General Definitions is hereby revised by adding "Approach-Departure Path," "Emergency Helicopter Landing Facility (EHLF)," "Flow-line," "Hazardous Fire Area," "Safety Area," and "Takeoff and Landing Area" and revising "High-Rise Building" as follows:

202 General Definitions

APPROACH-DEPARTURE PATH. The flight path of the helicopter as it approaches or departs from the landing pad.

EMERGENCY HELICOPTER LANDING FACILITY (EHLF). A landing area on the roof of a high rise building that is not intended to function as a heliport or helistop but is capable of accommodating fire, police, or medical helicopters engaged in emergency operations.

FLOW-LINE. The lowest continuous elevation on a curb defined by the path traced by a particle in a moving body of water at the bottom of the rolled curb.

HAZARDOUS FIRE AREA. Includes all areas identified within Section 4906.2 and other areas as determined by the Fire Code Official as presenting a fire hazard due to the presence of combustible vegetation, or the proximity of the

property to an area that contains combustible vegetation.

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 ~~75~~ 55 feet above the lowest floor level having building access (~~see Section 403~~), 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. means a high-rise structure, the construction of which commenced on or after July 1, 1974.

SAFETY AREA. A defined area surrounding the landing pad that is free of obstructions.

SKY LANTERN. An airborne lantern typically made of paper, Mylar, or other lightweight material with a wood, plastic, or metal frame containing a candle, fuel cell, or other heat source that provides buoyancy.

TAKEOFF AND LANDING AREA. The combination of the landing pad centered within the surrounding safety area.

Chapter 3 General Requirements is adopted in its entirety with the following amendments:

Section 304.1.2 Vegetation is hereby revised as follows:

304.1.2 Vegetation. Weeds, grass, vines or other growth that is capable of being ignited and endangering property, shall be cut down and removed by the owner or occupant of the premises. Vegetation clearance requirement in urban-wildland interface areas shall be in accordance with Chapter 49 and OCFA vegetation management guidelines.

Section 305.5 Chimney spark arresters is hereby added as follows:

305.5 Chimney spark arresters. All chimneys attached to any appliance or fireplace that burns solid fuel shall be equipped with an approved spark arrester. Chimneys serving outdoor appliances or fireplaces shall be equipped with a spark arrester. The spark arrester shall meet the requirements of Section 2113.9.2 of the California Building Code.

Section 326 Sky Lanterns or similar devices is hereby added as follows:

326 Sky Lanterns or similar devices. The ignition and/or launching of a Sky Lantern or similar device is prohibited.

Exception: Upon approval of the fire code official, sky lanterns may be used as necessary for religious or cultural ceremonies providing that adequate safeguards have been taken as approved by the fire code official. Sky Lanterns must be tethered in a safe manner to prevent them from leaving the area and must be constantly attended until extinguished.

Chapter 4: Emergency Planning and Preparedness Adopt only the Sections listed below:

1. 401
2. 401.3.4
3. 401.9
4. 402
5. 403
6. 404.6 – 404.7.6
7. 407
8. 408.3.1 – 408.3.2
9. 408.12 – 408.12.3

Chapter 5 Fire Service Features is adopted in its entirety with the following amendments:

SECTION 503.2.1 Dimensions is revised as follows:

503.2.1 Dimensions. Fire apparatus access roads shall have an unobstructed width of not less than 20 feet (6096 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). Street widths are to be measured from top face of curb to top face of curb, on streets with curb and gutter, and from flow-line to flow-line on streets with rolled curbs.

Section 505.1 Address Identification is revised as follows:

505.1 Address Identification. 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 R-3 occupancies, for all other occupancies the numbers shall be a minimum of 6 inches high with a minimum stroke width of 1 inch. 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 shall be maintained.

Section 510.1 Emergency responder radio coverage is revised as follows:

510.1 Emergency responder radio coverage in new buildings. All new buildings shall have approved radio coverage for emergency responders within the building based upon the existing coverage levels of the public safety communication systems of the jurisdiction at the exterior of the building. This section shall not require improvement of the existing public safety communication systems. The Emergency responder radio coverage system shall comply with one of the following:

1. An emergency radio system installed in accordance with the local authority having jurisdiction's ordinance.
2. An emergency radio coverage system installed in accordance with Orange County Fire Authority's Emergency Responder Digital Radio Guideline.

Exceptions:

1. Where it is determined by the fire code official that the radio coverage system is not needed.
2. In facilities where emergency responder radio coverage is required and such systems, components or equipment could have a negative impact on normal operations of the facility, the fire code official shall have the authority to accept an automatically activated emergency responder radio coverage system.

Sections 510.2; 510.3; 510.4; 510.5; 510.6 are hereby deleted without replacement.

Chapter 6 Building Services and Systems is adopted in its entirety with the following amendments

Section 608.1 Scope is hereby amended as follows:

608.1 Scope. Stationary storage battery systems having an electrolyte capacity of more than 50 gallons (189 L) for flooded lead acid, nickel cadmium (Ni-Cd) and valve-regulated lead acid (VRLA), or 1,000 pounds (454 kg) for lithium-ion and lithium metal polymer, used for facility standby power, emergency power or uninterruptible power supplies shall comply with this section and Table 608.1. Indoor charging systems for electric carts/cars with more than 50 gallons (189 L) aggregate quantity shall comply with Section 608.10.

Section 608.10 Indoor charging of electric carts/cars is hereby added as follows:

608.10 Indoor charging of electric carts/cars. Indoor charging of electric carts/cars where the combined volume of all battery electrolyte exceeds 50 gallons shall comply with following:

1. Spill control and neutralization shall be provided and comply with Section 608.5.
2. Room ventilation shall be provided and comply with Section 608.6.1
3. Signage shall be provided and comply with Section 608.7.1
4. Smoke detection shall be provided and comply with Section 907.2

Chapter 7 Fire-Resistance-Rated Construction is adopted in its entirety without amendments.

Chapter 8 Interior Finish, Decorative Materials and Furnishings is adopted in its entirety without amendments.

Adopt Chapter 9 Fire Protection Systems is adopted in its entirety with the following amendments:

Section 903.2 Where required is hereby revised as follows:

903.2 Where required. Approved automatic sprinkler systems in buildings and structures shall be provided when one of the following conditions exists:

1. **New buildings:** Notwithstanding any applicable provisions of Sections 903.2.1 through 903.2.19, an automatic fire-extinguishing system shall also be installed in all occupancies when the total building area exceeds 5,000 square feet (465 m²) as defined in Section 202, regardless of fire areas or allowable area, or is more than two stories in height.
2. **Existing Buildings:** Notwithstanding any applicable provisions of this code, an automatic sprinkler system shall be provided in an existing

building when an addition occurs and one of the following conditions exists:

- a. When an addition is 33% or more of the existing building area, and the resulting building area exceeds 5000 square feet (465 m²) as defined in Section 202; or
- b. When an addition exceeds 2000 square feet (186 m²) and the resulting building area exceeds 5000 square feet (465 m²) as defined in Section 202; or
- c. An additional story is added above the second floor regardless of fire areas or allowable area.

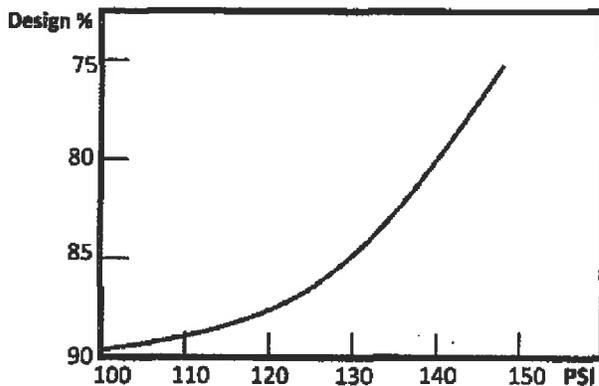
Exception: Group R-3 occupancies shall comply with Section 903.2.8.

Section 903.3.5.3 Hydraulically calculated systems is hereby added as follows:

903.3.5.3 Hydraulically calculated systems. The design of hydraulically calculated fire sprinkler systems shall not exceed 90% of the water supply capacity

Exception: When static pressure exceeds 100 psi, and required by the Fire Code Official, the fire sprinkler system shall not exceed water supply capacity specified by Table 903.3.5.3

TABLE 903.3.5.3
Hydraulically Calculated Systems



Section 903.4 Sprinkler system supervision and alarms is hereby revised by deleting item 3 and 5, and renumbering the Exceptions as follows:

1. Automatic sprinkler systems protecting one- and two-family dwellings.
2. Limited area systems serving fewer than 20 sprinklers.

3. Jockey pump control valves that are sealed or locked in the open position.
4. Valves controlling the fuel supply to fire pump engines that are sealed or locked in the open position.
5. Trim valves to pressure switches in dry, preaction and deluge sprinkler systems that are sealed or locked in the open position.

Section 905.4 Location of Class I standpipe hose connections is hereby amended by adding item 7 as follows:

7. The centerline of the 2.5 inch (63.5 mm) outlet shall be no less than 18 inches (457.2 mm) and no more than 24 inches above the finished floor.

Section 907.2.13 High-rise buildings is hereby revised as follows:

907.2.13 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. 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

Section 907.3.1 Duct smoke detectors is hereby amended as follows:

907.3.1 Duct smoke detectors. Smoke detectors installed in ducts shall be listed for the air velocity, temperature and humidity present in the duct. Duct

smoke detectors shall be connected to the building's fire alarm control unit when a fire alarm system is installed. Activation of a duct smoke detector shall initiate a visible and audible supervisory signal at a constantly attended location and shall perform the intended fire safety function in accordance with this code and the California Mechanical Code. Duct smoke detectors shall not be used as a substitute for required open area detection.

Exception: In occupancies not required to be equipped with a fire alarm system, actuation of a smoke detector shall activate a visible and an audible signal in an approved location. Smoke detector trouble conditions shall activate a visible or audible signal in an approved location and shall be identified as air duct detector trouble.

Section 907.5.2.2 Emergency voice/alarm communication systems is revised as follows.

907.5.2.2 Emergency voice/alarm communication systems. Emergency voice/alarm communication systems required by this code shall be designed and installed in accordance with NFPA 72. The operation of any automatic fire detector, sprinkler waterflow device or manual fire alarm box shall automatically sound an alert tone followed by voice instructions giving approved information and directions for a general or staged evacuation in accordance with the building's fire safety and evacuation plans required by Section 404. In 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, the system shall operate on a minimum of the alarming floor, the floor above and the floor below. Speakers shall be provided throughout the building by paging zones. At a minimum, paging zones shall be provided as follows:

1. Elevator groups.
2. Exit stairways.
3. Each floor.
4. Areas of refuge as defined in Chapter 2.
5. Dwelling units in apartment houses.
6. Hotel guest rooms or suites.

Exception: In Group I-2 and R-2.1 occupancies, the alarm shall sound in a constantly attended area and a general occupant notification shall be broadcast over the overhead page.

Section 907.6.3.2 High-rise buildings is revised as follows.

907.6.3.2 High-rise buildings. 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, a separate zone by floor shall be provided for all of the following types of alarm-initiating devices where provided:

1. Smoke detectors.
2. Sprinkler water-flow devices.
3. Manual fire alarm boxes
4. Other approved types of automatic detection devices or suppression systems.

Section 907.6.5 Monitoring is revised as follows

907.6.5 Monitoring. Fire alarm systems required by this chapter or by the California Building Code shall be monitored by an approved supervising station in accordance with NFPA 72, this section, and per Orange County Fire Authority Guideline "New and Existing Fire Alarm & Signaling Systems."

Chapter 10 Means of Egress is adopted in its entirety without amendments

Chapter 11 Construction Requirements for Existing Buildings. Adopt only those Sections and Subsections listed below:

1103.7
1103.7.3
1103.7.3.1
1103.7.8 – 1103.7.8.2
1103.7.9 – 1103.7.9.10
1103.8 – 1103.8.5.3
1106

Chapter 20 Aviation Facilities is adopted in its entirety with the following amendments:

Section 2008 Emergency Helicopter Landing Facility (EHLF) and its subsections are hereby added as follows:

SECTION 2008 Emergency Helicopter Landing Facility (EHLF)

2008.1 General. Every building of any type of construction or occupancy having floors used for human occupancy located more than 75 ft above the lowest level of fire department vehicle access shall have a rooftop emergency helicopter landing facility (EHLF) in a location approved by the fire code official for use by fire, police, and emergency medical helicopters only.

2008.1.1 Rooftop Landing Pad. The landing pad shall be 50 ft. x 50 ft. or a 50 ft. diameter circle that is pitched or sloped to provide drainage away from access points and passenger holding areas at a slope of 0.5 percent to 2 percent. The landing pad surface shall be constructed of approved non-combustible, nonporous materials. It shall be capable of supporting a helicopter with a maximum gross weight of 15,000 lbs. For structural design requirements, see California Building Code.

2008.1.2 Approach-Departure Path. The emergency helicopter landing facility shall have two approach-departure paths separated from each other by at least 90 degrees. No objects shall penetrate above the approach-departure paths. The approach-departure path begins at the edge of the landing pad, with the same width or diameter as the landing pad and rises outward and upward at a ratio of eight feet horizontal distance for every one foot of vertical height.

2008.1.3 Safety Area. The safety area is a horizontal plane level with the landing pad surface and shall extend 25 ft in all directions from the edge of the landing pad. No objects shall penetrate above the plane of the safety area.

2008.1.4 Safety Net. If the rooftop landing pad is elevated more than 30 in. (2'-6") above the adjoining surfaces, a 6 ft in wide horizontal safety net capable of supporting 25 lbs/sf shall be provided around the perimeter of the landing pad. The inner edge of the safety net attached to the landing pad shall be slightly dropped (greater than 5 in. but less than 18 in.) below the pad elevation. The safety net shall slope upward but the outer safety net edge shall not be above the elevation of the landing pad.

