Before the Board of Supervisors
County of Placer, State of California

In the matter of: Ratification of the Alpine Springs County Water District's Resolution and Ordinance Adopting and Amending the 2019 California Fire Code

Resolution No.: 2020-014

The following Resolution was duly passed by the Board of Supervisors of the County of Placer at a regular meeting held January 28, 2020, by the following vote on roll call:

Ayes: WEYGANDT, HOLMES, GUSTAFSON, GORE

Noes: NONE

Absent: UHLER

Signed and approved by me after its passage.

Bonnie M Gore

Chair, Board of Supervisors

Attest:

Megan Ward

Clerk of said Board

WHEREAS, California Health and Safety Code section 13869.7 allows a fire protection district to adopt building standards relating to fire and panic safety that are more stringent than those building standards adopted by the State Fire Marshal and contained in the California Building Standards Code; and

WHEREAS, a fire protection district that proposes to adopt such an ordinance must also adopt findings that such changes or modifications are reasonably necessary because of local conditions in compliance with Health and Safety Code section 18941.5; and

WHEREAS, Health and Safety Code section 13869.7(c) requires the fire protection district to transmit the adopted ordinance to the county or city where the ordinance will apply; and

WHEREAS, Health and Safety Code section 13869.7(c) authorizes the legislative body of that county or city to ratify, modify or deny an adopted ordinance and transmit its determination to the district within 15 days of the determination; and

WHEREAS, no ordinance adopted by a fire protection district under Health and Safety Code section 13869.7 shall be effective unless or until it is ratified by the legislative body of the city or county where the ordinance will apply; and

WHEREAS, under Section 31120(a) of the Water Code, the Alpine Springs County Water District may exercise any of the powers, functions, and duties vested in a fire protection district pursuant to the Fire Protection District Law of 1987, Part 3 of Division 12 of the Health and Safety Code; and

WHEREAS, the Alpine Springs County Water District is located within the boundaries of Placer County as depicted in Exhibit C; and

WHEREAS, on October 11, 2019, the District's Board of Directors adopted Resolution No. 8-2019, setting forth findings of fact that the proposed local amendments to the 2019 Fire Code were reasonably necessary because of local climatic, geological, or topographical conditions, attached hereto as Exhibit B; and

WHEREAS, on December 13, 2019 the Alpine Springs County Water District's Board of Directors adopted Ordinance No. 9-2019, adopting the 2019 California Fire Code with the proposed local amendments, attached hereto as Exhibit A; and

WHEREAS, the Alpine Springs County Water District has transmitted copies of Resolution No. 8-2019 and Ordinance No. 9-2019 to the County; and

WHEREAS, this Board has considered said Resolution and said Ordinance as attached hereto and wishes to ratify the same.

BE IT RESOLVED, by the Board of Supervisors, County of Placer, State of California, that it hereby ratifies the Alpine Springs County Water District's Resolution No. 8-2019, as set forth in Exhibit B, and Ordinance No. 9-2019, adopting the 2019 California Fire Code with amendments, as set forth in Exhibit A.

BE IT FURTHER RESOLVED, that, pursuant to Health and Safety Code section 13869.7(h)(1), the County of Placer hereby delegates the enforcement of said Ordinance to the chief of the Alpine Springs County Water District, or his or her authorized representative.

BE IT FURTHER RESOLVED that this resolution shall be effective immediately.

Exhibit A: Alpine Springs County Water District Ordinance No. 9-2019.
Exhibit B: Alpine Springs County Water District Resolution No. 8-2019.
Exhibit C: Alpine Springs County Water District Boundary Map

Exhibit A

ALPINE SPRINGS COUNTY WATER DISTRICT

ORDINANCE NO. 9-2019

AN URGENCY ORDINANCE FOR THE ALPINE SPRINGS COUNTY WATER DISTRICT AMENDING THE FIRE CODE OF THE DISTRICT PERTAINING TO THE AMENDMENT AND ADOPTION OF THE 2019 EDITION OF THE CALIFORNIA BUILDING STANDARDS CODE (TITLE 24, CALIFORNIA CODE OF REGULATIONS), PART 9 (2019 CALIFORNIA FIRE CODE) INCLUDING APPENDICES B, C, D, H, I, N and O. AND REPEALING ORDINANCE NUMBER 03-2016, OF THE ALPINE SPRINGS COUNTY WATER DISTRICT AND ALL OTHER ORDINANCES AND PARTS OF THE ORDINANCES IN CONFLICT THEREWITH.

WHEREAS, water districts are generally required to adopt the State Building Standards; and

WHEREAS, water districts are allowed to make amendments to those state standards when justified by local topographical, climatic and geographical conditions; and

WHEREAS, contemporaneously herewith the Board of Directors has made such findings and directed that they be submitted to the State forthwith.

NOW, THEREFOR BE IT ORDAINED BY THE ALPINE SPRINGS COUNTY WATER DISTRICT, AS THE GOVERNING BOARD OF THE DISTRICT AS FOLLOWS:

Section 1: **FINDINGS OF FACT**:

Section 2: **ADOPTION OF CODE WITH EXCLUSIONS**:

Section 3: **LOCAL AMENDMENTS**:

Section 4: **CONFLICT**:

Section 5: **SEVERABILITY**:

Section 6: **EFFECTIVE DATE AND PUBLICATION**:

SECTION 1: FINDINGS OF FACT

The **ALPINE SPRINGS COUNTY WATER DISTRICT (ASCWD)** makes certain changes (listed below) to the California Fire Code, 2019 Edition, pursuant to Health and Safety Code Sections 13869.7, 17958.7 and 18941.5 during this code adoption process. Such changes are necessary because of local climatic, geological and/or topographic conditions. The **ASCWD** has adopted, pursuant to Section 18941.5 of the California Health and Safety Code, the findings of facts relative to these conditions by Resolution **#8-2019** of the **ASCWD** dated **October 11, 2019.**

SECTION 2: ADOPTION OF CODE WITH EXCLUSIONS

The **ASCWD** adopts the 2019 California Fire Code, Title 24, Part 9, **in its entirety**, including Appendices, incorporating those sections of the International Fire Code, 2018 edition not adopted by the state, with the exclusions listed below:

Exclusions: 105.6.17-105.6.19, 105.6.39, 308.1.4, 309, 311.5, 311.6, 318, 403.1, 403.2.1-403.2.4, 403.3, 403.4, 403.6, 403.7, 403.8 (adopting 403.8.1-403.8.1.7), 403.9, 403.10.2, 403.10.3, 403.11, 403.12, 404.1-404.4, 405.1-405.4, 405.6-405.9, 406, 805-807 (adopting 807.5.2), 808, 904.1.1, 1101, 1103.1, 1103.3-1103.6, 1103.9 (adopting 1103.9.1), 1103.10, 1104-1106, Chapter 25, Chapter 26, the exceptions under D104.2, D106.1, D107.1 (1), Appendix E, Appendix F, Appendix G, Appendix J, Appendix K, Appendix L, Appendix M.

Appendices not adopted can be used for reference in enforcing other sections of the 2019 California Fire Code.

SECTION 3: LOCAL AMENDMENTS

The following Sections are hereby amended or added:

Chapter 1

- **Section 101 Scope and General Requirements**
- **101.1 Title** shall be amended as follows: **ALPINE SPRINGS COUNTY WATER DISTRICT**

- **Section 105 Permits**
- **105.6.27 LPG-gas** shall be amended as follows: Add to the exception: At or above 5,000 feet of elevation, a permit is not required for individual containers with a 125-gallon water

capacity or less, or multiple container systems having an aggregate quantity not exceeding 125 gallons serving occupancies in group R-3.

- **Section 106 Fees**
- **106.6 Permit, Plan Review and Inspection Fees** shall be added as follows:. A schedule of fees adopted by the Fire District Board of Directors for Plan Review, Inspections and the issuance of Permits by the Fire District may be found in the most current District fee schedule (Health and Safety Code 17951).
- **106.6.1 Cost Recovery Fees** shall be added as follows: Fire service fees may be charged to any person, firm, corporation or business that through negligence, violation of the law, or as a result of carelessness, is responsible for the cause of the Fire District to respond to the scene of an incident. A district board may charge a fee to cover the cost of any service which the district provides or the cost of enforcing any regulation for which the fee is charged. (Health and Safety Code 13916). The fee shall not exceed the actual cost of suppressing the fire and/or responding: to the scene of an incident.
- **106.7 Administrative Costs** shall be added as follows: When a test or inspection is scheduled and the contractor fails to perform to the satisfaction of the authority having jurisdiction, the authority having jurisdiction may bill the contractor for actual time spent traveling to and from the test/inspection location and the time spent at the test/inspection site as well as administrative costs.

