



CITY OF COMMERCE AGENDA REPORT

TO: Honorable City Council

Item No. _____

FROM: City Administrator

SUBJECT: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COMMERCE, CALIFORNIA AMENDING SECTION 16.04.010 OF CHAPTER 16.04 ("FIRE PREVENTION CODE") OF THE COMMERCE MUNICIPAL CODE AND ADOPTING THE CONSOLIDATED FIRE PROTECTION DISTRICT OF LOS ANGELES COUNTY FIRE CODE, RATIFYING THE MORE RESTRICTIVE BUILDING STANDARDS CONTAINED IN THAT CODE, AND DELEGATING ENFORCEMENT OF THE FIRE CODE IN THE CITY TO THE FIRE CHIEF – SECOND READING

MEETING DATE: May 16, 2017

RECOMMENDATION:

1. Conduct the required public hearing;
2. Move to read the Ordinance by title only; and
3. Move to approve the Ordinance for second reading.

BACKGROUND:

The proposed Ordinance adopts the Los Angeles County Fire Protection District Fire Code as the City's Fire Code and ratifies the building standards, relating to fire and life safety, which are more restrictive than those adopted by the State Fire Marshal and contained within the California Building Standards Code. When a local jurisdiction seeks to impose more restrictive building standards than those adopted by the State, California law requires that it enact such standards by ordinance after the State adopts and publishes the California Building and Fire Code. The California Health and Safety Code Section 13869.7 authorizes the Fire District to adopt such standards, but requires ratification by the legislative body where the standards will apply.

Similar more restrictive building standards are contained in the existing Fire Protection District Fire Code and have been in effect and are an integral part of the District's fire protection plan. The proposed standards have been editorially reformatted and renumbered to be consistent with the State Building Standards Code, Part 9 (State Fire Code).

SUMMARY OF CHANGES:

Changes in the 2017 County/District Fire Code from existing 2014 Fire Code include:

1. All existing fees have been adjusted. Fees have not increased since their inception in 2007.
2. New permit, plan review, and inspection fees have been added.
3. Helistops for high-rise buildings are re-named emergency Helicopter Landing Facilities and are now only required for buildings greater than twelve stories in height (120 feet).
4. Added more restrictive code language for smoke and heat vents on certain commercial buildings. These more restrictive requirements were deleted mid-code cycle from the model code.
5. Required fire flow for mobile home parks has been reduced from 4,000 gallons to 1,250 gallons per minute for two hours and 2,000 gallons in the Very High Fire Hazard Severity Zones.
6. Appendix B (Fire Flow Requirements for Buildings): Previously adopted; adding our requirements for tank size, memorializing our policy guiding when land owners have to connect to an existing water system, changed fire flow requirements to mirror State requirements in low-hazard wild land fire areas.
7. Appendix C (Hydrant Locations and Distribution): Previously adopted; remove State language, install our standards, added locations on our streets.
8. Appendix D (Fire Apparatus Access Roads): Not previously adopted; adopt State appendix, a few changes to allowed road width and grade.

The Los Angeles County ordinance adopting the updated Fire Code is also attached to this report for reference purposes.

The Council performed a first reading on May 2, 2017. It will now perform a second reading.

ALTERNATIVES:

1. Approve staff recommendation
2. Disapprove staff recommendation
3. Provide further direction to staff

FISCAL IMPACT:

None

RELATIONSHIP TO STRATEGIC GOALS:

The issue before the Council is consistent with Guiding Principle #5 of the City's Strategic Plan. The goal of said principle is to foster environmentally conscious initiatives and continue to identify and develop city codes that support a clean, well maintained, sustainable community.

Recommended by: Maryam Babaki, Director of Public Works & Development Services

Reviewed by: Vilko Domic, Finance Director

Approved as to form: Eduardo Olivo, City Attorney

Respectfully submitted: Matthew Rodriguez, Interim City Administrator

ATTACHMENT:

- 1) Ordinance of the Commerce City Council
- 2) LA County Ordinance Adopting Updated Fire Code & More Restrictive Building Standards