2008.1.5 Take-off and Landing Area. The takeoff and landing area shall be free of obstructions and 100 ft x 100 ft. or 100 ft. diameter.

2008.1.6 Wind Indicating Device. An approved wind indicating device shall be provided but shall not extend into the safety area or the approach-departure paths.

2008.1.7 Special Markings. The emergency helicopter landing facility shall be marked as indicated in Figure 2008.1.7.

2008.1.8 EHLF Exits. Two stairway exits shall be provided from the landing platform area to the roof surface. For landing areas less than 2,501 square feet in area, the second exit may be a fire escape or ladder leading to the roof surface below. The stairway from the landing facility platform to the floor below shall comply with Section 1009.7.2 for riser height and tread depth. Handrails shall be provided, but shall not extend above the platform surface.

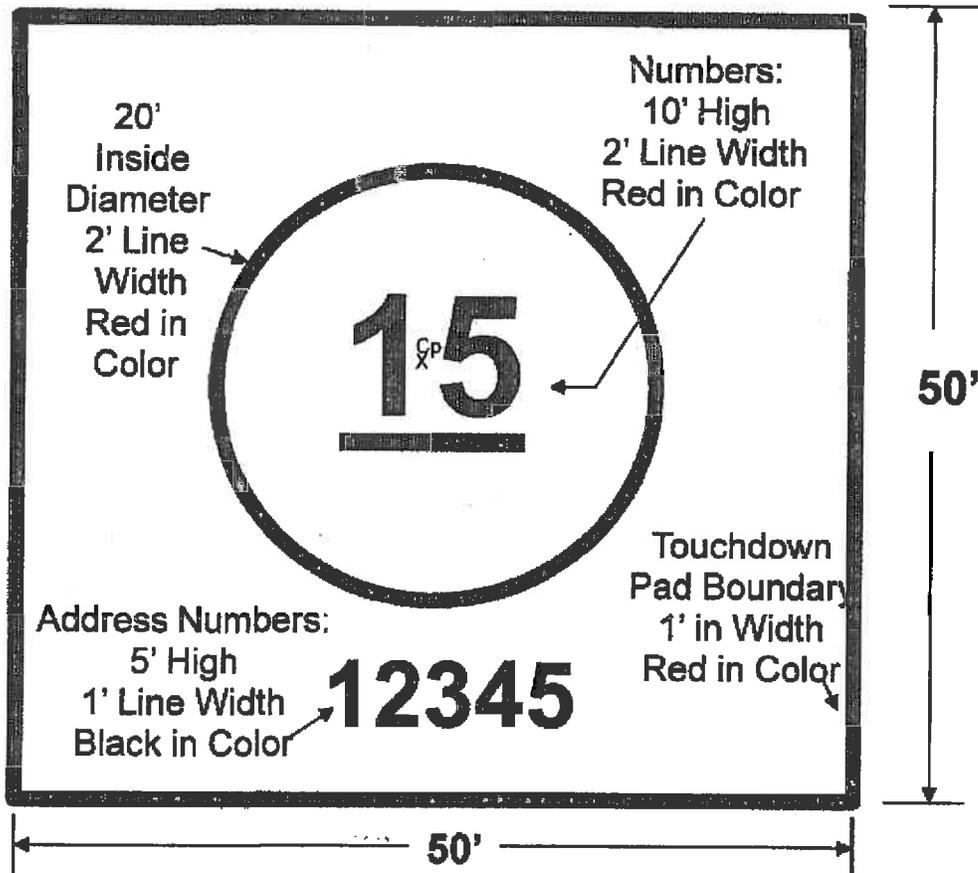
2008.1.9 Standpipe systems. The standpipe system shall be extended to the roof level on which the EHLF is located. All portions of the EHLF area shall be within 150 feet of a 2.5-inch outlet on a Class I or III standpipe.

2008.1.10 Fire extinguishers. A minimum of one portable fire extinguisher having a minimum 80-B:C rating shall be provided and located near the stairway or ramp to the landing pad. The fire extinguisher cabinets shall not penetrate the approach-departure paths, or the safety area. Installation, inspection, and maintenance of extinguishers shall be in accordance with the CFC, Section 906.

2008.1.11 EHLF. Fueling, maintenance, repairs, or storage of helicopters is

prohibited.

Figure 2008.1.7 Helicopter Landing Pad Markings



1. The preferred background is white or tan.
2. The circled center number indicates the allowable weight that the facility is capable of supporting in thousands of pounds.
3. The numbers shall be orientated towards the preferred flight (typically facing the prevailing wind)

Chapter 21 Dry Cleaning is adopted in its entirety without amendments.

Chapter 22 Combustible Dust-Producing Operations is adopted in its entirety without amendments.

Chapter 23 Motor Fuel-Dispensing Facilities and Repair Garages is adopted in its entirety without amendments.

Chapter 24 Flammable Finishes is adopted in its entirety without amendments.

Chapter 25 Fruit and Crop Ripening is adopted in its entirety without amendments.

Chapter 26 Fumigation and Thermal Insecticidal Fogging is adopted in its entirety without amendments.

Chapter 27 Semiconductor Fabrication Facilities is adopted in its entirety without amendments

Chapter 28 Lumber Yards and Woodworking Facilities is adopted in its entirety with the following amendments:

Section 2801.2 Permit is hereby revised by adding the following statement to the last sentence:

2801.2 Permit. Permits shall be required as set forth in Section 105.6. For Miscellaneous Combustible Storage Permit, see Section 105.6.29.

Section 2808.2 Storage site is hereby revised as follows:

2808.2 Storage site. Storage sites shall be level and on solid ground or other all-weather surface. Sites shall be thoroughly cleaned and approval from the fire code official obtained before transferring products to the site.

Section 2808.3 Size of piles is hereby revised as follows:

2808.3 Size of piles. Piles shall not exceed 15 feet (4572 mm) in height, 50 feet (15 240 mm) in width and 100 feet (30 480 mm) in length.

Section 2808.7 Pile fire protection is hereby revised by adding the following statement to the last sentence:

2808.7 Pile fire protection. Automatic sprinkler protection shall be provided in conveyor tunnels and combustible enclosures that pass under a pile. Combustible conveyor systems and enclosed conveyor systems shall be equipped with an approved automatic sprinkler system. Oscillating sprinklers with a sufficient projectile reach are required to maintain a 40% to 60% moisture content and wet down burning/smoldering areas.

Section 2808.9 Material-handling equipment, is hereby revised by adding the following sentence at the beginning of the section:

2808.9 Material-handling equipment. All material handling equipment operated by an internal combustion engine shall be provided and maintained with an approved spark arrester. Approved material-handling equipment shall be available for moving wood chips, hogged material, wood fines and raw product during fire-fighting operations.

Section 2808.11 Temperature control, is hereby added as follows:

2808.11 Temperature control. The temperature shall be monitored and maintained as specified in Sections 2808.11.1 and 2808.11.2.

Section 2808.11.1 Pile temperature control is hereby added as follows:

2808.11.1 Pile temperature control. Piles shall be rotated when the internal temperature readings are in excess of 165 degrees Fahrenheit.

Section 2808.11.2 New material temperature control, is hereby added as follows:

2808.11.2 New material temperature control. New loads delivered to the facility shall be inspected and tested at the facility entry prior to taking delivery. Material with temperature exceeding 165 degrees Fahrenheit shall not be accepted on the site. New loads shall be monitored to verify that the temperature remains stable.

Chapter 29 Manufacture of Organic Coatings is adopted in its entirety without amendments.

Chapter 30 Industrial Ovens is adopted in its entirety without amendments.

Chapter 31 Tents and Other Membrane Structures is adopted in its entirety without amendments.

Chapter 32 High-Piled Combustible Storage is adopted in its entirety without amendments.

Chapter 33 Fire Safety During Construction and Demolition is adopted in its entirety without amendments.

Chapter 34 Tire Rebuilding and Tire Storage is adopted in its entirety without amendments.

Chapter 35 Welding and Other Hot Work is adopted in its entirety without amendments.

Chapter 36 Marinas is adopted in its entirety without amendments.

Chapter 48 Motion Picture and Television Production Studio Sound Stages, Approved Production Facilities and Production Locations is adopted in its entirety without amendments.

Chapter 49 Requirements for Wildland-Urban Interface Fire Areas is adopted in its entirety without amendments:

Chapter 50 Hazardous Materials – General Provisions is adopted in its entirety with the following amendments.

Section 5001.5.2 Hazardous Materials Inventory Statement (HMIS), is hereby amended by modifying the starting paragraph as follows:

5001.5.2 Hazardous Materials Inventory Statement (HMIS). Where required by the fire code official, an application for a permit shall include Orange County Fire Authority's Chemical Classification Packet, which shall be completed and approved prior to approval of plans, and/or the storage, use or handling of chemicals on the premises. The Chemical Classification Packet shall include the following information:

1. Product Name
2. Component
3. Chemical Abstract Service (CAS) number
4. Location where stored or used.
5. Container size
6. Hazard classification
7. Amount in storage
8. Amount in use-closed systems
9. Amount in use-open systems.

Table 5003.1.1(1) Maximum Allowable Quantity per Control Area of Hazardous Materials Posing a Physical Hazard is hereby amended by deleting Footnote K without replacement as follows:

Section 5003.1.1.1 Extremely Hazardous Substances is hereby added as follows:

5003.1.1.1 Extremely Hazardous Substances. No person shall use or store any amount of extremely hazardous substances (EHS) in excess of the disclosable amounts (see Health and Safety Code Section 25500 et al) in a residential zoned or any residentially developed property.

Section 5003.5 Hazard identification signs is hereby amended by modifying the NFPA standard as follows:

5003.5 Hazard Identification signs. Unless otherwise exempted by the fire code official, visible hazard identification signs as specified in the Orange County Fire Authority Signage Guidelines for the specific material contained shall be placed on stationary containers and above-ground tanks and at entrances to locations where hazardous materials are stored, dispensed, used or handled in quantities requiring a permit and at specific entrances and locations designated by the fire code official.

Chapter 51 Aerosols is adopted in its entirety without amendments.

Chapter 52 Combustible Fibers is adopted in its entirety without amendments.

Chapter 53 Compressed Gases is adopted in its entirety without amendments.

Chapter 54 Corrosive materials is adopted in its entirety without amendments.

Chapter 55 Cryogenic Fluids is adopted in its entirety with the following amendment.

Section 5503.4.1 Identification signs is hereby revised as follows:

5503.4.1 Identification signs. Visible hazard identification signs in accordance with the Orange County Fire Authority Signage Guidelines shall be provided at entrances to buildings or areas in which cryogenic fluids are stored, handled or used.

Chapter 56 Explosives and Fireworks California Fire Code Chapter 56 is adopted in its entirety with the following amendments:

Section 5601.2 Retail Fireworks is hereby added as follows:

5601.2 Retail Fireworks. The storage, use, sale, possession, and handling of fireworks 1.4G (commonly referred to as Safe & Sane) and fireworks 1.3G is prohibited.

Exception: Fireworks 1.4G and fireworks 1.3G may be part of an electrically fired public display when permitted and conducted by a licensed pyrotechnic operator

Section 5601.3 Seizure of Fireworks is hereby added as follows:

5601.3 Seizure of Fireworks. The fire code official shall have the authority to seize, take, and remove all fireworks stored, sold, offered for sale, used or handled in violation of the provisions of Title 19 CCR, Chapter 6. Any seizure or removal pursuant to this section shall be in compliance with all applicable statutory, constitutional, and decisional law.

Section 5602 Explosives and blasting is hereby added as follows:

5602 Explosives and blasting. Explosives shall not be possessed, kept, stored, sold, offered for sale, given away, used, discharged, transported or disposed of within wildland-urban interface areas, or hazardous fire areas except by permit from the fire code official.

Section 5608.1 General is hereby revised as follows:

5608.1 General. Outdoor fireworks displays, use of pyrotechnics before a proximate audience and pyrotechnic special effects in theatrical and group entertainment productions shall comply with California Code of Regulations, Title 19, Division 1, Chapter 6 Fireworks, the Orange County Fire Authority Guidelines for Public Fireworks Displays, and with the conditions of the permit as approved by the fire code official.

Section 5608.2 Firing is hereby added as follows:

5608.2 Firing. *All fireworks displays shall be electrically fired.*

Chapter 57 Flammable and Combustible Liquids is adopted in its entirety with the following amendment.

Section 5704.2.3.2 Label or placard is hereby amended by modifying the NFPA standard as follows:

5704.2.3.2 Label or placard. Tanks more than 100 gallons (379 L) in capacity, which are permanently installed or mounted and used for the storage of Class I, II or III liquids, shall bear a label and placard identifying the material therein. Placards shall be in accordance with the Orange County Fire Authority Signage Guidelines.

Chapter 58 Flammable Gases and Flammable Cryogenic Fluids is adopted in its entirety without amendments.

Chapter 59 Flammable Solids is adopted in its entirety without amendments.

Chapter 60 Highly Toxic and Toxic Materials is adopted in its entirety with the following amendments.

Section 6004.2.2.7 Treatment system is hereby amended by modifying the exceptions as follows:

Exception:

1. Toxic gases – storage/use. Treatment systems are not required for toxic gases supplied by cylinders or portable tanks not exceeding 1,700 pounds (772 kg) water capacity when the following are provided:
 - 1.1 A listed or approved gas detection system with a sensing interval not exceeding 5 minutes.
 - 1.2. For storage, valve outlets are equipped with gas-tight outlet plugs or caps.
 - 1.3 For use, a listed and approved automatic-closing fail-safe valve located immediately adjacent to cylinder valves. The fail-safe valve shall close when gas is detected at the permissible exposure limit (PEL) by a gas detection system monitoring the exhaust system at the point of discharge from the gas cabinet, exhausted enclosure, ventilated enclosure or gas room. The gas detection system shall comply with Section 6004.2.2.10.