- **Section 110 Violations**
- **110.4 Violation Penalties** shall be amended as follows: Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter, repair or do work in violation of the approved construction documents or directive of the fire code official, or of a permit or certificate used under provisions of this code, shall be guilty of a misdemeanor or infraction, at the discretion of the prosecuting attorney or agency, punishable by a fine not exceeding $100.00 for a first violation; 2. A fine not exceeding $500.00 for a second violation of the same provision within one year; 3. A fine not exceeding $1000.00 for each additional violation of the same provision within one year, or by imprisonment not exceeding 180 days, or both such fine and imprisonment. Each day that a violation continues after due notice has been served shall be deemed a separate offense. (Health and Safety Code Section 13145 and 17995).

- **110.4.2 Citations** shall be added as follows: The Chief, or his/her duly authorized representative, may issue citations for infractions or misdemeanor violations of this code pursuant to Section 13871 of the Health and Safety Code of the State of California and Chapter 5c (commencing with Section 853.6) of Title 3 of Part 2 of the Penal Code of the State of California.

- **Section 112 Stop Work Order**
- **112.4. Failure to Comply** shall be amended as follows: Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than one hundred ($100) dollars or more than one thousand ($1,000) dollars. (Health & Safety Code Sections 13145 and 17995).

- **Section 114 Reserving of Rights**
- **114.1 General.** There is reserved, to the Board of Directors of the District, the right to amend, modify, supplement, revoke in whole, or in part, any of the provisions contained or incorporated herein, at any time and from time to time.
- **114.2 Limitation of Rights.** Nothing herein contained shall be deemed to limit or restrict the rights, duties or obligations given, granted or opposed upon this District by the laws of the State of California now in effect or hereinafter adopted.

Chapter 2

- **Section 202 General Definitions**
- Add definition for **Approved** shall mean - as accepted by the Fire Chief of said District or their authorized representative, or as approved pursuant to the standards now existing or hereafter adopted by the District.
- Add definition for **Campfire** shall mean - a fire which is used for cooking, personal warmth, lighting, or aesthetic purposes. This includes fires contained within outdoor fireplaces and enclosed stoves with flues or chimneys, stoves using jellied, liquid, solid, or gaseous fuels, portable barbecue pits, braziers, or space heating devices which are used outside of any structure, mobile home, or any living accommodation mounted on a vehicle.
- Add definition for **Corporation or District Counsel** shall mean - the attorney for the District.

- Add definition for **District** shall mean - the District and all other areas within the exterior boundaries thereof as now or hereafter established.
- Add definition for **Executive Body** shall mean - the board of directors of the District.
- Add definition for **Fire Chief** shall mean - the Chief Executive Officer of the Fire Department/District serving the jurisdiction, or a duly authorized representative.
- Add definition for **Jurisdiction** shall mean - all areas within the District boundaries.
- Add definition for **Person(s)** shall mean - all persons, firms, associates, organizations, corporations, individuals or other agency.
- Add definition for **Shall** shall mean - mandatory .
- Add definition for **May** shall mean - permissive.
- Add definition for **Trained Crowd Manager** shall mean - standby personnel, usually a security guard or usher personnel, who are trained in the proper procedure to exit people from a tent or other place of public assemblage in an orderly and calm fashion in the event of an emergency.

Chapter 3

- **Section 302 Definitions**
- **302.1 Definitions** shall be amended as follows: Added Campfire definition as shown above in Chapter 2.

- **Section 307 Open Burning, Recreational Fires and Portable Outdoor Fireplaces**
- **307.1.1 Prohibited Open Burning, Campfires, Bonfires, Portable Outdoor Fireplaces, Recreational Fires and Campfire Restrictions** shall be added as follows:
- **307.1.1** Open burning, campfires, bonfires, portable outdoor fireplaces and recreational fires, shall be prohibited when atmospheric conditions or local circumstances make such fires hazardous including when, in the judgment of the Fire Chief or his designee, the menace of destruction by fire to life, improved property, or natural resources is, or is forecast to become, extreme due to critical fire weather, fire suppression forces being heavily committed to control fires already burning, acute dryness of the vegetation, or other factors that may cause the rapid spread of fire such as high winds, low fuel moistures, fire weather or Red Flag Warnings, severe threat of wildland fire, or issuance of Fire Restrictions on lands adjacent to the District by the United States Forest Service or CalFire.

  Exceptions:

1. Prescribed burning for the purpose of reducing the impact of wildland fire when authorized by the fire code official.

2. Gas (LPG, NG) outdoor fire pits and barbeques, pellet grills/smokers. Except during Red Flag conditions. All Open Burning, Campfires, Bonfires, Portable Outdoor Fireplaces and Recreational Fires are prohibited during Red Flag Warnings.

3. Campfires and charcoal barbeques in a designated campground and/or picnic area located on State of Federal lands.

4. Charcoal barbeques for a commercial restaurant, catering operation or special event, with additional restrictions as permitted by the District.

- **307.4.4 Campfire Restrictions** shall be added as follows:
- **307.4.4.1** It is unlawful for any person to light, maintain, or use a campfire upon or near any brush-covered land, grass-covered land, or forest-covered land during the time when burning permits are suspended by the Director of the Department of Forestry, the CALFIRE Unit Chief, or the authority having jurisdiction.
- **307.4.4.2** When campfires are allowed, it should be unlawful for any person to light, maintain, or use a campfire upon any brush-covered land, grass-covered land, or forest covered land unless the following minimum requirements are complied with.
- **307.4.4.2 (a)** The area within 5 feet of the periphery of the campfire is cleared of all flammable material and vegetation
- **307.4.4.2 (b)** One serviceable shovel with a handle of at least 12 inches is ready for use at the immediate area of the campfire.
- **307.4.4.2 (c)** Campfires shall be limited to 1'X1' foot, unless in an approved manufactured cooking device or fire ring.
- **307.4.4.2 (d)** Written permission of the landowner must be obtained prior to the ignition of the campfire and shall be on site.

Chapter 5

- **Section 503 Fire Apparatus Access Roads:**
- **503.2.1 Dimensions** shall be amended as follows: Fire apparatus access roads shall have an unobstructed width of not less than 20 feet, exclusive of shoulders, curbs and gutters, except for approved security gates in accordance with Section 503.6, and unobstructed vertical clearance of not less than 15 feet. All driveways in the District shall not be less than 12 feet wide.

- **503.2.5 Dead Ends** shall be amended as follows: Dead-end fire apparatus access roads and driveways in excess of 150 feet in length shall be provided with an approved area for turning around fire apparatus.
- **503.2.6 Bridges and Elevated Surfaces** shall be amended as follows: Where a bridge or an elevated surface is part of a fire apparatus access road, the bridge shall be constructed and maintained in accordance with any current County Bridge Standard. Bridges and elevated surfaces shall be designed for a live load sufficient to carry the imposed loads of fire apparatus. Vehicle load limits shall be posted at both entrances to bridges when required by the fire code official. Where elevated surfaces designed for emergency vehicle use are adjacent to surfaces which are not designed for such use, approved barriers, approved signs or both shall be installed and maintained when required by the fire code official.
- **503.4.2 No Parking in Fire Lanes** shall be added as follows: No person shall stop, park, or leave standing any vehicle, whether attended or unattended, except when necessary to avoid conflict with other traffic or in compliance with the directions of a fire code official, peace officer or official traffic control device along the edge of any highway, at any curb, or in any location in a publicly or privately owned or operated off-street parking facility, designated as a fire lane by the fire department or fire district with jurisdiction over the area in which the place is located. The designation shall be indicated (1) by a sign posted immediately adjacent to, and visible from, the designated place clearly stating in letters not less than one inch in height that the place is a fire lane, (2) by outlining or painting the place in red and, in contrasting color, marking the place with the words "FIRE LANE", which are clearly visible from a vehicle, or (3) by a red curb or red paint on the edge of the roadway upon which is clearly marked the words "FIRE LANE".
- **503.4.3 No Parking in Front of Hydrants** shall be added as follows: No person shall stop, park, or leave standing any vehicle within 15 feet of a fire hydrant except as follows: (a) If the vehicle is attended by a licensed driver who is seated in the front seat and who can immediately move such vehicle in case of necessity, (b) If the vehicle is owned or operated by a fire department and is clearly marked as a fire department vehicle.
- **503.4.4 Fire Lanes Based on Road Width** shall be added as follows: Fire Lanes shall be based on road width as required in Appendix D as adopted locally.
- **503.6 Security Gates.** Add the following to Section 503.6 of the California Fire Code: Private road gated entrance:
  1. Gate openings to be 2′ wider than the roadway served.

