

ORDINANCE NO. 2689

AN ORDINANCE OF THE CITY OF REDLANDS AMENDING CHAPTER 15.20 OF THE REDLANDS MUNICIPAL CODE, AND ADOPTING WITH CERTAIN AMENDMENTS THE 2006 EDITION OF THE INTERNATIONAL FIRE CODE INCORPORATING THE 2007 EDITION OF THE CALIFORNIA FIRE CODE, PART 9 OF TITLE 24 OF THE CALIFORNIA CODE OF REGULATIONS

WHEREAS, Health and Safety Code Section 17958 and Government Code Section 50022 empower the City to adopt by reference the California Building Standards Code, including the California Fire Code; and

WHEREAS, Health and Safety Code Section 17958.7 authorizes the City to make amendments to the California Fire Code on the bases of local climatic, geological or topographical conditions; and

WHEREAS, Health and Safety Code Section 17958.7 requires that before making any modifications or changes pursuant to Section 17958.5, the governing body of a City or County shall make an express finding of local necessity that such modifications or changes are needed; and

WHEREAS, the City Council of the City of Redlands ("this City Council") is informed and finds that these climatic, geological and topographical conditions include, but are not limited to, the following conditions:

1. The area of the City received relatively low amounts of precipitation, and experiences very low relative humidity levels and extremely high temperatures. These climatic conditions are conducive to the spread of fire. For example, the following data was taken from the recorded temperatures and measured rainfall at the San Bernardino County Flood Control District Office, located at 825 East 3rd Street, San Bernardino, for 2006:
 - 2004: Maximum temperature greater than 100°F recorded during the months of April, May, July, August and September. Total recorded annual rainfall of 14.47 inches, with no rain measured in the months of May, June, July and August.
 - 2005: Maximum temperatures greater than 100°F recorded during the months of June, July and August. Total recorded annual rainfall of 15.66 inches, with no rain measured in the months of April, July, August, September, November and December.

2006: Maximum temperatures greater than 100°F recorded during the months of June, July, August and September. Total recorded annual rainfall of 10.78 inches, with no rain measured in the months of June, August and September.

2. The area of the City is subject to extremely strong winds, commonly referred to as "Santa Ana Winds," which can reach speeds of more than 40 miles per hour. Extensive damage often occurs during such winds including downed trees, power lines, utility poles and utility service lines. These adverse conditions cause:
- a) fires;
 - b) impairment of emergency apparatus access;
 - c) delays in response times of emergency apparatus; and
 - d) the depletion of apparatus readily available for fire suppression activities.

Specific amendments to the California Fire Code contained in this Ordinance pursuant to this express finding of local necessity are made to Sections: 308.4, 903.2.1.1, 903.2.1.2, 903.2.1.3, 903.2.1.4, 903.2.1.5, 903.2.1.6, 903.2.2, 903.2.3, 903.2.3.1, 903.2.6, 903.2.7, 903.2.8, 903.2.8.1, 903.2.8.2, 903.2.9, 903.2.9.1, 903.2.10, 903.2.10.1, 903.2.10.3, 903.2.18, 903.3.1.3, 903.6.2, 903.6.3, Fire Sprinklers; 903.3.8, Water Supply; 905.4 Hose Connection; 910.1 Smoke and Heat Vents, Mechanical Smoke Exhaust Systems and Draft Curtains; 910.3.2.2 Smoke and Heat Vents; 914.12 Special Requirements for Group F, M, S-1 or S-2 Distribution Warehouses greater than 50,000 square feet in floor area; Table 2306.2 High-piled Combustible Storage; 3309 Fireworks; 4706 Vegetation Management; 4707 Defensible Space; 4714 Fire Protection Plan; and Appendix B B105.2 Reduction in Required Fire-flow.

3. Within the City there are four earthquake faults:

- a) Redlands Heights
- b) Banning
- c) Crafton
- d) The Redlands Faults

Numerous other faults lie in close proximity, including the San Andreas Fault. In the event of a severe earthquake, these faults present the potential for catastrophic damage, including extensive damage to buildings, fire damage to major infrastructure including water and sewer distribution lines, roadways, bridges across a major storm drain and railroad right-of-way, and other impairments to the movement of emergency apparatus.