Chapter 61 Liquefied Petroleum Gases is adopted in its entirety without amendments.

Chapter 62 Organic Peroxides is adopted in its entirety without amendments.

Chapter 63 Oxidizers, Oxidizing Gases, and Oxidizing Cryogenic Fluids is adopted in its entirety without amendments.

Chapter 64 Pyrophoric Materials is adopted in its entirety without amendments.

Chapter 65 Pyroxylin (Cellulose Nitrate) Plastics is adopted in its entirety without amendments.

Chapter 66 Unstable (Reactive) Materials is adopted in its entirety without amendments.

Chapter 67 Water-Reactive Solids and Liquids is adopted in its entirety without amendments.

Chapter 80 Referenced Standards is adopted in its entirety with the following amendments:

NFPA 13, 2013 Edition, Standard for the Installation of Sprinkler Systems is hereby amended as follows:

Section 6.8.3 is hereby revised as follows:

6.8.3 Fire department connections (FDC) shall be of an approved type. The FDC shall contain a minimum of two 2 ½" inlets. The location shall be approved and be no more than 150 feet from a public hydrant. The FDC may be located within 150 feet of a private fire hydrant when approved by the fire code official. The size of piping and the number of inlets shall be approved by the fire code official. If acceptable to the water authority, 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 8.3.3.1 is hereby revised as follows:

8.3.3.1. When fire sprinkler systems are installed in shell buildings of undetermined use (Spec Buildings) other than warehouses (S occupancies), fire sprinklers of the quick-response type shall be used. Use is considered undetermined if a specific tenant/occupant is not identified at the time the fire sprinkler plan is submitted. Sprinklers in light hazard occupancies shall be one of the following:

- (1) Quick-response type as defined in 3.6.4.7
- (2) Residential sprinklers in accordance with the requirements of 8.4.5

- (3) Standard-response sprinklers used for modifications or additions to existing light hazard systems equipped with standard-response sprinklers
- (4) Standard-response sprinklers used where individual standard-response sprinklers are replaced in existing light hazard systems

Section 8.17.1.1.1 is hereby added as follows

8.17.1.1.1 Residential Waterflow Alarms. A local water-flow 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 not requiring a fire alarm system by the California Fire Code shall be provided with a minimum of one approved interior alarm device in each unit. Interior alarm devices shall be required to provide 55 dBA or 15 dBA above ambient, whichever is greater, throughout all living spaces within each unit. 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, whichever is greater. 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) serving normally operated appliances in the residence.

Section 11.1.1.2 is hereby added as follows:

11.1.1.2 When fire sprinkler systems are required in buildings of undetermined use other than warehouses, they shall be designed and installed to have a fire sprinkler density of not less than that required for an Ordinary Hazard Group 2 use, with no reduction(s) in density or design area. Warehouse fire sprinkler systems shall be designed to Figure 16.2.1.3.2 (d) curve "G". Use is considered undetermined if a specific tenant/occupant is not identified at the time the sprinkler plan is submitted. Where a subsequent occupancy requires a system with greater capability, it shall be the responsibility of the occupant to upgrade the system to the required density for the new occupancy.

Section 11.2.3.1.1.1 is hereby added as follows:

11.2.3.1.1.1 The available water supply for fire sprinkler system design shall be determined by one of the following methods, as approved by the Fire Code Official:

1. Subtract the project site elevation from the low water level for the appropriate pressure zone and multiply the result by 0.433;
2. Use a maximum of 40 psi, if available;
3. Utilize the Orange County Fire Authority water-flow test form/directions to document a flow test conducted by the local water agency or an approved third party licensed in the State of California.

Section 23.2.1.1 is hereby revised as follows:

Section 23.2.1.1 Where a waterflow test is used for the purposes of system design, the test shall be conducted no more than 6 months prior to working plan submittal unless otherwise approved by the authority having jurisdiction.

NFPA 13R 2013 Edition, Installation of Sprinkler System in Residential Occupancies up to and Including Four Stories in Height is hereby amended as follows:

Section 6.16.1 is hereby revised as follows:

6.16.1 A 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 containing less than the number of stories, dwelling units or occupant load specified in 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. Interior alarm devices shall be required to provide 55 dBA or 15 dBA above ambient, whichever is greater, throughout all living spaces within each dwelling unit. 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, whichever is greater. 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) 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.

NFPA 13D 2013 Edition, Standard for the Installation of Sprinkler Systems in One- and Two-Family Dwellings and Manufactured Homes is hereby amended as follows:

Section 4.1.3 is hereby added as follows:

4.1.3 Stock of Spare Sprinklers

Section 4.1.3.1 is hereby added as follows:

4.1.3.1. 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 4.1.3.2 is hereby added as follows:

4.1.3.2 The sprinklers shall correspond to the types and temperature ratings of the sprinklers in the property.

Section 4.1.3.3 is hereby added as follows:

4.1.3.3 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 4.1.3.4 is hereby added as follows:

4.1.3.4 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 is hereby revised as follows:

7.1.2 The system piping shall not have a separate control valve unless supervised by a central station, proprietary, or remote station alarm service.

Section 7.6 is hereby deleted in its entirety and replaced as follows:

7.6 Alarms. Exterior alarm indicating device 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 is subject to final approval by the fire code official. Additional interior alarm devices shall be required to provide 55 dBA or 15 dBA above ambient, whichever is greater, throughout all living spaces. 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, whichever is greater. 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 under CBC Section 907.2.11 are used to sound an alarm upon waterflow switch activation.

NFPA 14, 2013 Edition, Installation of Standpipe and Hose Systems is hereby amended as follows:

Section 7.3.1.1 is hereby is deleted in its entirety and replaced as follows:

7.3.1.1 Class I and III Standpipe hose connections shall be unobstructed and shall be located not less than 18 inches or more than 24 inches above the finished floor. Class II Standpipe hose connections shall be unobstructed and shall be located not less than 3 feet or more than 5 feet above the finished floor.

NFPA 24, 2013 Edition, Standard for the Installation of Private Fire Service Mains and Their Appurtenances is hereby amended as follows:

Section 6.2.1.1 is hereby added as follows:

6.2.1.1 The closest upstream indicating valve to the riser shall be painted OSHA red.

Section 6.2.11 (5) is hereby deleted without replacement and (6) and (7) renumbered:

- (5) Control Valves installed in a fire-rated room accessible from the exterior.
- (6) Control valves in a fire-rated stair enclosure accessible from the exterior as permitted by the authority having jurisdiction.

Section 6.3.3 is hereby added as follows:

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

Section 10.1.6.3 is hereby added as follows:

10.1.6.3 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: 304 or 316 Stainless Steel pipe and fittings

Section 10.3.6.2 is hereby revised as follows:

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

Exception: Bolted joint accessories made from 304 or 316 stainless steel.

Section 10.3.6.3 is hereby added as follows:

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

Section 10.6.3.1 is hereby deleted and replaced as follows:

10.6.3.1 Where fire service mains enter the building adjacent to the foundation, the pipe may run under a building to a maximum of 24 inches, as measured from the interior face of the exterior wall to the center of the vertical pipe. The pipe under the building or building foundation shall be 304 or 316 stainless steel and shall not contain mechanical joints or it shall comply with 10.6.2.

Section 10.6.4 is hereby revised as follows:

10.6.4 Pipe joints shall not be located under foundation footings. The pipe under the building or building foundation shall be 304 or 316 stainless steel and shall not contain mechanical joints.

Appendices

Appendix A is adopted in its entirety without amendments.

Appendix B is adopted in its entirety without amendments.

Appendix BB is adopted in its entirety without amendments.

Appendix C is adopted in its entirety without amendments.

Appendix CC is adopted in its entirety without amendments.

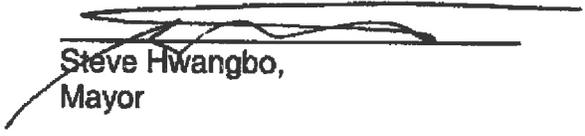
SECTION 4: The City Council finds and determines that the adoption of this Ordinance is exempt from the requirements of the California Environmental Quality Act ("CEQA") pursuant to State CEQA Guidelines Section 15061(b) (3) [14 C.C.R. § 15061(b)(3)] which sets forth the rule that "CEQA" applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA.

SECTION 5: Severability. If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held out to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council of the City of La Palma hereby declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase or portion thereof irrespective of the fact that any one or more sections, subsection, sentence clause, phrases or portions be declared valid or unconstitutionally.

SECTION 6. All Actions Regularly Taken. All required proceedings and considerations precedent to the adoption of this Ordinance have been regularly taken in accordance with applicable law.

SECTION 7: Effectiveness, Publication. The City Clerk is authorized and directed to publish this Ordinance or a summary thereof in the manner provided by law and in accordance with procedures normally taken.

PASSED AND ADOPTED at a regular meeting of the City Council of the City of La Palma held on the 19th day of November, 2013.



Steve Hwangbo,
Mayor

ATTEST:



Laurie A. Murray, CMC
City Clerk

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS.
CITY OF LA PALMA)

I, LAURIE A. MURRAY, City Clerk of the City of La Palma, California, DO HEREBY CERTIFY that the foregoing Ordinance was adopted by the City Council of said City at a regular meeting of said City Council held on the 19th day of November 2013, and that it was so adopted by called vote as follows:

AYES: Charoen, Goedhart, Hwangbo, Kim, and Shanahan

NOES: None



Laurie A. Murray, CMC,
City Clerk

RESOLUTION NO. 2013- 48

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA PALMA, CALIFORNIA SETTING FORTH FINDINGS FOR REQUIRED AMENDMENTS TO THE 2013 CALIFORNIA BUILDING CODES RELATIVE TO LOCAL CLIMATIC, TOPOGRAPHIC, AND GEOLOGIC CONDITIONS

WHEREAS, Public Resources Code Section 4117 independently authorizes cities to enact local fire protection ordinances which “may be more restrictive than state statutes in order to meet local fire hazard conditions;” and

WHEREAS, Health and Safety Code Section 18941.5 provides that cities retain the police power under the California Constitution to enact more stringent building standards which cities find reasonably necessary due to local conditions; and

WHEREAS, Health and Safety Code Section 17958 provides that the City of La Palma (“City”) shall adopt ordinances and regulations imposing the same or modified or changed requirements as are contained in the regulations adopted by the State pursuant to Health and Safety Code Section 17922; and

WHEREAS, the State of California has mandated by Health and Safety Code Section 17922 that cities impose the same requirements as are contained in the most recent edition of the California Building Standards Code; and

WHEREAS, Health and Safety Code Section 17958.5(a) permits the City to make modifications or changes to the California Building Standards Code, which are reasonably necessary because of local climatic, geologic, or topographic conditions; and

WHEREAS, the City’s Building Official and Community Development Director have recommended that changes and modifications be made to the 2013 Edition of the California Administrative Code (CAC), the California Building Code (CBC) with Appendix G Flood Resistant Construction, and Appendix J Grading, the California Mechanical Code (CMC), the California Plumbing Code (CPC), the California Electrical Code (CEC), the California Residential Code (CRC) with Appendix G Swimming Pools, Spas, and Hot Tubs, the California Energy Code (CEnc), the California Green Building Standards Code (CGBSC), International Property Maintenance Code and the California Referenced Standards Code (CRSC), (hereinafter referred to collectively as “Codes”) prior to adoption by the City of such codes, and have advised that certain of said changes and modifications to the Codes are reasonably necessary due to local conditions in the City of La Palma and have further advised that the remainder of said changes and modifications are of an administrative or procedural nature, or concern themselves with subjects not covered by the Codes, or are reasonably necessary to safeguard life and property within the City of La Palma; and

WHEREAS, said changes to the Codes have been prepared in a draft Ordinance attached hereto as EXHIBIT "A" and incorporated herein by reference, amending Chapter 7 of the La Palma Municipal Code; and

WHEREAS, Health and Safety Code Section 17958.7 requires that the City Council, before making any modifications or changes to the Codes, shall make an express finding that such changes or modifications are reasonably necessary because of local conditions.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of La Palma that the above recitals are true and correct and incorporated herein by reference and that pursuant to the requirements of Health and Safety Code Section 17958.7, the City Council finds and determines there is a need to adopt the changes or modifications to the California Building Standards Codes because of local climatic, topographical, and geological conditions as follows:

SECTION 1: Changes and modifications to the Code adopted by the City of La Palma as recommended by the Building Official and Director of Community Development are hereby found to be reasonably necessary due to the following general findings of local climatic, geographical or topographical conditions:

I. Climatic Conditions

- A. Orange County and the City are located in a semi-arid Mediterranean type climate. The area annually experiences extended periods of high temperatures with little or no precipitation. Hot, dry (Santa Ana) winds, which may reach speeds of 70 M.P.H. or greater, are also common to the area. These climatic conditions cause extreme drying of vegetation and common building materials. Frequent periods of drought and low humidity add to the fire danger. This predisposes the area to large destructive fires (conflagration). In addition to directly damaging or destroying buildings, these fires are also prone to disrupt utility services throughout the City. Obstacles generated by a strong wind, such as fallen trees, street lights, and utility poles will greatly impact the response time to reach an incident scene. Additionally, there is a significant increase in the amount of wind force at 60 feet above the ground. Use of aerial type fire fighting apparatus above this height would place rescue personnel at increased risk of injury.
- B. The climate alternates between extended periods of drought and brief flooding conditions. Flood conditions may affect the Orange County Fire Authority's ability to respond to a fire or emergency condition. Floods also disrupt utility services to buildings and facilities within the City.
- C. Water demand in this densely populated area far exceeds the quantity supplied by natural precipitation; and although the population continues to

grow, the already-taxed water supply does not. California is projected to increase in population by nearly 10 million over the next quarter of a century with 50 percent of that growth centered in Southern California. Due to storage capacities and consumption, and a limited amount of rainfall future water allocation is not fully dependable. This necessitates the need for additional and on-site fire protection features. It would also leave tall buildings vulnerable to uncontrolled fires due to a lack of available water and an inability to pump sufficient quantities of available water to floors in a fire.