2. Emergency vehicle access shall be provided by both a "Knox" over-ride switch and an approved emergency radio frequency gate opening device (Click2Enter type) or other device approved by the authority having jurisdiction.
3. An approved hammerhead, turn-around bulb or other means of turn-around shall be provided on the entry side of the gate.
4. Gates shall automatically open from the interior without use of a special code or device. (Magnetic strip or pressure pad assemblies are acceptable).
5. All electric gates shall fail in the open position, i.e., loss of power, battery failure. All gates shall be equipped, at a minimum, with 12-hour battery backup.
6. Vertical clearances shall be no less than 15′.
7. Gate shall be located no closer than 30′ from the intersecting roadway ultimate edge of pavement.
8. Provide a separate personnel gate or opening sized and surfaced to allow for pedestrian and accessibility access.
9. Gate components shall be maintained in an operative condition at all times and replaced or repaired when defective.

- **503.6.1 Security gates for residential driveways** shall be added as follows: Gated residential driveways shall have a key operated override switch installed for fire department access. The switch shall be a Knox System type key switch with "Fire Department" decal.

- **Section 505 Premise Identification**
- **505.1 Address Identification** shall have the first line of this paragraph replaced as follows: Addresses for new and existing buildings shall comply with the local district address standard as approved by the fire code official.
- **505.1.1 Installation, Location and Visibility of Addresses** shall be added as follows:
  1. All buildings shall have a permanently posted address, which shall be placed at each driveway entrance and visible from both directions of travel along the road. In all cases, the address shall be posted at the beginning of construction and shall be maintained thereafter, and the address shall be visible and legible from the road on which the address is located.
  2. Address signs along one-way roads shall be visible from both the intended direction of travel and the opposite direction.
  3. Where multiple addresses are required at a single driveway, they shall be mounted on a single post.

4. Where a roadway provides access solely to a single commercial or industrial business, the address sign shall be placed at the nearest road intersection providing access to that site.

- **Section 506 Key Boxes**
- **506.1.1 Locks** shall be amended as follows: Any structure which has access controlled by an electric gate shall have a key operated override switch installed for fire department access. The switch shall be a Knox System type key switch with "Fire Department" decal.
- **506.1.3 Key boxes for buildings with automatic sprinkler systems** shall be added as follows: Any building or complex of buildings, in which an automatic sprinkler system is installed, shall be provided with a Knox Box®, mounted in an approved location, containing appropriate keys for fire department access. This section applies to all new installations and existing installations, as required by the Fire Chief.

- **Section 507 Fire Protection Water Supplies**
- **507.5.4.1 Snow removal** shall be added as follows: No person shall place, push or dump snow on or around any fire hydrant or fire department connection, and a minimum of fifteen (15) foot clear space shall be maintained to the front and sides of any hydrant or fire department connection.
- **Section 507.5.7 - Public Private Partnership Fund for Infrastructure and Capital Improvements** shall be added as follows:
  The District hereby adopts a public private partnership fund infrastructure and capital improvements (Partnership Fund) to receive contributions of cash or property qualifying under Internal Revenue Code Section 170 as a charitable contribution if the contribution or gift is made for exclusively public purposes. Contributions to the Partnership Fund shall be maintained and administered as a separate trust fund subject to investment restrictions applicable to the district in the management of its fund and administered to permit expenditures of accrued principal and interest after deductions of reasonable costs of administration, for infrastructure and capital improvement acquisitions. Operations and maintenance, including but not limited to mobile water supply apparatus such as fire boat(s), and/or water tender(s).

Chapter 6

- **Section 604 – Electrical Equipment, Wiring and Hazards:**
- **Section 604.1.2 Installations** shall be added as follows: Emergency power systems and standby power systems shall be installed in accordance with this code, NFPA 110 and NFPA

111. All buildings with stand-by power shall have a shunt trip device that disconnects all power sources to the building, approved by the Fire Code Official. Existing installations shall be maintained in accordance with the original approval.

Chapter 9

- **Section 901 – General:**
- **901.4.7 Application to New and Existing Structures** shall be added as follows: The District assumes no responsibility for installation, maintenance, operation or monitoring of the system the same being solely that of the owner of the structure. The provisions of this Chapter, and, or those requirements in the California Fire Code relating to automatic sprinkler systems shall apply to a structure, and the entire structure shall be made to comply with these provisions, under any of the following circumstances:

  1. When a building permit is issued for a new structure, or a new structure where no permit is required unless plans were previously approved by the District prior to the effective date of this chapter, or any structure found to have been constructed after the effective date of this chapter, without a permit when a permit would have been required; or

  2. When there is a change in use in all, or a portion, of an existing structure which would cause occupancy classification to change to a Group A, E, H, I, R-1, R-2; or

  3. When a building permit is issued to allow additions to be made to an existing structure so as to: (1) increase the Total Fire Area of the original structure greater than fifty percent (50%) and (2) the aggregate square footage of the existing building and the addition exceeds the square footage threshold in section 903.2 of the District Fire Code or 3600 square feet for R3 occupancies including attached garage.

- **901.11 Fire Alarms Required** shall be added as follows: All valves controlling the water supply for automatic sprinkler systems and water-flow switches on all sprinkler systems shall be electrically supervised. Valve supervision and water-flow alarm and trouble signals shall be distinctly different and shall be automatically transmitted to an approved central station, including R-3 occupancies when a sprinkler system of more than 100 heads is installed.

- **901.12 Fire Alarms Regulated** shall be added as follows: All fire alarm systems installed or maintained in the District shall be installed and maintained in accordance with the requirements of this article.

  1. All devices and equipment shall be constructed, installed and maintained in conformity with National Fire Protection Association Standard 72 for central station signaling systems. All smoke detectors as required in the California Building Code for residential structures shall be interconnected so as to sound an alarm throughout the entire structure should a single detector be activated.

  2. When a fire alarm is required, shop drawings as required by NFPA 72 are required to be submitted for review prior to installation of such systems.

  3. All fire alarm systems shall be supervised in a manner acceptable to the Fire Chief.

  4. Upon recommendation of the Fire Chief, the Board of Directors may adopt by resolution such additional rules and regulations relating to the installation, maintenance, and use of fire alarm systems as are consistent with good practices.

  5. Every required fire alarm system shall be maintained in good working order and shall be repaired and/or restored to such within twenty-four (24) hours after activation or failure.

  6. Any building or complex of buildings with an automatic fire alarm system shall be provided with a Knox Box, mounted in an approved location, containing appropriate keys for fire department access. This section applies to all new installations and existing installations as required by the Fire Chief.

- **901.13 Fire Alarm Vendor Regulations** shall be added as follows: Fire alarm vendors shall comply with the following:

  1. Upon demand, each vendor shall provide the Fire Chief with the address of each building, place, or premises within the District for which the permittee sells or installs a fire alarm system.

  2. Each vendor who installs or services a fire alarm system shall clearly instruct the subscriber in person, and in writing, in the proper use and operation of the fire alarm system, especially those factors which could cause false alarms.

  3. A vendor at all times shall maintain its equipment in good state of repair at no cost to the Department.

  4. Any person, firm or corporation providing service under the authority of this article shall provide repair service to its subscribers within twenty four (24) hours after

notification that there is trouble with the fire alarm system, or the system has malfunctioned.

5. Each vendor shall display to the Fire Chief, upon request, the permittee's records of inspection and repair of any fire alarm system.