Specific amendments to the California Fire Code contained in this Ordinance pursuant to this express finding of local necessity are made to Sections: 308.4, 903.2.1.1, 903.2.1.2, 903.2.1.3, 903.2.1.4, 903.2.1.5, 903.2.1.6, 903.2.2, 903.2.3,

903.2.3.1, 903.2.6, 903.2.7, 903.2.8, 903.2.8.1, 903.2.8.2, 903.2.9, 903.2.9.1, 903.2.10, 903.2.10.1, 903.2.10.3, 903.2.18, 903.3.1.3, 903.6.2, 903.6.3, Fire Sprinklers; 903.3.8, Water Supply; 905.4 Hose Connection; 910.1 Smoke and Heat Vents, Mechanical Smoke Exhaust Systems and Draft Curtains; 910.3.2.2 Smoke and Heat Vents; 914.12 Special Requirements for Group F, M, S-1 or S-2 Distribution Warehouses greater than 50,000 square feet in floor area; Table 2306.2 High-piled Combustible Storage; 3309 Fireworks; 4706 Vegetation Management; 4707 Defensible Space; 4714 Fire Protection Plan; and Appendix B B105.2 Reduction in Required Fire-flow.

4. Within the area of the City development has occurred and continues to occur which has resulted in severe traffic congestion during peak hours, weekends and holidays, particularly on the following streets and highways: Citrus Avenue, Cajon Street, Orange Street, Lugonia Avenue, Colton Avenue, Tennessee Street, San Timoteo Canyon, I-10 Freeway, and Alabama Street; thus decreasing response time. This development includes high-rise structures, institutional, commercial, industrial and residential structures. Development has occurred within that portion of the City known as Sunset Hills, where roadways have been built in areas of severe topographical conditions including street and driveway grades in excess of 12%. Such traffic congestion and severe roadway conditions extend the time for emergency vehicles to reach the scene of fires and other emergencies.

Specific amendments to the California Fire Code contained in this Ordinance pursuant to this express finding of local necessity are made to Sections: 308.4, 903.2.1.1, 903.2.1.2, 903.2.1.3, 903.2.1.4, 903.2.1.5, 903.2.1.6, 903.2.2, 903.2.3, 903.2.3.1, 903.2.6, 903.2.7, 903.2.8, 903.2.8.1, 903.2.8.2, 903.2.9, 903.2.9.1, 903.2.10, 903.2.10.1, 903.2.10.3, 903.2.18, 903.3.1.3, 903.6.2, 903.6.3, Fire Sprinklers; 903.3.8, Water Supply; 905.4 Hose Connection; 910.1 Smoke and Heat Vents, Mechanical Smoke Exhaust Systems and Draft Curtains; 910.3.2.2 Smoke and Heat Vents; 914.12 Special Requirements for Group F, M, S-1 or S-2 Distribution Warehouses greater than 50,000 square feet in floor area; Table 2306.2 High-piled Combustible Storage; 3309 Fireworks; 4706 Vegetation Management; 4707 Defensible Space; 4714 Fire Protection Plan; and Appendix B B105.2 Reduction in Required Fire-flow.

WHEREAS, this City Council is informed and finds that because the City is subject to the above referenced climatic, geological and topographical conditions, that amendments to the California Fire Code, 2007 Edition, are necessary to protect life and property, and that such amendments address the following issues: 1) high fire hazard areas; 2) water supplies; 3) fire extinguishing systems and sprinkler systems, and 4) the storage, handling and use of flammable and combustible liquids and hazardous materials; and

WHEREAS, this City Council does hereby establish that the modifications to the 2007 California Fire Code, as outlined in this Ordinance No. 2689, are necessary due to local climatic, geographic and topographic conditions;

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

Section 1. Chapter 15.20 of the Redlands Municipal Code is hereby deleted in its entirety and replaced by the following:

"Chapter 15.20

FIRE CODE

Sections:

15.20.010	Findings and Adoption of the California Fire Code and the International Fire Code
15.20.020	Definitions
15.20.030	Establishments of Limits Required by the California Fire Code
15.20.040	Amendments to the California Fire Code and the International Fire Code, Administration (Title)
15.20.050	Appendix, Chapter 1 of the California Fire Code. Administration (Liability)
15.20.060	Appendix, Chapter 1 of the California Fire Code. Administration (Fire Investigations)
15.20.070	Appendix, Chapter 1 of the California Fire Code. Administration (Permit Fees)
15.20.080	Appendix Chapter 1 of the California Fire Code. Administration (Fees Not Refundable)
15.20.090	Appendix Chapter 1 of the California Fire Code. Administration (Inspection Fees)
15.20.100	Appendix Chapter 1 of the California Fire Code. Administration (Violation Penalties)
15.20.110	Appendix Chapter 1 of the California Fire Code. Administration. (Abatement of Violation)
15.20.120	Appendix Chapter 1 of the California Fire Code. Administration. (Failure to Comply)
15.20.130	International Fire Code, Amended Section 305.5 Ignition Sources (Chimneys)
15.20.140	International Fire Code, Amended Section 308.3.5 Religious Ceremonies
15.20.150	International Fire Code, Amended Section 308.4 Paint Removal
15.20.160	International Fire Code, Amended Section 312.2 Guard Posts
15.20.170	International Fire Code, Amended Section 503.2.3, Surface
15.20.180	International Fire Code, Amended Section 503.2.7 Grade
15.20.190	International Fire Code, Amended Section 503.4 Obstruction of Fire Apparatus Access Roads

15.20.200	International Fire Code, Amended Section 505.1 Premise Identification
15.20.210	International Fire Code, Amended Section 507.4 Smoke or Fog Emitting Systems
15.20.220	International Fire Code, Amended Section 508.5.1 Fire Protection Water Supplies, Where Required
15.20.230	International Fire Code, Amended Section 510.2 Access to Equipment in Multi Unit Buildings
15.20.240	California Fire Code, Amended. Section 903.2.1.1 Group A-1
15.20.250	California Fire Code, Amended. Section 903.2.1.2 Group A-2
15.20.260	California Fire Code, Amended. Section 903.2.1.3 Group A-3
15.20.270	California Fire Code, Amended. Section 903.2.1.4 Group A-4
15.20.280	California Fire Code, Amended. Section 903.2.1.5 Group A-5
15.20.290	California Fire Code, Amended. Section 903.2.1.6 Group B
15.20.300	California Fire Code, Amended. Section 903.2.2 Group E
15.20.310	California Fire Code, Amended. Section 903.2.3 Group F
15.20.320	California Fire Code, Amended. Section 903.2.3.1 (Deleted)
15.20.330	California Fire Code, Amended. Section 903.2.6 Group M
15.20.340	California Fire Code, Amended. Section 903.2.7 Group R
15.20.350	California Fire Code, Amended. Section 903.2.8 Group S
15.20.360	California Fire Code, Amended. Section 903.2.8.1 Repair Garages
15.20.370	California Fire Code, Amended. Section 903.2.8.2 Bulk Storage of Tires
15.20.380	California Fire Code, Amended. Section 903.2.9 (Delete Exception)
15.20.390	California Fire Code, Amended. Section 903.2.9.1 Commercial Parking Garages
15.20.400	California Fire Code, Amended. Section 903.2.10 (Delete Exception)
15.20.410	California Fire Code, Amended. Section 903.2.10.1 Stories and Basements Without Openings
15.20.420	California Fire Code, Amended. Section 903.2.10.3 (Deleted)
15.20.430	California Fire Code, Amended. Section 903.2.18 Group U Occupancy
15.20.440	California Fire Code, Amended. Section 903.3.1.3 NFPA Sprinkler Systems
15.20.450	California Fire Code, Amended. Section 903.3.8 Water Supply for Areas With City Water Service
15.20.460	California Fire Code, Amended. Section 903.6.2 Area Increase and Reconstruction
15.20.470	California Fire Code, Amended. Section 903.6.3 Change in Use
15.20.480	California Fire Code, Amended. Section 903.6.4 Adaptive Reuse
15.20.490	California Fire Code, Amended. Section 905.4 (Adding Location No. 7)
15.20.500	California Fire Code, Amended. Section 910.1 General
15.20.510	California Fire Code, Amended. Section 910.3.2.2 Sprinklered Buildings
15.20.520	California Fire Code, Amended. Section 914.12 Special Requirements for Group F, M, S-1 or S-2 Distribution Warehouses Greater Than 50,000 Square Feet in Floor Area
15.20.520	California Fire Code, Amended. Section 914.12.1 (Fire Control Room)