- D. These dry climatic conditions and winds contribute to the rapid spread of even small fires originating in high-density housing or vegetation. These fires spread very quickly and create a need for increased levels of fire protection. The added protection of fire sprinkler systems and other fire protection features will supplement normal fire department response by providing immediate protection for the building occupants and by containing and controlling the fire spread to the area of origin. Fire sprinkler systems will also reduce the use of water for firefighting by as much as 50 to 75 percent.

II. Topographical conditions

- A. Natural slopes of 15 percent or greater generally occur throughout the foothills of Orange County. The elevation change caused by the hills creates the geological foundation on which communities within Orange County, are built and will continue to be built. With much of the populated flatlands already built upon, future growth will occur in areas with steeper slopes and greater constraints in terrain.
- B. Road circulation features located throughout Orange County, including in the City, also make amendments reasonably necessary. Located through Orange County are major roadways, highways, and flood control channels that create barriers and slow response times. Hills, slopes, street and storm drain design accompanied with occasional heavy rainfall, cause roadway flooding and at times may make an emergency access route impassable. There are areas in Orange County that naturally have Fire Department emergency response times that exceed the 5 minute goal.
- C. Placement of multiple occupancy buildings, location of arterial roads, and fire department staffing constraints due to recent revenue-limiting state legislation have made it difficult for the fire department to locate additional fire stations and provide manpower sufficient to concentrate fire companies and personnel to control fires in high density apartment or condominium buildings. Fire Department equipment does not allow easy access to areas of buildings greater than 55 feet above the level of Fire Department vehicle access. These conditions create the need for built-in

on-site fire protection systems to protect occupants and property until fire fighting apparatus and personnel arrive on the scene.

These topographical conditions combine to create a situation, which places fire department response time to fire occurrences at risk, and makes it necessary to provide automatic on-site fire-extinguishing systems and other protection measures to protect occupants and property.

III. Geologic Conditions

Orange County and the City are located in a highly active seismic area. There are earthquake faults that run along both the northeastern and southwestern boundaries of Orange County. The Newport-Inglewood Fault Zone (NIFZ) which runs through Orange County was the source of the destructive 1933 Long Beach earthquake (6.3 magnitude, hypocenter off Newport Beach coast), which took 120 lives, with areas damaged from Laguna Beach to Marina del Rey and inland to Whittier, and poses one of the greatest hazards to lives and property in the nation. Regional planning for reoccurrence is recommended by the State of California, Department of Conservation.

There was also an earthquake in December 1989, with the epicenter located near the City of Irvine. The fault on which this quake occurred was unknown prior to this activity. The October 17, 1989, Santa Cruz earthquake resulted in only one major San Francisco fire in the Marina district, but when combined with the 34 other fires and over 500 responses, the department was taxed to its full capabilities. The Marina fire was difficult to contain because mains supplying water to the district burst during the earthquake. If more fires had been ignited by the earthquake, it would have been difficult for the fire department to contain them.

Experts predict a major earthquake in our area within the next 50 years. This situation creates the need for both additional fire protection measures and automatic on-site fire protection for building occupants since a multitude of fires may result from breakage of gas and electric lines as a result of an earthquake. As noted by "Planning Scenario on a Major Earthquake on the Newport-Inglewood Fault Zone, 1988, State Department of Conservation," page 59, "unfortunately, barely meeting the minimum earthquake standards of building codes places a building on the verge of being legally unsafe."

- A. Traffic and circulation congestion presently existing in the City often places fire department response time to fire occurrences at risk. This condition will be exacerbated by any major disaster, including any earthquake wherein damage to the highway system will occur. This condition makes the need for additional on-site protection for property occupants necessary.

- B. The City is located in the middle of the seismically active area. The viability of the public water system would be questionable at best after a major seismic event. This would leave tall buildings vulnerable to uncontrolled fires due to a lack of available water and an inability to pump sufficient quantities of any available water to floors above the 55-foot level. A severe seismic event has the potential to negatively impact any rescue or fire suppression activities because it is likely to create obstacles similar to those indicated under the high wind section above. With the probability of strong aftershocks there exists a need to provide increased protection for anyone on upper floors.
- C. Soils throughout Orange County and in the City possess corrosive properties that reduce the expected usable life of water services when metallic pipes in contact with soils are utilized.
- D. Portions of Orange County contain active or former oil production fields. These areas contain a variety of naturally occurring gasses, liquids, and vapors. These compounds present toxicity or flammability hazards to building occupants. Evaluation of these hazards and the risks they pose to development is necessary implement appropriate mitigation.

Additional amendments have been made to the Codes. On the recommendation of the Community Development Department, such amendments are hereby found to be either administrative or procedural in nature or concern themselves with subjects not covered in such Codes. The changes made include provisions making each of said Codes compatible with other Codes enforced by the City.

SECTION 2: Amendments to the 2013 Edition of the Codes are found reasonably necessary based on the climatic, topographic and/or geologic conditions cited in Section 1 of this Resolution and are listed as follows:

<u>Code Section</u>	<u>Findings in Section 1</u>
CBC 104.8	N/A
CBC 105.2, 105.5, 105.8	N/A
CBC 107.2.6 , 107.3, 107.5	II-A, III-C
CBC 109,	N/A
CBC 110,	N/A
CBC 111.3	N/A
CBC 113.1	N/A
CBC 202	N/A (Administrative)
CBC 403.1, 907.2.13, 907.6.3.2	II, III-A
CBC 412.7.6 through 412.7.6.12	II, III-A

CBC 903.2	II, III-B
CBC 903.3.5.3	I, II
CBC 903.4	III-A
CBC 905.4	III-A
CBC 907.3.1	III-A
CBC 907.5.2.2	II, III-A
CBC 907.6.5	N/A (Administrative)
CBC 1505.1, 1505.1.3	I-A, B, II-B, D
CBC 1807.1.6	III-B, C, D
CBC 3109.4.4, 3109.4.4.1, 3109.4.4.2, 3109.6	N/A
CPC 714.4	I, II, III
CEC 310.106, 310.121 (B)	I-A, III-A, B
CRC 105.2, 105.3.2, 105.5, 105.10	II-C, III
CRC 106.3, 106.5	II-C, III
CRC 108.5	N/A
CRC 109.5	N/A
CRC 110.4	N/A
CRC R301.2 (1)	I-A
CRC R313.3.6.2.2	III
CRC R319	II
CRC R403.1.3, R405.1	III-A, B
CRC 602.10.3(3)	I-A, III-C
CRC R902.1	I-A, B, II-B, D
CRC R902.2	I-A, C, II-A, B, C
CRC R1001.13	I, II
CGBSC 4.304.1	I-C

The aforementioned amendments have been incorporated in detail in the Draft Ordinance attached hereto as EXHIBIT "A" and incorporated herein by reference.

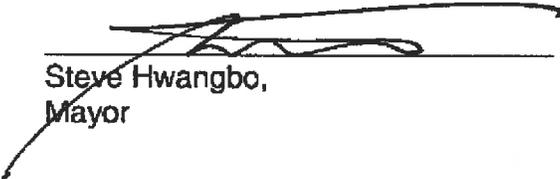
SECTION 3. Additional amendments are found to be either administrative or procedural in nature, concern themselves with subjects not covered in the Codes, or have already been cleared and approved by the State by the efforts of the Orange County Fire Authority. The changes made include provisions making each of said Codes compatible with other codes enforced by the City and fee schedules.

SECTION 4. A copy of this Resolution together with the Ordinance adopting the 2013 Edition of the California Administrative Code (CAC), the California Building Code (CBC) with Appendix G Flood Resistant Construction, and Appendix J Grading, the California Mechanical Code (CMC), the California Plumbing Code (CPC), the California Electrical Code (CEC), the California Residential Code (CRC) with Appendix G Swimming Pools, Spas, and Hot Tubs, the California Energy Code (CEnc), the California Green Building Standards Code (CGBSC), International Property Maintenance Code and the California Referenced Standards Code (CRSC) based on the 2012 International Building Code as published by the International Code Council, and all City amendments thereto shall be filed with the California Building Standards Commission.

SECTION 5. If any provision, clause, word, sentence, or phrase in this Resolution is for any reason held invalid, unconstitutional, or otherwise unlawful, such holding shall not affect the other provisions, clauses, words, sentences, phrases, or applications of the provisions of this Resolution which can be given effect without the unconstitutional, invalid, or unlawful provision, clause, word, sentence, phrase, or application. To this end, the provisions of this Resolution are hereby declared to be severable, and the City Council declares that it would have adopted each provision, clause, word, sentence, or phrase of this Resolution irrespective of the fact that any one or more clauses, words, sentences, phrases, or applications thereof be declared unconstitutional, invalid, or otherwise unlawful.

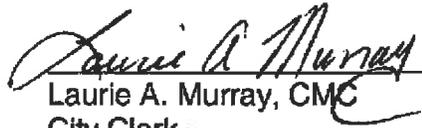
SECTION 6. The City Clerk shall certify to the passage of this Resolution which shall be published and shall take effect as provided by law.

APPROVED AND ADOPTED by the City Council of the City of La Palma at a regular meeting held on the 5th day of November 2013



Steve Hwangbo,
Mayor

ATTEST:



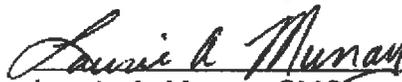
Laurie A. Murray, CMC
City Clerk

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS.
CITY OF LA PALMA)

I, LAURIE A. MURRAY, City Clerk of the City of La Palma, California, DO HEREBY CERTIFY that the foregoing Resolution was adopted by the City Council of said City at a regular meeting of said City Council held on the 5th day of November 2013, and that it was so adopted by called vote as follows:

AYES: Charoen, Goedhart, Hwangbo, Kim, and Shanahan

NOES: None



Laurie A. Murray, CMC
City Clerk

ORDINANCE NO. 2013-04

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LA PALMA REPEALING DIVISIONS 3, 4, 5, 6, 7, 8, 9, 10, 11, AND 12 OF ARTICLE 1 OF CHAPTER 7, OF THE LA PALMA CITY CODE, AND ADDING THERETO NEW DIVISIONS 3, 4, 5, 6, 7, 8, 9, 10, 11, AND 12 OF CHAPTER 7, ADOPTING BY REFERENCE THE 2013 EDITIONS OF THE CALIFORNIA ADMINISTRATIVE, BUILDING, MECHANICAL, PLUMBING, ELECTRICAL, RESIDENTIAL, ENERGY, GREEN BUILDING STANDARDS, REFERENCED STANDARDS CODES, AND THE 2012 INTERNATIONAL PROPERTY MAINTENANCE CODE WITH CERTAIN AMENDMENTS, ADDITIONS, DELETIONS AND EXCEPTIONS THERETO

WHEREAS, the City of La Palma has determined that it is in the City's best interest to adopt updated provisions of the various codes relating to buildings in the City of La Palma; and

WHEREAS, California Health & Safety Code Section 17958 mandates that the City of La Palma adopt ordinances or regulations in accordance with Health & Safety Code Section 17922; and

WHEREAS, the City has conducted a Public Hearing on the proposed building related regulations as required by law; and

WHEREAS, the City is required to adopt the 2013 Edition of the California Building Standards Code as of January 1, 2014.

NOW, THEREFORE, the City Council of the City of La Palma Does Hereby Ordain as Follows:

SECTION 1: Divisions 3, 4, 5, 6, 7, 8, 9, 10, 11, and 12 of Article 1 of Chapter 7 of the La Palma City Code are hereby repealed; provided, however, said repeal shall not apply to or excuse any violation hereof occurring prior to the effective date of this Ordinance and provided further that the codes as adopted therein by reference and amended by the City of La Palma shall continue to be applicable to construction wherein plans have been submitted for plan check as of the effective date of this Ordinance so long as the initial permit therefore is issued not later than ninety (90) days after the effective date of this Ordinance.

SECTION 2: The 2013 Edition of the California Administrative Code (CAC), the California Building Code (CBC) with Appendix G Flood Resistant Construction, and Appendix J Grading, the California Mechanical Code (CMC), the California Plumbing Code (CPC), the California Electrical Code (CEC), the California Residential Code (CRC) with Appendix G Swimming Pools, Spas, and Hot Tubs, the California Energy Code (CEnC), the California Green Building Standards Code (CGBSC), California

Referenced Standards Code (CRSC) and the 2012 International Property Maintenance Code, (hereinafter referred to collectively as "Codes") based on the 2012 International Building Code as published by the International Code Council, as amended by this Ordinance shall constitute the Building Regulations of the City of La Palma.

SECTION 3: A new Division 3 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 3. Administrative Code.

Sec. 7-9. Adopted.

The California Administrative Code, 2013 Edition, is hereby adopted, in its entirety, as the Administrative Code of the City of La Palma, as set forth in this Division 3, Chapter 7."

SECTION 4: A new Division 4 is hereby added to the Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 4. Building Code.

Sec 7-11. Adopted.

The California Building Code, 2013 Edition, is hereby adopted, in its entirety, as the Administrative Code of the City of La Palma, as set forth in this Division 4, Chapter 7, subject to the modifications set forth in this Division.

Sec 7-12. Additions, amendments, and deletions.

The following additions, amendments, and deletions are hereby made to the 2013 Edition of the California Building Code adopted by this division:

Section 104.8 Liability of Chapter 1 of the California Building Code is hereby amended by adding a sentence to the end of the paragraph as follows:

The provisions of this section shall apply if the Building Official or his /her authorized representatives are employees of this jurisdiction and shall also apply if the Building Official or his/her authorized representative are acting under contract as agents of this jurisdiction.