6. Each vendor shall notify the monitoring center whenever a subscriber's fire alarm system is under service or repair.

- **901.14 Nuisance Alarms** shall be added as follows: Any fire alarm of which continuous activation is determined by the Fire Chief to be a nuisance alarm will subject the owner of such fire alarm to a one hundred dollar ($100.00) fine.

- **Section 902 Definitions:** The following definitions shall be added:
- **Vendor** shall mean any business operated by a person, firm, or corporation who engages in the activity of alerting, installing, leasing, maintaining, repairing, replacing, selling or servicing fire alarm systems.
- **Approved** shall mean accepted by the Fire Chief and in accordance with the requirements of the Underwriters Laboratories, Inc., the Factory Mutual Engineering Corporation, The National Bureau of Standards, the National Fire Protection Association, or the State Fire Marshal.
- **Audible Alarm** shall mean an alarm system, which when activated generates an audible sound on the premises.
- **False Alarm** shall mean an alarm signal, either silent or audible, prompting a response to be made by the Fire Department when an emergency situation for which the alarm system was intended does not exist.
- **Fire Alarm System** shall mean any manual or automatic means of detecting fire, and transmitting alarms of fire from private premises and shall include all types of interior fire alarms systems and auxiliary fire alarm systems approved by the District.
- **Local Fire Alarm System** shall mean any fire alarm system designed solely to provide an alarm of fire within the protected premises.
- **Subscriber** shall mean a person who owns or leases property or premises on which an alarm system has been installed or is proposed to be installed or who contracts or proposes to contract with an alarm business for the leasing, servicing, or maintaining of an alarm system, and who has or will have the authority to cause the alarm system to be serviced, repaired, or removed after the system is installed.

- **Section 903 Fire Sprinklers:**
- **903.1 Non-freezing** shall be added as follows: All automatic fire sprinkler systems shall be of the anti-freeze type or other approved non-freezing (including air filled) type of system.
- **903.2.a Where Required** shall be added as follows: Status of existing buildings greater than 3,600 square feet. In existing buildings 3600 square feet or greater, other than one and two-family dwelling units, and agricultural buildings not under Special Use Permit for commercial purposes, where the floor area of the building or structure is increased by an addition of more than thirty percent (30%) or 1,000 square feet whichever is less, such building or structure shall be made to conform to Section 903.2.
- **903.2.b Where Required** shall be added as follows: Status of existing buildings less than 3,600 square feet. In existing buildings 3,600 square feet or less, other than one-and two-family dwelling units, and agricultural buildings not under Special Use Permit for commercial purposes, where the floor area of the building or structure is increased to a total square footage over 3,600 square feet, by an addition of more than thirty percent (30%) or 1,000 square feet, whichever is less, such building or structure shall be made to conform to Section 903.2.
- **903.2.1 Group A** shall be amended as follows for A groups A-1 through A-4: 903.2.1.1 (1) The fire area exceeds 3,600 square feet.
- **903.2.3 Group E** shall be amended as follows: 903.2.3 (1) Throughout all Group E fire areas greater than 3,600 square feet in area.
- **903.2.4 Group F-1** shall be amended as follows: 903.2.4 Group F. 903.2.4 (1) A Group F fire area exceeds 3,600 square feet.
- **903.2.7 Group M** shall be amended as follows: 903.2.7 Group B and M. 903.2.7 (1) A Group B and M fire area exceeds 3,600 square feet.
- **903.2.8 Group R** shall be amended as follows: 903.2.8.1 shall have the following verbiage added to the end of the paragraph: Fire sprinkler systems shall be installed in new manufactured homes (HSC sections 18007 & 18009) and multiple family manufactured homes with two dwelling units (HSC 18008.7) in accordance with Title 25 of the California Code of Regulations.
- **903.2.9 Group S-1** shall be amended as follows: 903.2.9 Group S. 903.2.9 (1) A Group S fire area exceeds 3,600 square feet.
- **903.2.10 Group S-2 Enclosed Parking Garages** shall be amended as follows: 903.2.10 (1) Where the fire area of the enclosed parking garage exceeds 3,600 square feet.

- **903.4.4 Residential occupancies** shall be added as follows: All residential occupancies require audible notification in all sleeping rooms of a sprinkler waterflow alarm. This notification must be at least 75db at pillow height.

- **Section 907 Fire Alarm and Detection Systems:**
- **907.2.a Where Required – New Buildings or Structures less than 3,600 square feet** shall be added as follows: An approved fire alarm/detection system shall be installed in all buildings with a floor area less than 3,600 square feet.
    - Exceptions:
        - One- and two- family dwellings (R-3 Occupancies and other occupancies classified as "U").
        - Agricultural buildings not under Special Use Permit and/or not used for commercial purposes (e.g. retails sales, food service, and/or special events).
        - Buildings with a floor area less than 500 square feet may be exempt, as determined by the Fire Chief, based on building construction material and features, location, occupancy type, and distance to exposures.
- **907.2.b Status of Existing Buildings** shall be added as follows: In existing buildings without an approved automatic sprinkler system, other than one- or two-family dwelling units, agricultural building not under Special Use permit for commercial purposes where a fire alarm detection system does not exist and the floor area of the building or structure is increased or modified by more than thirty percent (30%) or 1,000 square feet, whichever is less, such building or structure shall be made to conform to Section 907 when required by the Fire Chief. Buildings with a floor area less than 500 square feet may be exempt, as determined by the Fire Chief, based on building construction materials and features, location, occupancy type, and distance to exposures.
- **907.2.c Monitoring** shall be added as follows: All fire alarm/detection systems shall be connected directly through and monitored by a U.L. approved central, proprietary or remote station service, which gives audible and visual signals at a constantly attended location. All sprinklered buildings shall be monitored.
    - Exceptions:
        - One- and two- family dwellings (R-3 Occupancies and other occupancies classified as "U").

- Agricultural buildings not under Special Use Permit and/or not used for commercial purposes (e.g. retails sales, food service, and/or special events).

- **907.2.d Type I Hood Installations** shall be added as follows: The requirement of installation, or replacement, of a Type I Hood System shall require a fire alarm/sprinkler monitoring system to be installed, or for the hood system to be connected to an existing fire alarm/sprinkler monitoring system for that building.
- **907.6.2.1 Secondary Power Supply** shall be added as follows: In accordance NFPA 72, the secondary power supply providing a minimum 24-hour power capacity under quiescent load (system operating in a non-alarm condition) shall be amended to a minimum 72-hour power capacity.

  Exception: The existence of an emergency backup power supply that meets or exceeds the requirements of California Fire Code Chapter 12.

Chapter 12

- **Section 1203 Emergency and Standby Power Systems**
- **1203.1.3 Installation** shall be amended as follows: Emergency power systems and standby power systems shall be installed in accordance with the California Building Code, the California Electric Code, NFPA 110 and NFPA 111. All buildings, other than one- and two-family dwelling units, and agricultural buildings not used for commercial purposes, with stand-by power shall have a shunt trip device that disconnects all power sources to the building, approved by the Fire Code Official. Existing installations shall be maintained in accordance with the original approval.

Chapter 33

- **Section 3310 Access for Firefighting**
- **3310.3 Premise Identification** shall be added as follows: Prior to and during construction, an approved address sign shall be provided at each fire and emergency vehicle access road entry into the project.

- **Section 3312 Water Supply for Fire Protection**
- **3312.1 When required** shall be amended as follows: Required fire hydrants shall be installed and approved for continuous service prior to combustible materials arriving on site or vertical construction commencing.

Chapter 49

Section 4905 - Wildfire Protection Building Construction

4905.4 Roof Covering Standard shall be added as follows: All new construction, including additions, requires a Class A roof covering or assembly. All re-roofing requires Class A roof covering or assembly as a minimum. Re-roofing in excess of fifty (50) percent of an existing structure within any one-year period will necessitate that the entire roof be a Class A roof covering or assembly as a minimum. Class B or C fire retardant treated and/or non-treated wood shake or shingles are not approved as a roof covering material for Class A assembly.

Chapter 50

- **Section 5001 General**
- **5001.7 Liability for Damages** shall be added as follows: Any damages or cost resulting from the careless handling, spill or discharge of any hazardous materials shall constituent debt against any such person, firm or corporation causing such spill or discharge. This debt is collectible by the fire chief in the same manner as in the case of an obligation under contract, expressed or implied.