15.20.520	California Fire Code, Amended. Section 914.12.2 (Mechanical Smoke Exhaust)
15.20.520	California Fire Code, Amended. Section 914.12.3 (Standpipe Systems)
15.20.520	California Fire Code, Amended. Section 914.12.4 (Fire Department Graphic)
15.20.520	California Fire Code, Amended. Section 914.12.5 (Standby Power)
15.20.520	California Fire Code, Amended. Section 914.12.6 (Enhanced Communications)
15.20.520	California Fire Code, Amended. Section 914.12.7 (Other Requirements)
15.20.530	California Fire Code, Amended. Table 2306.2 (Delete Footnote j)
15.20.540	International Fire Code, Amended, Adding Section 3309. Fireworks
15.20.550	California Fire Code, Amended. Section 4702 Definition (Wildland-Urban Interface Fire Area)
15.20.560	California Fire Code, Amended, Adding Section 4706. Vegetation Management
15.20.570	California Fire Code, Amended, Adding Section 4707. Defensible Space
15.20.580	California Fire Code, Amended, Adding Section 4714. Fire Protection Plan
15.20.590	California Fire Code, Amended, Section B105.2, Appendix B (Exception)
15.20.600	California Fire Code, Amended, Violation – Penalty

15.20.010 Findings and Adoption of the California Fire Code and the International Fire Code

A. The City Council of the City of Redlands hereby finds and determines:

1. That the International Code Council (ICC) is a private organization which has been in existence for a period of at least three years.
2. That the International Fire Code (IFC), 2006 Edition, published by said organization, is a nationally recognized compilation of proposed rules, regulations, and standards of said organization.
3. That the International Fire Code has been printed and published as a code in book form within the meaning of Section 50022.2 et seq. of the California Government Code.
4. That the California Fire Code (CFC), also known as the California Code of Regulations, Title 24, Part 9--a portion of the "California Building Standards Code" as defined in the "California Building Standards Law" commencing with Section 18901 of the Health and Safety Code--is assigned to the California Building Standards Commission, which by law is responsible for approving all building standards within the State of California. The 2007 edition of the California Fire Code incorporates by reference the 2006 edition of the International Fire Code, with necessary California amendments.

5. That one copy of the 2007 California Fire Code and 2006 International Fire Code, certified by the Clerk of the City of Redlands to be a true copy, has been filed for use and examination by the public in the Fire Prevention office of the Redlands Fire Department and the Office of the City Clerk.

6. The sections of said California Fire Code and International Fire Code may be referred to by the number used in said published compilation, preceded by the words "California Fire Code Section" or "International Fire Code Section" or "Fire Code Section," and may also be referred to by additional reference to the Redlands Municipal Code and sections therein pertaining to said California Fire Code and International Fire Code.

7. That the additional requirements and standards established herein are needed to properly protect the health, safety, and welfare of the existing and future residents and workers within the City of Redlands. Said requirements and standards are reasonably necessary because of local climatic, geological, and topographical conditions, and comply with existing state laws and regulations.

8. The City Council finds and determines that the local variances from the California Fire Code—Building Standards, California Code of Regulations, Title 24, Part 9, contained in the City Fire Code, are reasonably necessary because of local climatic, topographic and geographical considerations.