SECTION 105 PERMITS – The following revisions are hereby added to Section 105 to read, in its entirety, as follows:

Section 105.2 – Work Exempt from permit. Subsections 1 and 2 of Section 105.2 are hereby amended to read, in their entirety, as follows:

1. One-story detached accessory structures used as tool and storage sheds, playhouses, and similar uses, provided the floor area does not exceed 120 square feet (11m²), and provided that such structures must comply with setback and height requirements of the City Zoning Code.
2. Fences not over 6 feet high. Masonry or concrete fences not over 36 inches in height above lowest adjacent grade.

Section 105.2 is hereby amended by adding Subsection 14 to read, in its entirety, as follows:

14. Television and radio receiving and transmitting antennas over 15 feet in height measured from the highest point on the structure on the same lot require a Conditional Use Permit and shall be designed as per standard plans on file in the Building Division of the City of La Palma.

Section 105.5 – Expiration. Section 105.5 is hereby amended to add a second paragraph that reads as follows:

105.5 Expiration. Before such work can be re-commenced a new permit shall be first obtained to do so, and the fee therefore shall be one-half the amount required for a new permit for such work; provided, however, that:

1. No changes have been made or will be made in the original plans and specifications for such work; and
2. Such suspension or abandonment has not exceeded one (1) year; and
3. A re-endorsement of the compliance of the plans with the applicable regulations, by the Building Official, shall be obtained.

Any permittee holding an unexpired permit may apply for an extension of the time within which work may commence under that permit when the permittee is unable to commence work within the time required by this section for good and satisfactory reasons. The Building Official may extend the time for action by the permittee for a period not exceeding one hundred eighty (180) days upon written request by the permittee showing that circumstances beyond the control of the permittee have prevented action from being taken. No permit shall be extended more than once.

A new Subsection 105.8 entitled "Maintenance of property during construction" is hereby added to Section 105 to read, in its entirety, as follows:

Section 105.8 Maintenance of property during construction. During construction, all property shall be maintained in a reasonably clean and well-kept manner. All lumber and building materials shall be neatly piled or stacked in a safe manner and stored in the rear yard of the residential property or inside the

building construction perimeter, except that building materials may be stored in a front yard for a period not to exceed thirty (30) days. A waiver of this requirement may be obtained from the Building Official or his/her designated representative if the construction is screened from view from adjacent occupied or public property with fencing materials approved by city zoning and building regulations.

SECTION 107 SUBMITTAL DOCUMENTS The following revisions are hereby added to Section 107 to read, in its entirety, as follows:

A new Subsection 107.2.6 is hereby added to Section 107 to read, in its entirety, as follows:

107.2.6 Soil Report. A Soil report shall be submitted with all permit applications for new construction and additions. Soil Reports shall be prepared by a professional engineer licensed by the State to prepare such reports. The Building Official may waive this requirement if they find that the scope of work applied for does not necessitate a soil report.

Section 107.3 of Section 107 is hereby amended to add a second paragraph that reads as follows:

When submittal documents are required by Section 107.1, a plan review fee shall be paid at the time of submitting the submittal documents for plan review. Said plan review fees are separate fees from the permit fees specified in Section 109.2 and are in addition to the permit fees. Said plan review fee shall be as set forth in the City Council Fee Resolution. The initial plan review fee is for one complete review and one re-check review. Reviews beyond the initial and the re-check shall require addition fees as set forth in the City Council Fee Resolution. Section 107.5 of Section 107 is hereby amended to add a second paragraph that reads as follows:

The approved plans permit application, and inspection card, and other construction documents required by the Building Official shall be imaged after the final inspection and will be a permanent record in the City. The applicant shall pay the cost of imaging at the time of permit. Said imaging fee shall be as set forth in the City Council Fee Resolution.

SECTION 109 FEES The following revisions are hereby added to Section 109 to read, in its entirety, as follows:

Section 109.2 is hereby amended by adding a sentence at the end to read as follows:

The fee for each permit shall be as set forth in the City Council Fee Resolution unless otherwise specified by the code.

Section 109.3 is hereby amended to add a second paragraph that reads as follows:

The Building Official shall make the determination of value or valuation under any provisions of this code. The valuation shall be determined by using rational methods established by the Building Official that reasonably establish the construction value or the contract price of the actual construction cost. The value of work to be used in computing the Building Permit and Building Plan Review fees shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems, and any other permanent equipment.

Section 109.6 is hereby amended to read, in its entirety, as follows:

109.6 Refunds. The Building Official may authorize refunding of any fee paid hereunder which was erroneously paid or collected.

The Building Official may authorize refunding of not more than 80 percent of the permit fee paid when no work has been done under a permit issued in accordance with this code.

The Building Official may authorize refunding of not more than 80 percent of the plan review fee paid when an application for a permit for which a plan review has been paid is withdrawn or canceled before any plan reviewing is done.

The Building Official shall not authorize refunding of any fee paid except on written application filed by the original permittee not later than 180 days after the date of payment. No refund will be made for less than \$25.00. Permit and plan check fees will be refunded in their entirety when collected in error.

SECTION 110 INSPECTIONS. The following revisions are hereby added to Section 110 to read, in its entirety, as follows:

A new Subsection 110.7 is hereby added to Section 110 to read in its entirety as follows:

110.7 Re-inspection. A re-inspection fee may be assessed for each inspection or re-inspection when such portion of work for which inspection is called is not complete or when corrections called for are not made.

This subsection is not to be interpreted as requiring re-inspection fees the first time a job is rejected for failure to comply with the requirements of this Code, but as controlling the practice of calling for inspections before the job is ready for such inspection or re-inspection.

Re-inspection fees may be assessed when the inspection record card is not posted or otherwise made available on the work site; the approved plans are not readily available to the inspector, for failure to provide access on the date for

which inspection is requested, or for deviating from plans requiring the approval of the Building Official.

To obtain a re-inspection, the applicant shall file an application therefore in writing upon a form furnished for that purpose and pay the re-inspection fee as established by the City Council Fee Resolution.

In instances where re-inspection fees have been assessed, no additional inspection of the work will be performed until the required fees have been paid.

Section 111.3 is hereby amended to add a second paragraph that reads as follows:

The application fee for such Temporary Certificate of Occupancy shall be as established by the City Council Fee Resolution. The Temporary Certificate of Occupancy may be subject to such conditions as deemed necessary by the Building Official. The Temporary Certificate of Occupancy expires 30 days after issuance and may be renewed for additional 30 day periods upon providing acceptable justification, the payment of a new application fee for each 30 day period and approval by the Building Official. The violation or failure of any such condition imposed shall be grounds for revocation of such Temporary Certificate of Occupancy.

Section 113.1 is amended to read as follows:

113.1 General. In order to hear and decide appeals of orders, decisions or determinations made by the building official relative to the application and interpretation of this code, there shall be and is hereby created a board of appeals. The board of appeals shall consist of five members, composed of the mayor and the other members of the City Council. Said members shall hold their respective membership on said board of appeals by reason of, and concurrently with their terms of service as Council members and shall cease to be such members upon their ceasing to be Council members. The building official shall be the secretary of the board. The board may adopt reasonable rules and regulations for conducting its investigations and shall render all its decisions and findings on contested matters in writing to the building official, with duplicative copy thereof to any appellant or contestant affected by any such decision of finding.

Three members of the board shall constitute a quorum. The mayor shall be the presiding officer of the board. Meetings shall be conducted in accordance with the Brown Act.

The board shall have the right, subject to such limits as the City Council may prescribe by resolution, to employ at the cost and expense of the City, such qualified individuals as the board, in its discretion, may deem reasonably

necessary in order to assist it in its investigations and making its findings and decisions.

(b) Section 113.3 is deleted in its entirety without replacement.

Section 202 Definitions is hereby revised by adding "Approach-Departure Path," "Emergency Helicopter Landing Facility (EHLF)," "Safety Area," and "Takeoff and Landing Area" and revising "High-Rise Structure" as follows:

APPROACH-DEPARTURE PATH. The flight path of the helicopter as it approaches or departs from the landing pad.

EMERGENCY HELICOPTER LANDING FACILITY (EHLF). A landing area on the roof of a building that is not intended to function as a heliport or helistop but is capable of accommodating fire or medical helicopters engaged in emergency operations.

High-Rise Structure. Every building of any type of construction or occupancy having floors used for human occupancy located more than 55 above the lowest floor level having building access (see Section 403), except buildings used as hospitals as defined in the Health and Safety Code Section 1250.

SAFETY AREA. A defined area surrounding the landing pad which is free of obstructions.

TAKEOFF AND LANDING AREA. The combination of the landing pad centered within the surrounding safety area.

Section 403 HIGH-RISE BUILDINGS AND GROUP I-2 OCCUPANCIES HAVING OCCUPIED FLOORS LOCATED MORE THAN 75 FEET ABOVE THE LOWEST LEVEL OF FIRE DEPARTMENT VEHICLE ACCESS is hereby revised as follows:

Section 403 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

Section 403.1 Applicability is hereby revised as follows:

403.1 Applicability. New high-rise buildings and Group I-2 having occupied floors located more than 55 feet above the lowest level of fire department vehicle access and new 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 403.2 through 403.6.

Section 412.7 is hereby amended by adding Sections 412.7.6 through 412.7.6.13 as follows:

412.7.6. Emergency Helicopter Landing Facility. Emergency Helicopter Landing Facility (EHLF) shall be constructed as specified in Section 412.7.6.1 through 412.7.6.13.

412.7.6.1 General. Every building of any type of construction or occupancy having floors used for human occupancy located more than 75 ft above the lowest level of the fire department vehicle access shall have a rooftop emergency helicopter landing facility (EHLF) in a location approved by the fire code official for use by fire, police, and emergency medical helicopters only.

412.7.6.2 Rooftop Landing Pad. The landing pad shall be 50 ft. x 50 ft. or a 50 ft. diameter circle that is pitched or sloped to provide drainage away from access points and passenger holding areas at a slope of 0.5 percent to 2 percent. The landing pad surface shall be constructed of approved non-combustible, nonporous materials. It shall be capable of supporting a helicopter with a maximum gross weight of 15,000 lbs. For structural design requirements, see California Building Code.

412.7.6.3 Approach-Departure Path. The emergency helicopter landing facility shall have two approach-departure paths separated in plan from each other by at least 90 degrees. No objects shall penetrate above the approach-departure paths. The approach-departure path begins at the edge of the landing pad, with the same width or diameter as the landing pad and is a rising slope extending outward and upward at a ratio of eight feet horizontal distance for every one foot of vertical height.

412.7.6.4 Safety Area. The safety area is a horizontal plane level with the landing pad surface and shall extend 25 ft in all directions from the edge of the landing pad. No objects shall penetrate above the plane of the safety area.

412.7.6.5 Safety Net. If the rooftop landing pad is elevated more than 30 in. (2'-6") above the adjoining surfaces, a 6 ft in wide horizontal safety net capable of supporting 25 lbs/psf shall be provided around the perimeter of the landing pad. The inner edge of the safety net attached to the landing pad shall be slightly dropped (greater than 5 in. but less than 18 in.) below the pad elevation. The safety net shall slope upward but the outer safety net edge shall not be above the elevation of the landing pad.

412.7.6.6 Take-off and Landing Area. The takeoff and landing area shall be free of obstructions and 100 ft x 100 ft. or 100 ft. diameter.

412.7.6.7 Wind Indicating Device. An approved wind indicating device shall be provided but shall not extend into the safety area or the approach-departure paths.

412.7.6.8 Special Markings. The emergency helicopter landing facility shall be marked as indicated in Figure 412.7.6.8.

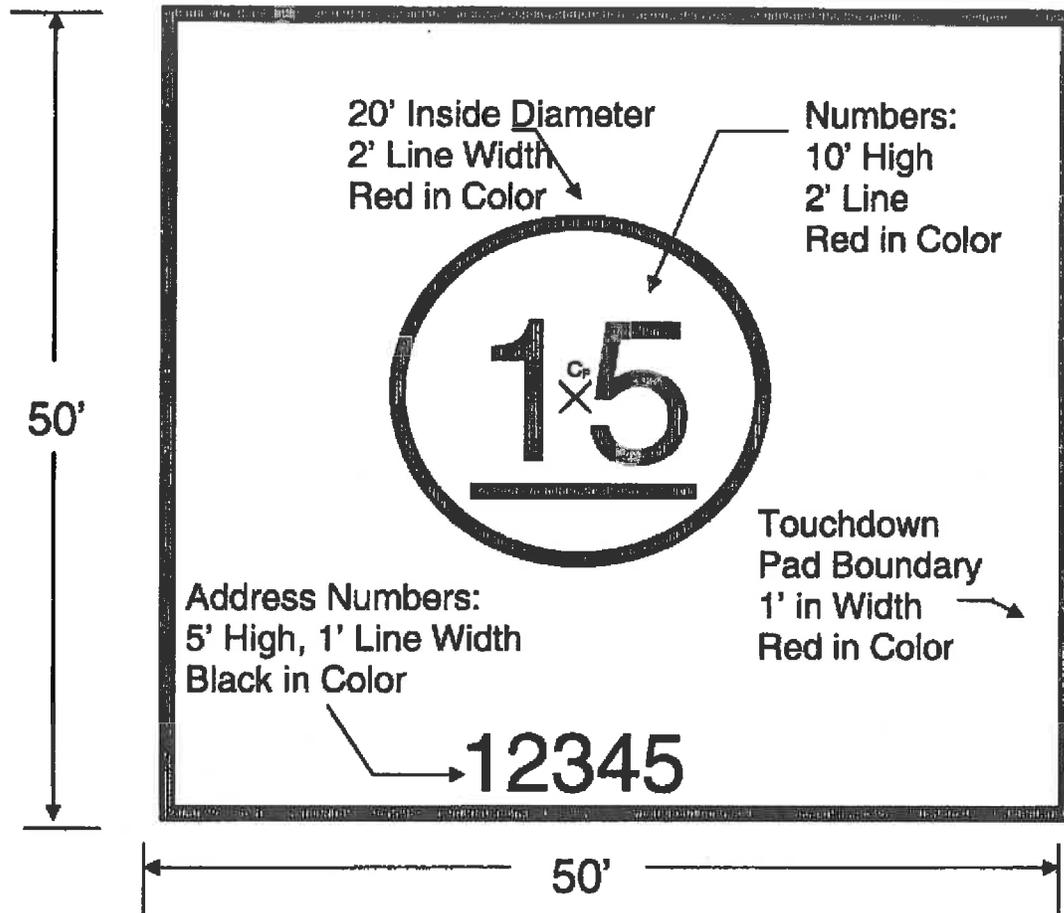
412.7.6.9 EHLF Exits. Two stairway exits shall be provided from the landing platform area to the roof surface. For landing areas less than 2,501 square feet in area, the second exit may be a fire escape or ladder leading to the roof surface below. The stairway from the landing facility platform to the floor below shall comply with Section 1009.7.2 for riser height and tread depth. Handrails shall be provided, but shall not extend above the platform surface.