Chapter 56

- **Section 5601 General**
- **5601.2 Permit Required** shall be amended as follows: Permits shall be required as set forth in Section 105.6 and regulated in accordance with this section. Where explosives permits are required, they shall be issued by the Fire Chief, or his/her representative, and the County Sheriff's Department. Where fireworks permits are required, they shall be issued by the Fire Chief and the County Board of Supervisors.
- **5601.2.1 Documentation** shall be added as follows: The AHJ shall have the authority to request documentation regarding all aspects of the fireworks presentation.
- **5601.2.2 Proprietary Information** shall be added as follows: The AHJ will protect all proprietary information.

Chapter 57

- **Section 5704 Storage**
- **5704.2.9.6.1 Locations Where Above-Ground Tanks are Prohibited** shall be amended as follows: Storage of Class I and Class II flammable liquids in above ground tanks outside

of buildings is prohibited unless approved by the fire chief. When permitted by the fire chief, all above ground tank(s) or vault installations for the storage of Class I, II or III flammable and combustible liquids shall comply with those requirements as set forth by the California Fire Code. The California Fire Code shall also apply to installations other than motor vehicle fuel dispensing stations where above ground storage is required.

- **Section 5706 Special Operations**
- **5706.2.4.4 Locations Where Above-Ground Tanks are Prohibited** shall be amended as follows: Storage of Class I and Class II flammable liquids in above ground tanks outside of buildings is prohibited unless approved by the Fire Chief. When permitted by the Fire Chief, all above ground tank(s) or vault installations for the storage of Class I, II or III flammable and combustible liquids shall comply with those requirements as set forth by the California Fire Code. The California Fire Code shall also apply to installations other than motor vehicle fuel dispensing stations where above ground storage is required.

Chapter 58

- **Section 5806 Flammable Cryogenic Fluids**
- **5806.2 Limitations** shall be amended as follows: Storage of flammable cryogenic fluids in stationary containers outside of buildings is prohibited unless approved by the fire chief. When permitted by the fire chief, all stationary containers for the storage of flammable cryogenic fluids shall comply with those requirements as set forth by the California Fire Code. The California Fire Code shall also apply to installations other than motor vehicle fuel dispensing stations where above ground storage is required.

Chapter 61

- **Section 6102 Definitions** the following definitions shall be added:
- **Installation** shall mean a storage tank designed for the containment of liquefied petroleum gas, or meter assembly regulating natural gas, for use by a customer for residential, commercial, or industrial purposes, together with appurtenant pipes, risers, gauges, and related equipment.
- **LPG** Liquefied petroleum gas.
- **Supplier** shall mean any person or business, which sells, at retail, LPG, or any company, which supplies natural gas, for residential, commercial or industrial use.
- **Interruption of Service** (shall only apply to LPG installations) shall mean the service shall be considered to be interrupted whenever service is discontinued because of hazardous condition, change in size or type of service, whenever the tank, meter, regulator(s), valve or

other exterior service supply components are removed, replaced, or repaired, whenever the service is relocated, whenever the building, tank piping or components are damaged to the extent that the servicing utility, fire or building department considers the service to be potentially hazardous. Normal refilling of an empty or partially empty tank, and routine maintenance of interior appliances, shall not be considered as an interruption of service.

- **Section 6104 Location of LP-Gas Containers**
- **6104.2 Maximum Capacity within Established Limits** shall be amended as follows:

The storage of liquefied petroleum gas in excess of an aggregate of 2,000-gallon water capacity when located at least one-half (1/2) mile from property zoned or designated for residential use and at least one-half (1/2) mile from existing residential development with a density greater than one (1) dwelling unit per acre and at least one-half (1/2) mile from any hotel or motel is allowed when AHJ approved and a Special/Conditional Use Permit is issued by the County.

Dispensing within established limits. Within the limits established by law restricting the dispersion of liquefied petroleum gas for the protection of heavily populated or congested areas, the aggregate capacity of any one installation shall not exceed a water capacity of 2,000 gallons. The dispensing of liquefied petroleum gas in excess of an aggregate of 2,000-gallon water capacity when located

at least one-half (1/2) mile from property zoned or designated for residential use and at least one-half (1/2) mile from existing residential development with a density greater than one (1) dwelling unit per acre and at least one-half (1/2) mile from any hotel or motel is allowed when AHJ approved and a Special/Conditional Use Permit is issued by the County.

- **Section 6112 High Elevation Liquefied Petroleum Gas Installations (5,000 foot elevations and above)** shall be added as follows:

Any new LPG installation shall comply with the following:

1. A permit is required by this Code for individual LPG containers of 125 gallons or greater. At the time of application by any person for a permit to install an LPG system as required by this Code, the applicant shall submit an LPG plot plan to the District for approval and shall contain the following:

   a. Stamp of approval of the prospective LPG supplier.

b. Tank location showing distances to structure and edge to edge of pavement or other identifying mark.

c. Tank capacity in US gallons.

d. Location of riser pipe at building.

e. Property boundaries.

f. An outline of all existing/proposed buildings on the lot and a depiction of the roof ridge line of any building to be supplied with LPG.

2. Two stage regulator systems shall be installed on all LPG installations in accordance with manufacturer's instructions. All first stage regulators and connecting pigtails shall be installed under a protective valve cover on tank. All regulators installed under this cover shall be listed and approved for this use and position of mounting. A connector providing flexibility shall be used to connect the first stage regulator to the main service valve on the tank. All copper pigtails shall be internally tinned and use only forged flare nuts.

3. The riser from the yard piping shall be a minimum of Schedule 80 and shall be located not more than 3 inches horizontally from the walls of the tank, and swing joints will be used above and below tank level to provide for tank movement (street elbows shall not be used). An approved flexible alternative is preferred in lieu of rigid steel pipe for the tank riser. This shall include but not be limited to plastic (PE), copper tubing, stainless steel. ALL FLEXIBLE MATERIAL USED FOR THE TANK RISER SHALL BE SHEATHED IN AN APPROVED STEEL COVER FOR PROTECTION. As swing joints are eliminated in an approved flexible alternative, sufficient slack must be maintained to allow for tank movement and/or expansion and contraction of the alternative material. All plastic pipe shall be buried at least 18" below finished grade. An electrically continuous corrosion resistant tracer wire (min. AWG 14) or tape shall be buried with the plastic pipe to facilitate locating. One end shall be brought above ground at the building wall or riser and the other end shall be brought above ground at the tank.

4. The second stage regulator and riser pipe shall be installed on the gable end of the building, as close as practical to the building wall, unless this is not feasible due to structural or topographical constraints. An approved gas shutoff valve rated for a minimum of 125 PSI shall be installed immediately prior to the second stage regulator. An approved gas shut off sign or other identifier shall be installed directly above the gas shut off valve, on the

building in a visible location within three (3) feet of the eaves of the roof or roof line if no eaves are present. If the second stage regulator or a combination first/second stage regulator is used at the tank, then an approved gas shut off valve shall be located at the building.

5. A protective cover shall be installed over the second stage regulator and meter (if installed) at the building. The minimum design for the protective cover shall be equal to, or greater than, the Building Design Load (determined by the building department), and shall be securely supported to the ground or diagonally to the building wall. When supported to the ground, the footing for the supports shall be founded 6 inches below finished grade. Pre-cast concrete piers may be used in lieu of poured footings, provided they are placed on stable soil. If second stage regulator/meter assemblies could be subject to vehicle damage, then minimum of 3" steel crash post filled with concrete shall be installed for protection. Crash posts shall have a minimum depth in the ground of 24", embedded in concrete.
6. Observation and inspection, if any, by the District shall not constitute an approval of the work of installation of the aforementioned protective cover, nor shall it be deemed to create any liability or responsibility on the part of the District for the design or construction of the protective cover, nor to any third party or entity whatsoever.
7. The riser pipes for the yard piping shall not be embedded in concrete, asphalt or other rigid substance. Such substance placed around a riser shall be held back at least 3 inches from all sides of the pipe. All exposed exterior gas piping used for runs along walls or roofs shall be minimum schedule 80 steel pipe supported and secured by approved straps at intervals not to exceed four (4) feet.
8. LPG tanks shall be permanently marked by a square or other approved equal stake of wood or other material with a minimum dimension of 2" X 2" or a cross sectional width of 2", nominal lumber.
9. Such stakes shall be of sufficient height to rise above the anticipated snow depth, with the minimum height being 10 feet. The snow stakes shall be yellow in color and will be placed on the opposite side of the tank from the riser, and directly opposite the tank valves. The top twelve inches of the stake shall be painted orange. The side of the stake adjacent to the tank shall continue with the orange color a minimum of 18 inches from the top of the stake.
10. Installation and maintenance of all tank stakes shall be the responsibility of the LPG supplier. No tank shall be filled or serviced unless staked as provided in this chapter.
11. Any supplier supplying propane to a tank must affix a label or other means of identification to the inside of the tank valve protective cover. The label or other device must be waterproof and contain the supplier's name and emergency telephone number.