B. Adoption of the California Fire Code and The International Fire Code. The City Council of the City of Redlands hereby adopts certain amendments, additions, deletions and exceptions, including fees and penalties, the 2007 California Fire Code, California Fire Code Appendix Chapters 1 and 4, and California Fire Code Appendices B, C, and H, as compiled and adopted by the California Building Standards Commission; and the 2006 Edition of the International Fire Code, as compiled and published by the International Code Council. The provisions of this California Fire Code, California Fire Code Appendix Chapters, California Fire Code Appendices, and International Fire Code shall be applicable in all areas within the City of Redlands. The City Council of the City of Redlands hereby adopts and amends the 2007 Edition of the California Fire Code, as compiled and published by the California Building Standards commission; and the 2006 Edition of the International Fire Code, as compiled and published by the International Code Council.

15.20.020 Definitions.

A. Wherever the word "Jurisdiction" is used in said Fire Code, it shall mean the City of Redlands.

B. Wherever the term "Corporation Counsel" is used in said Fire Code, it shall mean the City Attorney for the City of Redlands.

C. Wherever the term "Fire Chief" is used in said Fire Code, it shall mean the Fire Chief of the City of Redlands, or his or her authorized representative.

D. Wherever the term "Fire Department" is used in said Fire Code, it shall mean the Fire Department of the City of Redlands.

E. An employee of the City of Redlands Fire Department, when enforcing the California Fire Code, the International Fire Code, the Redlands Municipal Code and other laws, rules and regulations relating to fire and life safety, fire prevention and fire investigation, shall be deemed a "Peace Officer" as those words are used in Section 830.31 of the California Penal Code.

15.20.030 Establishment of Limits Required by the California Fire Code

A. Storage of Flammable Cryogenic Fluids.

Pursuant to Section 3204.3.1.1 of the California Fire Code, flammable cryogenic fluids shall not be permitted to be stored, dispensed, or used unless, in the opinion of the fire code official, such storage will not create an unacceptable threat to the occupants and property owners.

B. Storage of Explosives and Blasting Agents.

Pursuant to Section 3301.1.3 of the California Fire Code, the storage of explosives and blasting agents is prohibited in all areas unless authorized by the fire code official.

C. Storage of Class I and II Liquids.

Pursuant to Section 3404.2.9.5.1 and 3406.2.4.4 of the California Fire Code, the storage of Class I and Class II liquids in outside aboveground unprotected tanks is prohibited in all areas of the City unless the fire code official determines, with specific documented findings, that such an installation will not create a hazard to life or property in the area.

D. Storage of Liquefied Petroleum Gases.

Pursuant to Section 3804.2 of the California Fire Code, the aggregate capacity of any one installation for the bulk storage of liquefied petroleum gases shall not exceed 2,000 water gallons (7571 L) in commercial, residential and other areas where, in the opinion of the fire code official, the location of bulk storage of liquefied petroleum gases would create a threat to life and property.

15.20.040 Section 101.1 of Appendix Chapter 1 of the California Fire Code is hereby amended to read as follows:

101.1 Title. These regulations shall be known as the *Fire Code* of the City of Redlands, hereinafter referred to as "this code."

15.20.050 Section 104.12 of Appendix Chapter 1 of the California Fire Code is hereby added to read as follows:

104.12 Liability.

104.12.1 General. The fire chief, the fire code official and other individuals charged by the fire chief with the control or extinguishment of any fire, the enforcement of this code or any other official duties, acting in good faith and without malice in the discharge of their duties, shall not thereby be rendered personally liable for any damage that may accrue to persons or property as a result of any act or by reason of any act or omission in the discharge of their duties. Any suit brought against the fire chief, fire code official or such individuals because of such act or omission performed in the enforcement of any provision of such codes or other pertinent laws or ordinances implemented through the enforcement of this code or enforced by the code enforcement agency shall be defended by this jurisdiction until final termination of such proceedings, and any judgment resulting therefrom shall be assumed by this jurisdiction subject to the provisions of Government Code Section 825.

This code shall not be construed to relieve or lessen the responsibility of any person owning, operating or controlling any building or structure for any damages to persons or property caused by defects, nor shall the code enforcement agency or its parent jurisdiction be held as assuming any such liability by reason of the inspections authorized by this code or any permits or certificates issued under this code.

104.12.2 Cost Recovery. Fire suppression, investigation and rescue or emergency medical costs are recoverable in accordance with Health and Safety Code Sections 13009 and 13009.1.