412.7.6.10 Standpipe systems. The standpipe system shall be extended to the roof level on which the EHLF is located. All portions of the EHLF area shall be within 150 feet of a 2.5-inch outlet on a Class I or III standpipe.

412.7.6.11 Fire extinguishers. A minimum of one portable fire extinguisher having a minimum 80-B:C rating shall be provided and located near the stairways or ramp to the landing pad. The fire extinguisher cabinets shall not penetrate the approach-departure paths, or the safety area. Installation, inspection, and maintenance of extinguishers shall be in accordance with California Fire Code Section 906.

412.7.6.12 EHLF. Fueling, maintenance, repairs, or storage of helicopters shall not be permitted.

Figure 412.7.6.8 Helicopter Landing Pad Markings



1. The preferred background is white or tan.
2. The circled, red numbers indicate the allowable weight that the facility is capable of supporting in thousands of pounds.
3. The numbers shall be oriented towards the preferred flight (typically facing the prevailing wind).

Section 903.2 Where required is hereby revised as follows:

903.2 Where required. Approved automatic sprinkler systems in buildings and structures shall be provided when one of the following conditions exists:

1. **New buildings:** Notwithstanding any applicable provisions of Sections 903.2.1 through 903.2.12, an automatic fire-extinguishing system shall also be installed in all occupancies when the total building area exceeds 5,000 square feet (465 m²) as defined in the CBC, regardless of fire areas or allowable area, or more than two stories in height.

2. Existing Buildings: Notwithstanding any applicable provisions of this code, an automatic sprinkler system shall be provided in an existing building when an addition occurs and when one of the following conditions exists:

- a. When an addition is 33% or more of the existing building area, and the resulting building area exceeds 5000 square feet (465 m²) as defined in Section 202; or
- b. When an addition exceeds 2000 square feet (186 m²) and the resulting building area exceeds 5000 square feet (465 m²) as defined in Section 202.
- c. An additional story is added above the second floor regardless of fire areas or allowable area.

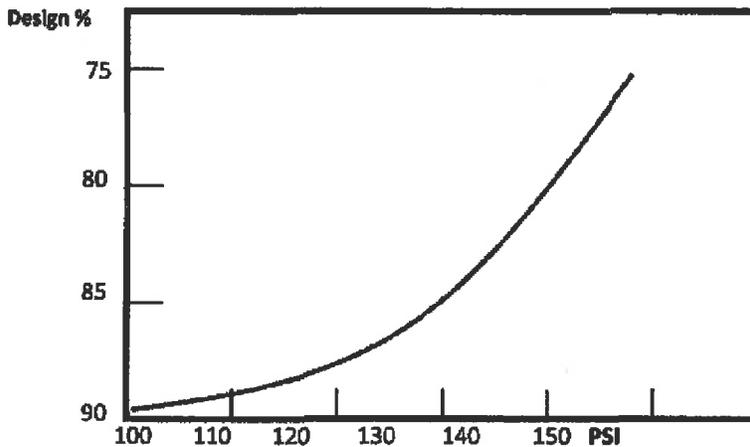
Exception: Group R-3 occupancies. Group R-3 occupancies shall comply with Section 903.2.8.

Section 903.3.5.3 Hydraulically calculated systems is hereby added as follows:

903.3.5.3 Hydraulically calculated systems. The design of hydraulically calculated fire sprinkler systems shall not exceed 90% of the water supply capacity.

Exception: When static pressure exceeds 100 psi, and required by the Fire Code Official, the fire sprinkler system shall not exceed water supply capacity specified by Table 903.3.5.3

TABLE 903.3.5.3
Hydraulically Calculated Systems



Section 903.4 Sprinkler system supervision and alarms is hereby revised by deleting item 3 and 5 and renumbering the Exceptions as follows:

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

Section 905.4 Location of Class I standpipe hose connections is hereby amended by adding item 7 as follows:

7. The centerline of the 2.5 inch (63.5 mm) outlet shall be no less than 18 inches (457.2 mm) and no more than 24 inches above the finished floor.

Section 907.2.13 High-rise buildings is hereby revised as follows:

907.2.13 High-rise buildings and Group I-2 occupancies having floors located more than 55 feet above the lowest level fire department vehicle access. 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 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 907.5.2.2

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 general occupant notification shall be broadcast by the emergency voice/alarm communication system.

Section 907.3.1 Duct smoke detectors is hereby amended as follows:

907.3.1 Duct smoke detectors. Smoke detectors installed in ducts shall be listed for the air velocity, temperature and humidity present in the duct. Duct smoke detectors shall be connected to the building's fire alarm control unit when a fire alarm system is installed. Activation of a duct smoke detector shall initiate a visible and audible supervisory signal at a constantly attended location and shall perform the intended fire safety function in accordance with this code and the California Mechanical Code. Duct smoke detectors shall not be used as a substitute for required open area detection.

Exception: In occupancies not required to be equipped with a fire alarm system, actuation of a smoke detector shall activate a visible and an audible signal in an approved location. Smoke detector trouble conditions shall activate a visible or audible signal in an approved location and shall be identified as air duct detector trouble.

Section 907.5.2.2 Emergency voice/alarm communication system is revised as follows.

907.5.2.2 Emergency voice/alarm communication system. Emergency voice/alarm communication system required by this code shall be designed and installed in accordance with NFPA 72. The operation of any automatic fire detector, sprinkler waterflow device or manual fire alarm box shall automatically sound an alert tone followed by voice instructions giving approved information and directions for a general or staged evacuation in accordance with the building's fire safety and evacuation plans required by Section 404. In 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, the system shall operate on a minimum of the alarming floor, the floor above and the floor below. Speakers shall be provided throughout the building by paging zones. At a minimum, paging zones shall be provided as follows:

1. Elevator groups.
2. Exit stairways.
3. Each floor.
4. Areas of refuge as defined in Section 1002.1.
5. Dwelling Units in apartment houses.
6. Hotel guest rooms or suites.

Exception: In Group I-2 and R-2.1 occupancies, the alarm shall sound in a constantly attended area and a general occupant notification shall be broadcast over the overhead page.

Section 907.6.3.2 High-rise buildings is revised as follows.

907.6.3.2 High-rise buildings. 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, a separate zone by floor shall be provided for all of the following types of alarm-initiating devices where provided:

1. Smoke detectors.
2. Sprinkler water-flow devices.
3. Manual fire alarm boxes
4. Other approved types of automatic detection devices or suppression systems.

Section 907.6.5 Monitoring is revised as follows

907.6.5 Monitoring. Fire alarm systems required by this chapter or by the California Building Code shall be monitored by an approved supervising station in accordance with NFPA 72, this section, and per Orange County Fire Authority Guideline "New and Existing Fire Alarm & Signaling Systems".

SECTION 1505 – Fire Classification. Section 1505 is hereby amended to add the following definitions to read as follows:

Table 1505.1 is amended, by the deletion of Table 1505.1 and the addition of a new Table 1505.1 thereto, to read as follows:

**TABLE 1505.1^a
MINIMUM ROOF COVERING CLASSIFICATIONS
TYPES OF CONSTRUCTION**

IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
B	B	B	B	B	B	B	B	B

For SI: 1 foot = 304.8 mm, 1 square foot = 0.0929 m².

a. Unless otherwise required in accordance with Chapter 7A.

Section 1505.1.3 is amended, by the deletion of the entire section and the addition of a new section thereto, to read as follows:

1505.1.3 Roof coverings within all other areas. The entire roof covering of every existing structure where more than 50 percent of the total roof area is replaced within any one-year period, the entire roof covering of every new structure, and any roof covering applied in the alteration, repair or replacement of the roof of every existing structure, shall be a fire-retardant roof covering that is at least Class A.

Section 1505.5 is amended, by the deletion of the entire section.

Section 1505.7 is amended, by the deletion of the entire section.

Section 1807.1.6 is amended to read as follows:

1807.1.6 Prescriptive design of concrete and masonry foundation walls. Concrete and masonry foundation walls that are laterally supported at the top and bottom shall be permitted to be designed and constructed in accordance with this section. Prescriptive design of foundation walls shall not be used for structures assigned to Seismic Design Category D, E or F.

SECTION 3109 – Swimming Pool Enclosures and Safety Devices. Section 3109 is hereby amended to add the following definitions to read as follows:

a) Section 3109.4.4 is amended to clarify that pool barriers which are already in the Code are scoped so as to apply on all private swimming pools and is to read as follows:

Amend 3109.4.4.1 by adding the following definition:

PRIVATE POOL, is any constructed pool, permanent or portable, and over 18 inches deep which is intended for non-commercial use as swimming pool by not more than three owner families and their guests.

b) 3109.4.4.2 is modified by deleting the first paragraph in its entirety and a new paragraph is substituted to read as follows:

3109.4.4.2 Construction permit; safety features required. Commencing January 1, 1998, except as provided in Section 3109.4.4.5, whenever a construction permit is issued for construction of a new private pool at a residence, it shall have an enclosure complying with 3109.4.4.3 and, it shall be equipped with at least one of the following safety features:

A new Subsection 3109.6 is hereby added to Section 3109 of California Building Code to read as follows:

3109.6 Sound Attenuation. Filters, heating systems, and pumps installed to serve pool, spa, hot tub, waterfall, or any body of water, shall be enclosed and soundproofed. An acoustical report prepared by a licensed or approved acoustical professional can be used to substitute for sound wall enclosures as long as the report demonstrates the compliance of the requirements specified in Section 26-50 of the La Palma City Code.”

Chapter 35

Chapter 35 Referenced Standards is hereby adopted and revised as follows:

NFPA 13, 2013 Edition, Standard for the Installation of Sprinkler Systems is hereby amended as follows:

Section 6.8.3 is hereby revised as follows:

6.8.3 Fire department connections (FDC) shall be of an approved type. The FDC shall contain a minimum of two 2 ½" inlets. The location shall be approved and be no more than 150 feet from a public hydrant. The FDC may be located within 150 feet of a private fire hydrant when approved by the fire code official. The size of piping and the number of inlets shall be approved by the fire code official. If acceptable to the water authority, 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 8.3.3.1 is hereby revised as follows:

8.3.3.1. When fire sprinkler systems are installed in shell buildings of undetermined use (Spec Buildings) other than warehouses (S occupancies), fire sprinklers of the quick-response type shall be used. Use is considered undetermined if a specific tenant/occupant is not identified at the time the fire sprinkler plan is submitted. Sprinklers in light hazard occupancies shall be one of the following:

1. Quick-response type as defined in 3.6.4.7
2. Residential sprinklers in accordance with the requirements of 8.4.5
3. Standard-response sprinklers used for modifications or additions to existing light hazard systems equipped with standard-response sprinklers
4. Standard-response sprinklers used where individual standard-response sprinklers are replaced in existing light hazard systems

Section 8.17.1.1.1 is hereby added as follows

8.17.1.1.1 Residential Waterflow Alarms. A local water-flow 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 not requiring a fire alarm system by the California Fire Code shall be provided with a minimum of one approved interior alarm device in each unit. Interior alarm devices shall be required to provide 55 dBA or 15 dBA above ambient, whichever is greater, throughout all living spaces within each unit. 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, whichever is greater. 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) serving normally operated appliances in the residence.

Section 11.1.1.2 is hereby added as follows:

11.1.1.2 When fire sprinkler systems are required in buildings of undetermined use other than warehouses, they shall be designed and installed to have a fire sprinkler density of not less than that required for an Ordinary Hazard Group 2 use, with no reduction(s) in density or design area. Warehouse fire sprinkler systems shall be designed to Figure 16.2.1.3.2 (d) curve "G". Use is considered

undetermined if a specific tenant/occupant is not identified at the time the sprinkler plan is submitted. Where a subsequent occupancy requires a system with greater capability, it shall be the responsibility of the occupant to upgrade the system to the required density for the new occupancy.

Section 11.2.3.1.1.1 is hereby added as follows:

11.2.3.1.1.1 The available water supply for fire sprinkler system design shall be determined by one of the following methods, as approved by the Fire Code Official:

- 1) Subtract the project site elevation from the low water level for the appropriate pressure zone and multiply the result by 0.433;
- 2) Use a maximum of 40 psi, if available;
- 3) Utilize the Orange County Fire Authority water-flow test form/directions to document a flow test conducted by the local water agency or an approved third party licensed in the State of California.

Section 23.2.1.1 is hereby revised as follows:

Section 23.2.1.1 Where a waterflow test is used for the purposes of system design, the test shall be conducted no more than 6 months prior to working plan submittal unless otherwise approved by the authority having jurisdiction.

NFPA 13R 2013 Edition, Installation of Sprinkler System in Residential Occupancies up to and Including Four Stories in Height is hereby amended as follows:

Section 6.16.1 is hereby revised as follows:

6.16.1 A 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 containing less than the number of stories, dwelling units or occupant load specified in 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. Interior alarm devices shall be required to provide 55 dBA or 15 dBA above ambient, whichever is greater, throughout all living spaces within each dwelling unit. 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, whichever is greater. 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) 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.