12. All LPG tanks shall be placed on approved concrete supports. Acceptable tank supports shall include, but not be limited to: Pre-cast reinforced concrete pads, reinforced concrete slab, or pre-cast reinforced concrete saddles. Use of un-reinforced cinder building blocks is specifically prohibited. If saddles are used they shall contact a minimum of 110 degrees of the tank circumference. Asphalt impregnated felt of not less than 3/8" thickness shall be installed between the container and the concrete saddle. Supports may by poured in place in lieu of prefabricated supports. If poured in place it shall be a minimum of 4 inches thick and reinforced with not less than WWF 6X12, W16 by W26 or 4 #3 rebar in each direction. In areas where tank may be subject to shifting snow, unstable ground or other hazardous condition, the Fire Chief may require additional tank supporting, securing or protection.

- **Section 6113 Underground LPG Tanks Installations and Ownership** shall be added as follows:
- **6113.1 Permits and Plans.** Permits shall be required, and plans shall be submitted for all underground tank installations as approved by the AHJ.
- **6113.2 Underground LPG Tank Ownership.** Underground LPG tanks shall be prohibited from being sold to end-users and shall be retained by the LPG company under a lease-type system to ensure proper annual maintenance requirements are met and recorded.

- **Section 6114 Natural Gas** shall be added as follows:

Existing natural gas installations shall comply with the following:

1. The meter assembly shall be installed on the gable end of the building, as close as practical to the building wall, unless this is not feasible due to structural or topographical constraints.
2. A protective cover, designed to be equal to or greater than the Building Design Load (determined by the building department), approved by the supplier, shall be installed over the meter assembly, securely supported to the ground or diagonally to the building wall. When supported to the ground, the footing for the supports shall be founded 6 inches below finished grade. Pre-cast concrete piers may be used in lieu poured footings, provided they are placed on stable soil.

- **Section 6115 Violations** shall be added as follows:
- **6115.1 Violations.** It shall be unlawful for an LPG supplier to provide service to a LPG installation, which does not comply with the provisions in section 6112 or 6113.
- **6115.2 Failure to Provide Cover.** Failure by the customer to provide a cover as required for a natural gas meter assembly is a violation of this code and will subject the customer to a one hundred dollar ($100.00) fine.

APPENDIX D - FIRE APPARATUS ACCESS ROADS

- **Section 103 Minimum Specifications**
- **D103.1 Access Road Width with a Hydrant** shall be amended as follows: Exception: Driveways
- **D103.2 Grade** shall be amended as follows:

Fire apparatus access roads shall not exceed 10 percent in grade.

Exception 1: In areas above 5,000 ft. elevation, driveways of R-3 Occupancies shall not exceed 12 percent in grade, unless otherwise authorized by the Fire Chief. If approved, the driveway slope may exceed 12% (12 vertical feet to one hundred horizontal feet), provided the driveway meets or exceeds the prescribed minimum width, and is no longer in length than the maximum permissible height of the structure within such jurisdiction, but in no case more than 35 feet, and has the appropriate transitional slopes at the edge of pavement to property line, and has no significant articulation greater than 45% angle in its entire length).

- **D103.3 Turning Radius** shall be amended as follows: The minimum turning radius shall be determined by the fire code official; and shall not include curb and gutter.
- **D103.5 Fire Apparatus Access Road Gates** shall be amended as follows: Where a single gate is provided, the gate width shall be not less than 20 feet (6096 mm). Where a fire apparatus road consists of a divided roadway, the gate width shall not be less than 15 feet (4572 mm).

- **Section D104 - Commercial and Industrial Developments**
- **D104.2 Buildings exceeding 62,000 square feet in area** shall be amended as follows: Buildings or facilities having a gross building area of more than 62,000 square feet shall be provided with two separate and approved fire apparatus access roads. Delete exception.
- **D104.3 Remoteness** shall be amended as follows: Where two access roads are required, they shall be placed a distance apart equal to not less than one half of the length of the maximum overall diagonal dimension of the property or area to be served, measured in a straight line between accesses.

Exception: Fire apparatus roads cannot be installed because of location on property, topography, waterways, nonnegotiable grades or similar condition, and an approved alternative means of fire protection is provided.

- **D104.4 Circumferential Fire Apparatus Access Roads** shall be added as follows: When required by the Fire Code Official, a fire apparatus access road shall be constructed to encompass the entirety of a structure and shall provide a continuous means of emergency vehicle access.

- **Section D105 - Aerial Fire Apparatus Access Roads**
- **D105.1 Where required** shall be amended as follows: Buildings or portions of buildings or facilities exceeding 30 feet in height above the lowest level of fire department vehicle access shall be provided with approved fire apparatus access roads capable of accommodating fire department aerial apparatus. Overhead utility and power lines shall not be located within the aerial fire apparatus access roadway.
- **D105.2 Width** shall be amended as follows: Aerial fire apparatus access roads shall have a minimum unobstructed width of 26 feet, exclusive of shoulders, in the immediate vicinity of any building or portion of building more than 30 feet in height.

- **Section D106 - Multiple-Family Residential Developments**
- **D106.1 Projects having more than 100 dwelling units** shall be amended as follows: Multiple-family residential projects having more than 100 dwelling units shall be equipped throughout with two separate and approved fire apparatus access roads. Delete exception.

- **Section D107 - One or Two-Family Residential Developments**
- **D107.1 One- or two-family dwelling residential developments** shall be amended as follows: Developments of one- or two- family dwellings shall be provided with separate and approved fire apparatus access roads and shall meet the requirements of D107.2 Remoteness, when required by the Fire Chief. Delete exceptions.

SECTION 4: CONFLICT

That **Ordinance No. 10-2016** of the **ASCWD**, and all other ordinances or parts of ordinances herewith are hereby repealed.

SECTION 5: SEVERABILITY

If any Ordinance, article, subsection or subdivision thereof, provision, sentence, clause or phrase of this code, or any application thereof, is for any reason held to be invalid by a court of competent jurisdiction, such decision shall not affect the remaining provisions of this code, which can be given effect without the invalid portions and, therefore, such invalid portions are declared to be severable. The **ASCWD** hereby declares that it would have enacted this Ordinance and each of its articles, sections, subsections, or subdivisions thereof, provisions, sentences, clauses or phrases irrespective of the fact that one or more of them is declared invalid.

SECTION 6: EFFECTIVE DATE AND PUBLICATION

This Ordinance shall take effect thirty (30) days after its adoption. The **ASCWD** Board Secretary is directed to publish this ordinance in a newspaper of general circulation in the District. In lieu of publication of the full text of the ordinance, a summary of the ordinance may be published by the by the Board Secretary within fifteen (15) days after its passage and a certified copy shall be posted in the office of the **ASCWD**, pursuant to Government Code Section 36933(c) (1).

The above Ordinance was introduced at a meeting of the Board of Directors of the **ASCWD** on **October 11, 2019** and it was then read for the first time. The Ordinance was read for the second time on **December 13, 2019** and approved by the following vote:

PASSED AND ADOPTED by the Board of Directors of the **ASCWD** this, **13th day of December 2019**.