Any person who negligently or intentionally, or in violation of law, causes an emergency response, including but not limited to, a traffic accident or spill of toxic or flammable fluids or chemicals, is liable for the costs of securing such emergency, including those costs set out in Health and Safety Code Section 13009 et seq. and Government Code Section 53150 et seq. Any expense incurred by the fire department for securing such an emergency situation shall constitute a debt of such person and shall be collectible by the public agency in the same manner as in the case of an obligation under contract, expressed or implied.

104.12.3 Expense for Securing an Emergency. The expense of securing any emergency or hazard which is the result of a violation of this code or any other code, ordinance or State law, or any damages caused by malicious mischief requiring any corrective or preventive actions conducted by the fire department may be a charge against the person(s) or entity whose such emergency or action may constitute a debt of such person(s) or entity and shall be collectible as provided below.

1. The fire chief may impose the reasonable cost of fire prevention, fire suppression, and protection of the public from other safety hazards when a fire

or hazardous condition results from any of the following activities or conditions:

- A. Manufacture, transportation, storage, handling, or spilling of hazardous chemicals, flammable or combustible liquids, explosives, or blasting agents as defined in Article 2 of this Code;
 - B. Failure to correct a hazardous condition for which a "Notice of Violation", or equivalent notice, has been previously given by the chief;
 - C. Use of welding equipment, cutting torch, tar pot, or other open flame device;
 - D. Permitting or causing the accumulation of hazardous or flammable materials;
 - E. Setting of a fire or allowing a fire to be set in violation of any code, ordinance, law or regulation;
 - F. Creating, allowing, or maintaining a fire hazard.
2. Determination to Charge Cost. Whenever the fire chief determines that the fire department or other public agency has incurred costs for fire suppression, fire prevention, or protection of the public safety when a fire or other hazardous condition has resulted from the activities specified in this section, he or she shall:
- A. Calculate the costs incurred;
 - B. Identify the person or persons to be charged for those costs; and
 - C. Send a report with this information to the City Clerk.
3. Calculation of Costs Incurred. The "costs incurred" shall include all necessary expenditures to correct the hazardous condition or extinguish the fire, including, but not limited to:
- A. The cost of personnel;
 - B. The cost of extinguishing agents;
 - C. The reasonable value of the use of City equipment;
 - D. The cost incurred by use of a private contractor to mitigate or remove the hazard or condition; and
 - E. Any and all administrative costs incurred pursuant to Chapter 3.28 of the Municipal Code.
4. Reimbursement Hearing Set. The City Clerk shall, thereupon, set the report and account for hearing by the City Council at a regular or adjourned meeting which will be held at least 14 calendar days after the date the Clerk mails the notice; and shall send by regular mail a Notice of said hearing to the person or entity to be charged at the person's or entity's address as shown on the last equalized tax assessor's roll, or as otherwise known to the City.

5. Notice to Person to be Charged. The Notice sent by the City Clerk to the responsible person(s) or entity shall contain:

- A. The name of the person(s) or entity sought to be charged;
- B. The location, date, and time of the evidence upon which the claim for reimbursement is based;
- C. The amount of, and the basis upon which claim for reimbursement is made;
- D. The date, time and place of the hearing on the claim for reimbursement with a statement on the rights of the person or entity to be heard for presenting evidence at said hearing;
- E. The fire chief's account of the sum claimed to be due.

6. Procedure for Hearing Before the City Council. At the hearing on the fire chief's account and other evidence upon which reimbursement is sought, the City Council shall hear and consider evidence by the person or entity against which reimbursement is sought; and thereafter, confirm or disallow the account, in all or in part, and set forth in a resolution the amount of the account confirmed, if any. Thereafter, any amount confirmed by a resolution of the City Council shall become a debt owing to the City of Redlands and is collectible by the City in the same manner as in the case of an obligation under contract expressed or implied.

15.20.060 Section 104.10 of Appendix Chapter 1 of the California Fire Code is hereby amended to read as follows:

104.10 Fire investigations. The fire code official and the fire department shall have the authority to investigate the cause, origin and circumstances of any fire, explosion or other hazardous condition. Information that could be related to trade secrets or processes shall not be made part of the public record except as directed by a court of law.