NFPA 13D 2013 Edition, Standard for the Installation of Sprinkler Systems In One- and Two-Family Dwellings and Manufactured Homes is hereby amended as follows:

Section 4.1.3 is hereby added as follows:

4.1.3 Stock of Spare Sprinklers

Section 4.1.3.1 is hereby added as follows:

4.1.3.1. 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 4.1.3.2 is hereby added as follows:

4.1.3.2 The sprinklers shall correspond to the types and temperature ratings of the sprinklers in the property.

Section 4.1.3.3 is hereby added as follows:

4.1.3.3 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 4.1.3.4 is hereby added as follows:

4.1.3.4 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 is hereby revised as follows:

7.1.2 The system piping shall not have a separate control valve unless supervised by a central station, proprietary or remote station alarm service.

Section 7.6 is hereby deleted in its entirety and replaced as follows:

7.6 Alarms. Exterior alarm indicating device 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 is subject to final approval by the fire code official. Additional interior alarm devices shall be required to provide 55 dBA or 15 dBA above ambient, whichever is greater, throughout all living spaces. 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, whichever is greater. 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 under CBC Section 907.2.11 are used to sound an alarm upon waterflow switch activation.

NFPA 14, 2013 Edition, Installation of Standpipe and Hose Systems is hereby amended as follows:

Section 7.3.1.1 is hereby deleted in its entirety and replaced as follows:

7.3.1.1 Class I and III Standpipe hose connections shall be unobstructed and shall be located not less than 18 inches or more than 24 inches above the finished floor. Class II Standpipe hose connections shall be unobstructed and shall be located not less than 3 feet or more than 5 feet above the finished floor.

NFPA 24, 2013 Edition, Standard for the Installation of Private Fire Service Mains and Their Appurtenances is hereby amended as follows:

Section 6.2.1.1 is hereby added as follows:

6.2.1.1 The closest upstream indicating valve to the riser shall be painted OSHA red.

Section 6.2.11 (5) is hereby deleted without replacement and (6) and (7) renumbered:

- (5) Control Valves installed in a fire-rated room accessible from the exterior.
- (6) Control valves in a fire-rated stair enclosure accessible from the exterior as permitted by the authority having jurisdiction.

Section 6.3.3 is hereby added as follows:

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

Section 10.1.6.3 is hereby added as follows:

10.1.6.3 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: 304 or 316 Stainless Steel pipe and fittings

Section 10.3.6.2 is hereby revised as follows:

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

Exception: Bolted joint accessories made from 304 or 316 stainless steel.

Section 10.3.6.3 is hereby added as follows:

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

Section 10.6.3.1 is hereby deleted and replaced as follows:

10.6.3.1 Where fire service mains enter the building adjacent to the foundation, the pipe may run under a building to a maximum of 24 inches, as measured from the interior face of the exterior wall to the center of the vertical pipe. The pipe under the building or building foundation shall be 304 or 316 stainless steel and shall not contain mechanical joints or it shall comply with 10.6.2.

Section 10.6.4 is hereby revised as follows:

10.6.4 Pipe joints shall not be located under foundation footings. The pipe under the building or building foundation shall be 304 or 316 stainless steel and shall not contain mechanical joints.

Appendix G Flood Resistant Construction, Appendix J Grading, based on the 2012 International Building Code as published by the International Code Council are added to Article 1, Division 4 of Chapter 7 in their entirety.

SECTION 5: A new Division 5 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 5. Mechanical Code.

Sec 7-13. Adopted.

The California Mechanical Code, 2013 Edition, based on the 2012 Uniform Mechanical Code, as published by the International Association of Plumbing and Mechanical Officials, is hereby adopted, in its entirety, as the Mechanical Code of the City of La Palma, as set forth in this Division 5, Chapter 7."

SECTION 6: A new Division 6 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 6. Plumbing Code.

Sec 7-14. Adopted.

The California Plumbing Code, 2013 Edition, based on the 2012 Uniform Plumbing Code as published by the International Association of Plumbing and Mechanical Officials is hereby adopted, in its entirety, as the Plumbing Code of the City of La Palma, together with the amendments, additions, and deletions thereto set forth in this Division.

Sec 7-15. Additions, amendments, and deletions.

The following additions, amendments, and deletions are hereby made to the California Plumbing Code adopted by this Division:

(b) **Section 714.4.** – Section 714.4 is hereby amended by adding the following sentence, to the end of Section 714.4, to read as follows:

Commercial kitchens and food processing facilities shall be provided with an approved grease control device properly sized for commercial use."

SECTION 7: A new Division 7 hereby is added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 7. Electrical Code.

Sec 7-16. Adopted.

The California Electrical Code, 2013 Edition, based on the 2011 National Electrical Code as published by the National Fire Protection Association is hereby adopted, in its entirety, as the Electrical Code of the City of La Palma, together with the amendments, additions, and deletions thereto as set forth in this Division 7, Chapter 7.

Sec 7-17. Additions, amendments, and deletions.

The following additions, amendments, and deletions are hereby made to the California Electrical Code adopted by this Division:

a) **Article 310.106(B) Conductor Material** is amended by the addition of a second paragraph to read as follows:

Copper wire shall be used for wiring No. 6 and smaller in all installations. Consideration for use of aluminum wiring can be made by the Building Official for feeder lines only on an individual basis where adequate safety measures can be ensured.

b) Article 310 Conductors for General Wiring is amended by the addition of Article 310.121 to read as follows:

310.121 Continuous inspection of aluminum wiring. Aluminum conductors of No. six (6) or smaller used for branch circuits shall require continuous inspection by an independent testing agency approved by the Building Official for proper torque of connections at their termination point.

SECTION 8: A new Division 8 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 8. Residential Code.

Sec 7-18. Adopted.

The California Residential Code, 2013 Edition, based on the 2012 International Residential Code is hereby adopted, in its entirety, as the Residential Code of the City of La Palma, together with the amendments, additions, and deletions thereto as set forth in this Division 8, Chapter 7.

Sec. 7-19. Amendments, additions, and deletions.

The following additions, amendments, and deletions are hereby made to the California Residential Code adopted by this division:

SECTION 105 Permits The following revisions are hereby added to Section 105 to read, in its entirety, as follows:

Section R105.2 – Work Exempt from permit. Subsections 1 and 2 of Section R105.2 are hereby amended to read, in their entirety, as follows:

3. One-story detached accessory structures used as tool and storage sheds, playhouses, and similar uses, provided the floor area does not exceed 120 square feet (11m²), and provided that such structures must comply with setback and height requirements of the City Zoning Code.

4. Fences not over 6 feet high. Masonry or concrete fences not over 36 inches in height above lowest adjacent grade.

Section R105.2 is hereby amended by adding Subsection 14 to read, in its entirety, as follows:

14. Television and radio receiving and transmitting antennas over 15 feet in height measured from the highest point on the structure on the same lot require a Conditional Use Permit and shall be designed as per standard plans on file in the Building Division of the City of La Palma.

Section R105.3.2 Time limitation of application. Subsection R105.3.2 of Section R105 is hereby amended to read in its entirety as follows:

R105.3.2. An application for a permit for any proposed work shall be deemed to have been abandoned one hundred eighty (180) days after the date of filing, unless such application has been pursued in good faith or permit has been issued; except that the Building Official is authorized to grant one extension of time for an additional period not exceeding one hundred eighty (180) days. The extension shall be requested in writing and justifiable cause demonstrated. In order to renew action on an application after expiration, the applicant shall resubmit plans and pay a new plan check fee.

Section R105.5 Expiration. Subsection R105.5 of Section R105 is hereby amended to read in its entirety as follows:

R105.5. Every permit issued by the Building Official under the provisions of this Code shall expire by limitation and become null and void if the building or work authorized by such permit is not commenced within one hundred eighty (180) days from the date of such permit, or if the building or work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of one hundred eighty (180) days. Before such work can be re-commenced a new permit shall be first obtained to do so, and the fee therefore shall be one-half the amount required for a new permit for such work; provided, however, that:

1. No changes have been made or will be made in the original plans and specifications for such work; and
2. Such suspension or abandonment has not exceeded one (1) year; and
3. A re-endorsement of the compliance of the plans with the applicable regulations, by the Building Official, shall be obtained.

Any permittee holding an unexpired permit may apply for an extension of the time within which work may commence under that permit when the permittee is unable to commence work within the time required by this section for good and satisfactory reasons. The Building Official may extend the time for action by the permittee for a period not exceeding one hundred eighty (180) days upon written request by the permittee showing that circumstances beyond the control of the permittee have prevented action from being taken. No permit shall be extended more than once.

Section R105.10 Maintenance of property during construction. A new Subsection R105.10 is hereby added to Section R105 to read in its entirety as follows:

R105.10. During construction, all property shall be maintained in a reasonably clean and well-kept manner. All lumber and building materials shall be neatly piled or stacked in a safe manner and stored in the rear yard of the residential property or inside the building construction perimeter, except that building materials may be stored in a front yard for a period not to exceed thirty (30) days. A waiver of this requirement may be obtained from the Building Official or their designated representative if the construction is screened from view from adjacent occupied or public property with fencing materials approved by city zoning and building regulations.

Section R106.3 – Examination of documents. Subsection R106.3 of Section R106 is hereby amended to add a second paragraph that reads as follows:

R106.3 Examination of documents. When submittal documents are required by Section R106.1, a plan review fee shall be paid at the time of submitting the submittal documents for plan review. Said plan review fees are separate fees from the permit fees specified in Section R108.2 and are in addition to the permit fees. Said plan review fee shall be as set forth in the City Council Fee Resolution. The initial plan review fee is for one complete review and one re-check review. Reviews beyond the initial and the re-check shall require addition fees as set forth in the City Council Fee Resolution.

Section R106.5 – Retention of construction documents. Subsection R106.5 of Section R106 is hereby amended to add a second paragraph that reads as follows:

R106.5 Retention of construction documents. The approved plans, permit application, and inspection card, and other construction documents required by the Building Official shall be imaged after the final inspection and will be a permanent record in the City. The applicant shall pay the cost of imaging at the time of permit. Said imaging fee shall be as set forth in the City Council Fee Resolution.

Section R108.3 – Building permit valuations. Subsection R108.3 of Section R108 is hereby amended to add a second paragraph that reads as follows:

R108.3. Building permit valuation. The Building Official shall make the determination of value or valuation under any provisions of this code. The valuation shall be determined by using rational methods established by the Building Official that reasonably establish the construction value or the contract price of the actual construction cost. The value of work to be used in computing the Building Permit and Building Plan Review fees shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems, and any other permanent equipment.

Section R108.5 – Refunds. Section 108.5 is hereby amended to read as follows:

R108.5 Refunds. The Building Official may authorize refunding of any fee paid hereunder which was erroneously paid or collected.

The Building Official may authorize refunding of not more than 80 percent of the permit fee paid when no work has been done under a permit issued in accordance with this code.

The Building Official may authorize refunding of not more than 80 percent of the plan review fee paid when an application for a permit for which a plan review has been paid is withdrawn or canceled before any plan reviewing is done.

The Building Official shall not authorize refunding of any fee paid except on written application filed by the original permittee not later than 180 days after the date of payment. No refund will be made for less than \$25.00. Permit and plan check fees will be refunded in their entirety then collected in error.

Section R109.5 – Re-Inspections. A new Subsection R109.5 is hereby added to Section R109 to read in its entirety as follows:

R109.5 Re-inspections. A re-inspection fee may be assessed for each inspection or re-inspection when such portion of work for which inspection is called is not complete or when corrections called for are not made.

This subsection is not to be interpreted as requiring re-inspection fees the first time a job is rejected for failure to comply with the requirements of this Code, but as controlling the practice of calling for inspections before the job is ready for such inspection or re-inspection.

Re-inspection fees may be assessed when the inspection record card is not posted or otherwise made available on the work site, the approved plans are not readily available to the inspector, for failure to provide access on the date for which inspection is requested, or for deviating from plans requiring the approval of the Building Official.

To obtain a re-inspection, the applicant shall file an application therefore in writing upon a form furnished for that purpose and pay the re-inspection fee as established by the City Council Fee Resolution.

In instances where re-inspection fees have been assessed, no additional inspection of the work will be performed until the required fees have been paid.

Section R110.4 – Temporary occupancy. Subsection R110.4 of Section R110 is hereby amended to add a second paragraph that reads as follows:

R110.4 Temporary occupancy. The application fee for such Temporary Certificate of Occupancy shall be as established by the City Council Fee Resolution. The Temporary Certificate of Occupancy may be subject to such conditions as deemed necessary by the Building Official. The Temporary Certificate of Occupancy expires 30 days after issuance and may be renewed for additional 30 day periods upon providing acceptable justification, the payment of a new application fee for each 30 day period and approval by the Building Official. The violation or failure of any such condition imposed shall be grounds for revocation of such Temporary Certificate of Occupancy.

Section R112.1 is amended to read as follows:

113.1 General. In order to hear and decide appeals of orders, decisions or determinations made by the building official relative to the application and interpretation of this code, there shall be and is hereby created a board of appeals. The board of appeals shall consist of five members, composed of the mayor and the other members of the City Council. Said members shall hold their respective membership on said board of appeals by reason of, and concurrently with their terms of service as Council members and shall cease to be such members upon their ceasing to be Council members. The building official shall be the secretary of the board. The board may adopt reasonable rules and regulations for conducting its investigations and shall render all its decisions and findings on contested matters in writing to the building official, with duplicative copy thereof to any appellant or contestant affected by any such decision of finding.

Three members of the board shall constitute a quorum. The mayor shall be the presiding officer of the board. Meetings shall be conducted in accordance with the Brown Act.

The board shall have the right, subject to such limits as the City Council may prescribe by resolution, to employ at the cost and expense of the City, such qualified individuals as the board, in its discretion, may deem reasonably necessary in order to assist it in its investigations and making its findings and decisions.