AYES: GRANT, SMELSER, YORK, SALKE, NORTHROP

NOES: NONE

ABSENT: NONE

ABSTAIN: NONE

ATTEST:

John M Collins

John M. Collins, Board Clerk
Secretary to the Board of Directors

Janet A. Grant

Janet Grant, President of the Board of Directors
Alpine Springs County Water District

Exhibit B

To: ASCWD Board of Directors
From: Michael S. Schwartz
Date: 10/11/2019

SUBJECT: AGENDA ITEM H, ADOPTION OF RESOLUTION 8-2019 AND INTRODUCTION OF ORDINANCE 9-2019 ADOPTING THE 2019 CALIFORNIA FIRE CODE.

Background

The Fire Codes are updated and issued by the State Fire Marshal every three years. In order for the District's Fire Code to go into effect, a process with timelines must be followed.

The ordinance amending the District's Fire Code will be introduced to the District Board of Directors. The Board will make special findings that changes or modifications are reasonably necessary because of local climatic, geological or topographical conditions.

The ordinance will then go to the County for comment. The County must have 30 days to submit comments. If the County does not submit any substantive comments, the District may publish a Notice of Hearing and consider adopting the ordinance. The notice must be published no later than 14 days before the hearing and a copy of the Fire Code needs to be available for public inspection.

A final reading of the ordinance and vote has been scheduled for the regularly scheduled November 8, 2019 Board meeting. If approved, the ordinance will be submitted to the County for ratification. Once ratified, the code will go into effect 30 days later.

Recommendations

1) Adopt Resolution 8-2019 Findings of Fact for Changes or Modifications to the State Building Standards Code because of local conditions.

2) Direct staff to send the ordinance to the County for comment.

RESOLUTION NO.8-2019
of the
Alpine Springs County Water District, Placer County, California

A resolution for the Alpine Springs County Water district setting forth findings with respect to local conditions within the District which make certain modifications and changes to the California Fire Code reasonably necessary for preserving fire and life safety in the Alpine Springs County Water District.

The Governing Board of the Alpine Springs County Water District finds and resolves as follow:

WHEREAS, Health & Safety Code Section 17958.5 permits a Fire Protection District to adopt an ordinance which changes or modifies the State Housing regulations adopted pursuant to Health & Safety Code Section 17922 upon determination that such changes or modifications are necessary due to local conditions; and

WHEREAS, Health & Safety Code Section 17958.7 requires that a Board of Directors making any changes or modifications pursuant to Health & Safety Code Section 17958.5 shall make express finding that such changes or modifications are needed; and shall file a copy of such changes or modifications with the Department of Housing and Community Development.

NOW, THEREFORE BE IT RESOLVED AND ORDERED, that the Board of the Alpine Springs County Water District, after having duly noticed and held public hearing, expressly finds that such changes or modifications are reasonably necessary because of local conditions, more specifically set forth as follows:

FINDINGS OF FACT
FOR CHANGES OR MODIFICATIONS
TO THE STATE BUILDING STANDARDS CODE (TITLE 24 PART 9)
BECAUSE OF LOCAL CONDITIONS

CHANGES OR MODIFICATIONS: Pursuant to Section 17958.5, 17958.7 and 18941.5 of the California Health & Safety Code, the Board of Directors of the Alpine Springs County Water District, in its ordinance adopting and amending the 2016 California Fire Code, changes or modifies certain provisions of the 2016 Building Standards Code, (Title 24 Part 9), as it pertains to the regulation of buildings used for human habitation and other types of structures, and general rules for fire safety. A copy of the text of such changes or modifications is attached.

FINDINGS: Pursuant to Sections 17958.5, 17958.7 and 18941.5 of the Health & Safety Code, the Board of Directors of the Alpine Springs County Water District has determined and finds that the attached changes or modifications to the 2016 California Building Standards Code Title 24 Part 9 are needed and are reasonably necessary because of local climatic, geographic and topographic conditions.

FINDING NO. ONE - Private properties lying within the Alpine Springs County Water District are classified as very high wildland fire hazard.

FINDING NO. TWO - The menace of destruction by fire to life, improved property, or natural resources may be, or be forecast to become, extreme due to critical fire weather, fire suppression forces being heavily committed to control fires already burning, acute dryness of the vegetation, or other factors that may cause the rapid spread of fire such as high winds, low fuel moistures, Fire Weather or Red Flag Warnings, or severe threat of wildland fire.

FINDING NO. THREE - Cooperating federal or state agencies address the threat of wildland fire on lands adjacent to the District by issuance of Fire Restrictions which restrict or ban open burning, including recreational fires.

FINDING NO. FOUR - Granting the Fire Chief authority to ban or restrict open burning, including recreational fires, on private property within the District is reasonably necessary because of local climatological, geological or topographic conditions in order to reduce the risk of wildfire and to coordinate District, State and Federal policies to limit or restrict open burning to reduce the risk of wildfire.

LOCAL CONDITIONS: Local conditions have an adverse effect on the prevention of (1) major loss fires, (2) major earthquake damage, and (3) the potential for life and property loss, making changes or modifications to the aforementioned codes necessary to provide a reasonable degree of property security as well as fire and life safety in thisjurisdiction.

Below are listed adverse local climatic, geographic and topographic conditions found in the Alpine Springs County Water District:

The elevation of Alpine Meadows ranges from 6185 feet at the mouth of the canyon to 6835 feet at the lodge. Mountain peaks above the community are at 8637 feet. While wildfire is a concern in the community, winter hazards, like avalanches, have also impacted the community in the past

I. Climatic

a. Precipitation.

Annual precipitation fluctuates greatly. Approximately 90- 95 percent of the precipitation occurs during the months of November through April, and 5 - 10 percent occurs from May through October. This area has experienced major droughts in the recent past; one in 1977 - 1978, one which started in 1989 and lasted into 1994, others from 1999 - 2004, and 2006 - 2009. Most recently, another significant drought began in 2012 and persists to this date. It is probable that droughts will occur in the future. Electrical storms are frequent and are usually accompanied by little rainfall, potentially creating numerous lightening caused fires.

b. Relative Humidity.

During the months of June through September, the daily humidity ranges around 30 percent, and often drops to the low teens. During a recent wildland fire where 5 homes were lost, the humidity was measured at 9 percent relative humidity.

c. Temperatures.
During the months of June through September, daily temperatures commonly exceed 70 degrees Fahrenheit, with temperatures having been recorded as high as 90 degrees Fahrenheit. Winter temperatures can drop to below O degrees Fahrenheit.

d. Winds.
Prevailing winds are out of the south and southwest. However, north and east winds occur during the spring (May through June), the fall (late September and October), and occasionally during the summer months. Wind velocities generally range from five to fifteen miles per hour, gusting to thirty miles per hour during the summer months.

e. Summary.
These local climatic conditions affect the acceleration, intensity, and size of fires in the District. Times of little or no rainfall, low humidity and high temperatures create extremely hazardous conditions, particularly as they relate to the wildland - urban interface. Winds experienced in this area can have a significant impact upon structure fires, especially in buildings in close proximity to one another, and to wild lands commonly found in the Alpine Springs County Water District.

II. Geographic and Topographic

Alpine Meadows is located northwest of Lake Tahoe, along California State Highway 89, just outside of the Lake Tahoe Basin. It is a community of approximately 500 homes along Alpine Meadows Road, which stretches from State highway 89 to Alpine Meadows Ski Area three miles up the road. The community encompasses approximately one square mile within Placer County. The North Tahoe Fire Protection District provides fire and emergency medical services.

a. Seismic Location.
The relatively young geological processes that have created our area of service are still active today. Our service area incorporates a portion of the North Tahoe earthquake fault at the base of Alpine Meadows Road (at the Truckee River) to the top of Alpine Meadows Ski Area. The District's land surface is in the high-to-moderate seismic hazard zones. However, avalanches are a seasonal occurrence and daily precautions are taken along Alpine Meadows Road during winter months.

b. Size and Population.

The Alpine Meadows area contains approximately 670 private parcels, interspersed among a few open space parcels. Bear Creek runs through the community, creating a riparian area near many of the homes. Most of the homes are constructed in the bottom of the canyon along the creek or other riparian areas.

A number of homes are permanent residents, residing in the area through summer and ski season. Industry is tourist based, or tourist supported, including summer construction near the resort or winter services. Many of the residents are seasonal or have second homes in the Alpine Meadows community.