The fire chief is authorized to investigate the cause, origin and circumstances of unauthorized releases of hazardous materials.

The Redlands Police Department is authorized to assist the Fire Department in its investigations when requested to do so.

15.20.070 Section 105.2.5 of Appendix Chapter 1 of the California Fire Code is hereby added to read as follows:

105.2.5 Permit Fees. Permit fees as established by City Council Resolution shall be collected by the Finance Department. Proof of receipt shall accompany all applications for permit prior to any inspection and approval by the bureau.

15.20.080 Section 105.2.6 of Appendix Chapter 1 of the California Fire Code is hereby added to read as follows:

105.2.6 Fees Not Refundable. Permit fees shall not be refundable for any reason after initiation of inspection procedures.

15.20.090 Section 106.1.1 of Appendix Chapter 1 of the California Fire Code is hereby added to read as follows:

106.1.1 Inspection fees. The fire code official is authorized to collect appropriate fees for inspections according to City Council Resolution establishing fees.

15.20.100 Section 109.3 of Appendix Chapter 1 of the California Fire Code is hereby amended to read as follows:

109.3 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 an infraction, punishable by a fine of not more than one hundred dollars (\$100.00) for a first violation; a fine not exceeding two hundred dollars (\$200.00) for a second violation within one year; and a fine not exceeding five hundred dollars (\$500.00) for each additional violation of the within one year. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

15.20.110 Section 109.3.1 of Appendix Chapter 1 of the California Fire Code is hereby amended to read as follows:

109.3.1 Abatement of violation. In addition to the imposition of the penalties herein described, the fire code official is authorized to institute an appropriate action to prevent unlawful construction or to restrain, correct or abate a violation; or to prevent illegal occupancy of a structure or premises; or to stop an illegal act, conduct of business or occupancy of a structure on or about any premises. The expense of such action may be made a lien upon the property upon which such condition exists.

15.20.120 Section 111.4 of Appendix Chapter 1 of the California Fire Code is hereby amended to read as follows:

111.4 Failure to comply. 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 subject to violation penalties pursuant to Section 109.3.

15.20.130 Section 305.5 of the International Fire Code is hereby added to read as follows:

305.5 Sparks from chimneys. Chimneys used in conjunction with fireplaces or heating appliances in which solid or liquid fuel is used shall be equipped and maintained with an

approved spark arrester. The spark arrester shall be constructed of 24-gauge stainless steel, 12-gauge copper or brass, 19-gauge woven galvanized wire mesh, or of materials with equivalent heat and corrosion resistance. Openings shall not permit the passage of spheres having a diameter larger than 1/2 inch (13 mm) and shall not block the passage of spheres having a diameter of less than 3/8 inch (10 mm). The screen shall be mounted in or over all outside flue openings in a vertical or near vertical position, adequately supported to prevent movement and visible from the ground. The net free area of the spark arrester shall not be less than 4 times the net free area of the outlet of the chimney.

15.20.140 Section 308.3.5 of the International Fire Code is hereby amended to read as follows:

308.3.5 Religions ceremonies. Candles held in persons' hands are especially dangerous and shall not be permitted. Battery-operated simulated candles are available and may be used. No permit is required for battery-operated candles or other electric candles.

15.20.150 Section 308.4 of the International Fire Code is hereby amended to read as follows:

308.4 Torches for Removing Paint. Persons utilizing a torch or other open flame or other heat producing devices for the removal of paint from all structures shall be prohibited.

15.20.160 Section 312.2 of the International Fire Code is hereby amended to read as follows:

312.2 Posts. Guard posts shall comply with all of the following requirements:

1. Constructed of steel not less than 6 inches (152 mm) in diameter and concrete filled.
2. Spaced not more than 4 feet (1219 mm) between posts on center.
3. Set not less than 3 feet (914 mm) deep in a concrete footing of not less than a 15 inch (381 mm) diameter.
4. Set with the top of the posts not less than 3 feet (914 mm) above the ground.
5. Located not less than 3 feet (914 mm) from the protected object.