Section R112.3 is deleted in its entirety without replacement.

Chapter 3 Building Planning is adopted in its entirety with the following amendments and additions:

TABLE R301.2(1) is revised to read:

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

GROUND SNOW LOAD	WIND DESIGN		SEISMIC DESIGN CATEGORY	SUBJECT TO DAMAGE FROM			WINTER DESIGN TEMP ^a	ICE BARRIER UNDERLAYMENT REQUIRED ^b	FLOOD HAZARDS ^c	AIR FREEZING INDEX ^d	MEAN ANNUAL TEMP ^e
	Speed ^a (mph)	Topographic effects ^a		Weathering ^a	Frost line Depth ^b	Termite ^c					
Zero	85	No	D ₂ or E	Negligible	12-24"	Very Heavy	43	No	See Exhibit B	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.
- 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 R301.2.1.5, 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.

Section R313.3.6.2.2 Calculation procedure is hereby revised as follows:

Section R313.3.6.2.2 Calculation procedure. Determination of the required size for water distribution piping shall be in accordance with the following procedure and California Fire Code Section 903.3.5.3.

Section R319 Site Address is hereby revised as follows:

R319 Site Address. 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). 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 shall be maintained.

SECTION R403.1.3 is modified by deleting the exception for masonry stem walls:

In Seismic Design Categories D₀, D₁ and D₂ masonry stem walls without solid grout and vertical reinforcing are not permitted.

SECTION R405.1 shall be modified to read as follows:

.....at least one sieve size larger than the tile joint opening or perforation and covered with not less than 6 inches of the same material.

a.) Table R602.10.3(3) is amended to read as follows:

TABLE R602.10.3(3)
BRACING REQUIREMENTS BASED ON SEISMIC DESIGN CATEGORY

<ul style="list-style-type: none"> • SOIL CLASS 0* • WALL HEIGHT = 10 FEET • 10 PSF FLOOR DEAD LOAD • 15 PSF ROOF/CEILING DEAD LOAD • BRACED WALL LINE SPACING ≤ 25 FEET 			MINIMUM TOTAL LENGTH (FEET) OF BRACED WALL PANELS REQUIRED ALONG EACH BRACED WALL LINE*				
Seismic Design Category	Story Location	Braced Wall Line Length (feet)	Method LB ^a	Method GB ^b	Methods DWS, SFB, PBS, PCP, MPB, CS-SFB ^{c,d}	Method WSP	Methods CS-WSP, CS-G
C (townhouses only)		10	2.5	2.5	2.5	1.6	1.4
		20	5.0	5.0	5.0	3.2	2.7
		30	7.5	7.5	7.5	4.8	4.1
		40	10.0	10.0	10.0	6.4	5.4
		50	12.5	12.5	12.5	8.0	6.8
		10	NP	4.5	4.5	3.0	2.6
		20	NP	9.0	9.0	6.0	5.1
		30	NP	13.5	13.5	9.0	7.7
		40	NP	18.0	18.0	12.0	10.2
		50	NP	22.5	22.5	15.0	12.8
		10	NP	6.0	6.0	4.5	3.8
		20	NP	12.0	12.0	9.0	7.7
		30	NP	18.0	18.0	13.5	11.5
		40	NP	24.0	24.0	18.0	15.3
		50	NP	30.0	30.0	22.5	19.1
D _s		10	NP	2.8 5.8	2.8 5.8	1.8	1.6
		20	NP	5.5 11.0	5.5 11.0	3.6	3.1
		30	NP	8.3 16.6	8.3 16.6	5.4	4.6
		40	NP	11.0 22.0	11.0 22.0	7.2	6.1
		50	NP	13.8 27.6	13.8 27.6	9.0	7.7
		10	NP	5.3 NP	5.3 NP	3.8	3.2
		20	NP	10.5 NP	10.5 NP	7.5	6.4
		30	NP	15.8 NP	15.8 NP	11.3	9.6
		40	NP	21.0 NP	21.0 NP	15.0	12.8
		50	NP	26.3 NP	26.3 NP	18.8	16.0
		10	NP	7.3 NP	7.3 NP	5.3	4.5
		20	NP	14.5 NP	14.5 NP	10.5	9.0
		30	NP	21.8 NP	21.8 NP	15.8	13.4
		40	NP	29.0 NP	29.0 NP	21.0	17.9
		50	NP	36.3 NP	36.3 NP	26.3	22.3

(continued)

TABLE R602.10.3(3)—continued
BRACING REQUIREMENTS BASED ON SEISMIC DESIGN CATEGORY

<ul style="list-style-type: none"> • SOIL CLASS D^a • WALL HEIGHT = 10 FEET • 10 PSF FLOOR DEAD LOAD • 15 PSF ROOF/CEILING DEAD LOAD • BRACED WALL LINE SPACING ≤ 25 FEET 			MINIMUM TOTAL LENGTH (FEET) OF BRACED WALL PANELS REQUIRED ALONG EACH BRACED WALL LINE ^b					
Seismic Design Category	Story Location	Braced Wall Line Length (feet)	Method L1B ^c	Method GB ^d	Methods DWB, SFB, PBS, PCP, HPS, CS-SFB ^{e,4}	Method WSP	Methods CS-WSP, CS-G	
D ₁		10	NP	3.0 8.0	3.0 8.0	2.0	1.7	
		20	NP	6.0 12.0	6.0 12.0	4.0	3.4	
		30	NP	9.0 18.0	9.0 18.0	6.0	5.1	
		40	NP	12.0 24.0	12.0 24.0	8.0	6.8	
		50	NP	15.0 30.0	15.0 30.0	10.0	8.5	
		10	NP	6.0 NP	6.0 NP	4.5	3.8	
		20	NP	12.0 NP	12.0 NP	9.0	7.7	
		30	NP	18.0 NP	18.0 NP	13.5	11.5	
		40	NP	24.0 NP	24.0 NP	18.0	15.3	
		50	NP	30.0 NP	30.0 NP	22.5	19.1	
		10	NP	8.5 NP	8.5 NP	6.0	5.1	
		20	NP	17.0 NP	17.0 NP	12.0	10.2	
		30	NP	25.5 NP	25.5 NP	18.0	15.3	
		40	NP	34.0 NP	34.0 NP	24.0	20.4	
		50	NP	42.5 NP	42.5 NP	30.0	25.5	
D ₂		10	NP	4.0 8.0	4.0 8.0	2.5	2.1	
		20	NP	8.0 16.0	8.0 16.0	5.0	4.3	
		30	NP	12.0 24.0	12.0 24.0	7.5	6.4	
		40	NP	16.0 32.0	16.0 32.0	10.0	8.5	
		50	NP	20.0 40.0	20.0 40.0	12.5	10.6	
		10	NP	7.5 NP	7.5 NP	5.5	4.7	
		20	NP	15.0 NP	15.0 NP	11.0	9.4	
		30	NP	22.5 NP	22.5 NP	16.5	14.0	
		40	NP	30.0 NP	30.0 NP	22.0	18.7	
		50	NP	37.5 NP	37.5 NP	27.5	23.4	
		10	NP	NP	NP	NP	NP	NP
		20	NP	NP	NP	NP	NP	NP
		30	NP	NP	NP	NP	NP	NP
		40	NP	NP	NP	NP	NP	NP
		50	NP	NP	NP	NP	NP	NP
	Cripple wall below one- or two-story dwelling	10	NP	NP	NP	NP	7.5	6.4
		20	NP	NP	NP	NP	15.0	12.8
		30	NP	NP	NP	NP	22.5	19.1
		40	NP	NP	NP	NP	30.0	25.5
50		NP	NP	NP	NP	37.5	31.9	

For SI: 1 inch = 25.4 mm, 1 foot = 305 mm, 1 pound per square foot = 0.0479 kPa.

a. Linear interpolation shall be permitted.

b. Wall bracing lengths are based on a soil site class "D." Interpolation of bracing length between the S_{ds} values associated with the Seismic Design Categories shall be permitted when a site-specific S_{ds} value is determined in accordance with Section 1613.3 of the *International Building Code*.

c. Method L1B shall have gypsum board fastened to at least one side with nails or screws per Table R602.3(1) for exterior sheathing or Table R702.3.5 for interior gypsum board. Spacing of fasteners at panel edges shall not exceed 8 inches.

d. Method CS-SFB applies in SDC C only.

e. Methods GB and PCP braced wall panel h/w ratio shall not exceed 1:1 in SDC D0, D1 or D2. Methods DWB, SFB, PBS, and HPS are not permitted in SDC D0, D1, or D2.

SECTION R902.1 is amended by revising it to allow only class A roofs as follows:

R902.1 Roofing covering materials. Roofs shall be covered with materials as set forth in Sections R904 and R905. A minimum Class A roofing shall be installed in areas designated by this section. Classes A roofing required by this section to be listed shall be tested in accordance with UL 790 or ASTM E 108.

Exceptions:

1. Class A roof assemblies include those with coverings of brick, masonry, and exposed concrete roof deck.
2. Class A roof assemblies also include ferrous or copper shingles or sheets, metal sheets and shingles, clay or concrete roof tile, or slate installed on noncombustible decks.

SECTION R902.2, first paragraph is amended by revising it to allow only Class A treated wood roofs as follows:

R902.2 Fire-retardant-treated shingles and shakes. Fire-retardant-treated wood shakes and shingles are wood shakes and shingles complying with UBC Standard 15-3 or 15-4 which are impregnated by the full-cell vacuum-pressure process with fire-retardant chemicals, and which have been qualified by UBC Standard 15-2 for use on Class A roofs."

Chapter 10 Chimneys and Fireplaces is adopted in its entirety with the addition of the following amendments:

Section R1001.13 Chimney spark arresters is hereby added as follows:

R1001.13 Chimney spark arresters. All chimneys attached to any appliance or fireplace that burns solid fuel shall be equipped with an approved spark arrester. Chimneys serving outdoor appliances or fireplaces shall be equipped with a spark arrester. The spark arrester shall meet the requirements of Section 2113.9.2 of the California Building Code.

Appendix G Swimming Pools, Spas, and Hot Tubs, based on the 2012 International Residential Code as published by the International Code Council is added to Article 1, Division 4 of Chapter 7 in its entirety.

SECTION 9: A new Division 9 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 9. Energy Code.

Sec 7-20. Adopted.

The California Energy Code, 2013 Edition, is hereby adopted, in its entirety, as the Energy Code of the City of La Palma, as set forth in this Division 10, Chapter 7."

SECTION 10: A new Division 10 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 10. California Green Building Standards Code.

Sec 7-21. Adopted.

The California Green Building Standards Code, 2013 Edition, is hereby adopted in its entirety as the Green Building Standards Code for the City of La Palma, together with the amendments, additions, and deletions thereto as set forth in this Division 9, Chapter 7.

Sec 7-22. Additions, amendments, and deletions.

Section 4.304.1 is amended to read as follows:

Irrigation controllers. Automatic irrigation system controllers for landscaping provided and installed at the time of final inspection and shall comply with the following:

1. Controllers shall be weather- or soil moisture-based irrigation controllers that automatically adjust irrigation in response to changes in plants' needs as weather conditions change.
2. Weather-based controllers without integral rain sensors or communication systems that account for local rainfall shall have a separate wired or wireless rain sensor which connects or communicates with the controller(s). Soil moisture-based controllers are not required to have rain sensor input."

SECTION 11: A new Division 11 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 11. Referenced Standards Code

Sec 7-23. Adopted.

The California Referenced Standards Code, 2013 Edition, is hereby adopted, in its entirety, as the Referenced Standards Code of the City of La Palma, as set forth in this Division 11, Chapter 7."

SECTION 12: A new Division 12 is hereby added to Chapter 7 of the La Palma City Code to read, in its entirety, as follows:

"Division 12. International Property Maintenance Code

Sec 7-24. Adopted.

The International Property Maintenance Code, 2012 Edition, is hereby adopted, in its entirety, as the Reference Standards Code of the City of La Palma, as set forth in this Division 11, Chapter 7."

SECTION 13: The City Council finds and determines that the adoption of this Ordinance is exempt from the requirements of the California Environmental Quality Act ("CEQA") pursuant to State CEQA Guidelines Section 15061(b) (3) [14 C.C.R. § 15061(b)(3)] which sets forth the rule that "CEQA" applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA.

SECTION 14: Severability. If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance is, for any reason, held to be invalid by a final judgment of a court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance and each section, subdivision, sentence, clause, phrase, or portion of this Ordinance irrespective of the fact that one or more sections, subdivisions, sentences, clauses, phrases, or portions of this Ordinance be declared invalid.

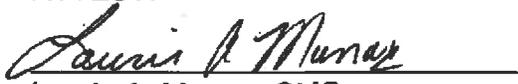
SECTION 15. All Actions Regularly Taken. All required proceedings and considerations precedent to the adoption of this Ordinance have been regularly taken in accordance with applicable law.

SECTION 16: Effectiveness, Publication. The City Clerk is authorized and directed to publish this Ordinance or a summary thereof in the manner provided by law and in accordance with procedures normally taken.

APPROVED AND ADOPTED by the City Council of the City of La Palma at a regular meeting held on the 19th day of November 2013.


Steve Hwangbo
Mayor

ATTEST:

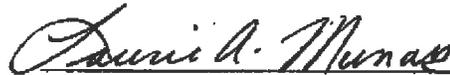

Laurie A. Murray, CMC
City Clerk

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS.
CITY OF LA PALMA)

I, LAURIE A. MURRAY, City Clerk of the City of La Palma, DO HEREBY CERTIFY that the foregoing Ordinance was adopted by the City Council of said City at a regular meeting of said City Council held on the 19th day of November 2013, and that it was so adopted by called vote as follows:

AYES: Charoën, Goedhart, Hwangbo, Kim, and Shanahan

NOES: None



Laurie A. Murray, CMC,
City Clerk