The private lands are surrounded by United States Forest Service (USFS) owned lands. The Alpine Meadows Ski Area is on USFS lands and is operated under a seasonal use agreement.

c. Roads and Streets.
Alpine Meadows Road is the main thoroughfare. In general, ingress and egress is difficult during peak season population fluctuations or avalanche conditions. The Bear Creek Subdivision has a back gate access which is attainable without driving on Alpine Meadows Rd. during these difficult times of the year but is normally locked except in the event of an emergency. Juniper Mountain subdivision is served by only one road for both ingress and egress, severely restricting emergency vehicle access into the affected area(s).

d. Topography.
The topography of the District varies from near level, to terrain in excess of a 40 percent slope. Correspondingly, there is much diversity in slope percentages. As a basic rule of thumb, the rate of spread will double as the slope percentage doubles, all other factors remaining the same.

Most structures, both residential and commercial, are in or are surrounded by heavily forested areas. Due to drought conditions, beetle infestations, and lack of vegetation management in the wildland, much of the area is covered with either dead or dying trees, contributing to extreme fire danger. Elevation ranges from about 6185 to over 8600 feet on mountain passes

e. Vegetation.
Our service area is located in the Sierra Nevada. It varies from sub-alpine forests consisting of aspen and pine trees to pine and cedar forests with substantial brush fields of Manzanita, snow brush, and white thorn. As residential development continues to occur in the District, the clearances between homes have decreased. Additionally, all new development is directly at the edge of or into heavily forested areas. Both of these situations allow for the fire to travel from home to home, forest to home, or home to forest by radiation, convected heat and or flying embers. Expansion of the residential community into areas of heavier vegetation has resulted-in homes existing in close proximity to dense natural foliage. Often such dwellings are completely surrounded by highly combustible vegetation compounding the fire problem from a conflagration point of view.

f. Summary.
Local geographic and topographic conditions increase the fire hazard presented to the District. In addition, a fire following an earthquake has the potential of causing greater loss of life and damage than the earthquake itself.

Other variables that tend to intensify the fire danger include:

1) damage to the piped water system infrastructure
2) isolation due to bridge collapse
3) roadway damage and/or amount of debris blocking roadways
4) availability of timely mutual aid assistance
5) the presence of a significant percentage of dwellings with wood shingle or shake roof coverings

Conclusion:

Local climatic, geographic and topographic conditions described above increase the frequency, intensity, and size of fires involving buildings in the District. Further, these conditions impact potential damage to structures from an earthquake and subsequent fire. Therefore, it is reasonably necessary that the California Fire Code be modified to mitigate the effects of the above conditions.

California Health & Safety Code Section 17958.7 requires that modifications to the Fire Code be expressly marked and identified as to which each finding refers to which Code modification. The following table provides this connection.

Code Section	Finding
Chapter 1	Administrative
Chapter 2	Administrative
Chapter 3	I.(a), I.(b), I.(d)
Chapter 5	I.(a), II.(c)
Chapter 6	I.(d), I.(e), II.(a), II.(c), II.(d)
Chapter 9	I.(a), I.(c), II.(c)
Chapter 12	I.(a).
Chapter 33	II.(c).
Chapter49	I.(a), I.(c), II.(b), II.(c)
Chapter 50	Administrative
Chapter 56	I., II.
Chapter 57	I.(a), I.(b), I.(c), II.(a), II.(b)
Chapter 58	I.(d), II.(b), II.(c)
Chapter 61	I.(a), I.(c), II.(a), II.(b), II.(d)
Appendix D	I.(a), I.(c), II.(a), II.(b), II.(c), II.(d), II.(e)

(Continues on next page)

This Resolution shall take effect and be in force from and after its approval as required by law.

Adopted by the following vote by the Board of Directors of the Alpine Springs County Water District this 11th day of October 2019.

AYES: GRANT, SALKE, NORTHROP, SMELSER, YORK

NOES: NONE

ABSTAIN NONE

ABSENT: NONE

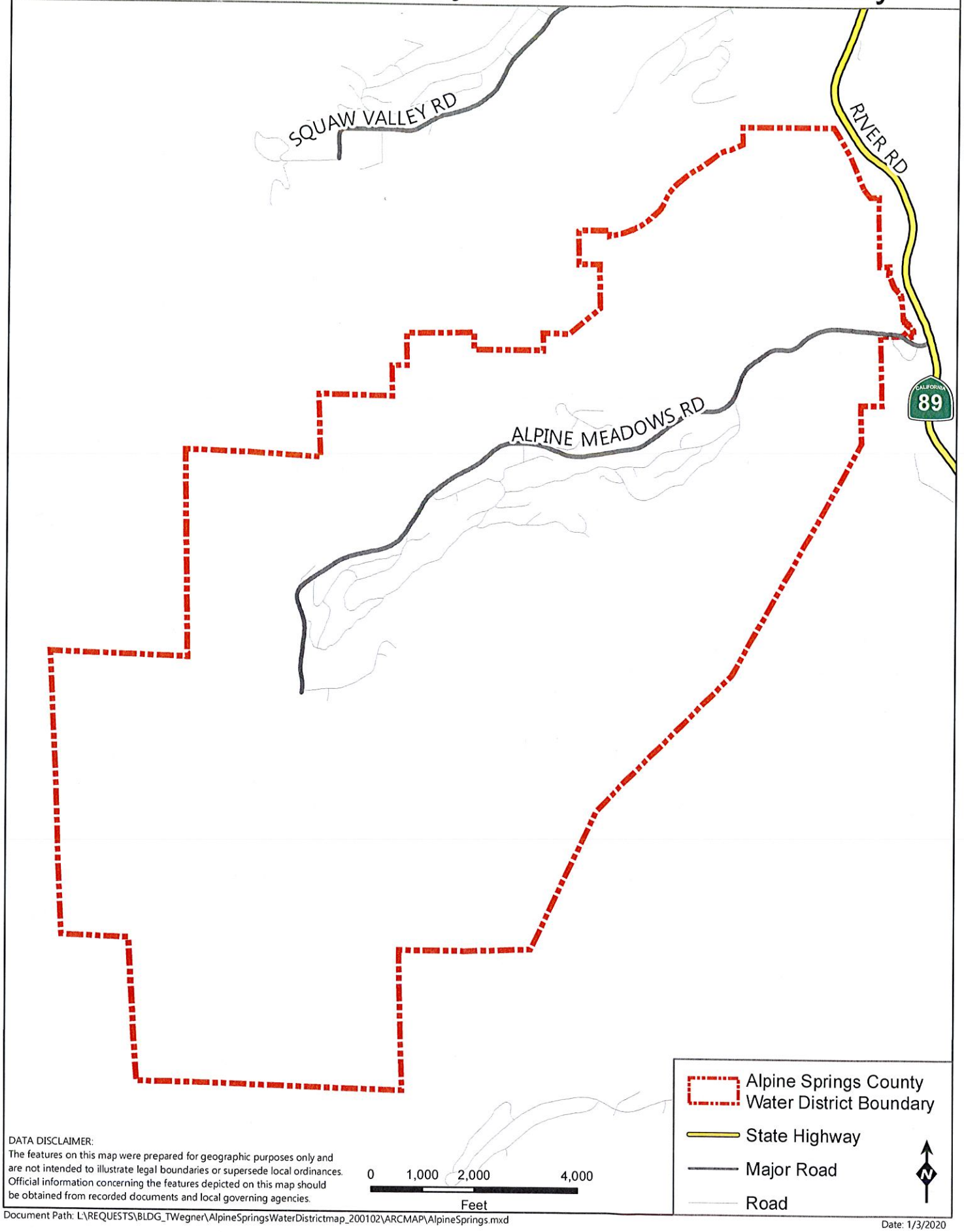
Janet Grant, President of the Board of Directors
Alpine Springs County Water District

ATTEST:

John M. Collins, General Manager
Secretary to the Board of Directors
Alpine Springs County Water District

Exhibit C

Alpine Springs County Water District Boundary



DATA DISCLAIMER:
The features on this map were prepared for geographic purposes only and are not intended to illustrate legal boundaries or supersede local ordinances. Official information concerning the features depicted on this map should be obtained from recorded documents and local governing agencies.

Document Path: L:\REQUESTS\BLDG_TWegner\AlpineSpringsWaterDistrictmap_200102\ARCMAP\AlpineSprings.mxd

Date: 1/3/2020