15.20.170 Section 503.2.3 of the International Fire Code is hereby amended to read as follows:

503.2.3 Surface. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus and shall be surfaced with an approved concrete or asphalt covering so as to provide all-weather driving capabilities. Turf block, Ritter Rings, Turf Paver and other similar products shall not be used for fire department access surfacing. Where rural road grades do not exceed 8%, the fire code official may approve access roads of approved native materials or gravel when compacted to 95%.

15.20.180 Section 503.2.7 of the International Fire Code is hereby amended to read as follows:

503.2.7 Grade. The grade of the fire apparatus access road shall be a maximum of twelve percent (12%), unless otherwise approved by the fire code official for short distances when appropriate mitigation measures are utilized.

15.20.190 Section 503.4 of the International Fire Code is hereby amended to read as follows:

503.4 Obstruction of fire apparatus access roads. Fire apparatus access roads shall not be obstructed in any manner, including the parking of vehicles. The minimum widths and clearances established in Section 503.2.1 shall be maintained at all times. Any obstruction or impedance to reasonable access may be removed at the order of the fire code official or the fire department, with the expense of such removal to be borne by the owner of the roadway, or in the case of an obstructing vehicle or object, by the owner of said vehicle or object.

15.20.200 Section 505.1 of the International Fire Code is hereby amended to read as follows:

505.1 Premises 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. Address numbers shall be Arabic numerals or alphabet letters. New residential buildings that contain not more than two dwelling units shall have minimum 4 inch (102 mm) high numbers, with a minimum stroke width of ½ inch (13 mm), and shall be internally illuminated by means of a low voltage power source during the hours of darkness. Where building setbacks exceed 100 feet (30 m) from the street or road, additional non-illuminated 4 inch (102 mm) numbers shall be displayed at the property entrance. Other buildings shall have minimum 8 inch (203 mm) high numbers, with a minimum stroke width of 1 inch (25 mm). Buildings with a total floor area of 100,000 square feet (9290 m²) or greater shall have minimum 12 inch (305 mm) high numbers, with a minimum stroke width of 1½ inches (38 mm). Such address numbers shall be electrically illuminated by an internal or external source during the hours of darkness. Where building setbacks exceed 200 feet (61 m) from the street or road, additional non-illuminated 6 inch (152 mm) high numbers shall be displayed at the property entrance. Individual suite addresses shall be displayed with minimum 4 inch (102 mm) high contrasting numbers or letters placed on the front and rear doors of tenant areas in buildings, where applicable.

15.20.210 Section 507.4 of the International Fire Code is hereby added to read as follows:

507.4 Smoke or fog emitting systems. No alarm system shall be installed in a building or portion of a building which as a part of its operation discharges any gas, vapor, liquid, or other product when the primary intent of the system discharge is to obscure the vision of any person, cause disorientation, or incapacitate any person within the building or portion thereof. Nothing in this section is intended to preclude the connection of an alarm system to any fire suppression system.

15.20.220 Section 508.5.1 of the International Fire Code is hereby amended to read as follows:

508.5.1 Where required. Where a portion of the facility or building hereafter constructed or moved into or within the jurisdiction is more than 300 feet (91 m) from a hydrant on a fire apparatus access road, as measured by an approved route around the exterior of the facility or building, on-site fire hydrants and mains shall be provided where required by the fire code official.

Exceptions:

1. For Group R-3 and Group U occupancies, the distance requirement shall be 600 feet (183 m). This distance may be further modified by the fire code official for such occupancies when buildings are equipped throughout with an approved fire sprinkler system installed in accordance with Section 903.3.1.3.
2. Deleted.

15.20.230 Section 510.2 of the International Fire Code is hereby added to read as follows:

510.2 Access to equipment in multi-unit buildings. When automatic fire sprinkler systems or fire alarm systems are installed in buildings constructed for multiple tenants and these systems protect multiple tenant spaces, the main controls and control appurtenances, such as risers, fire alarm control panels, and valves for such systems, shall be located in an attached or included room or an approved weather-resistant enclosure with at least one exterior access door of not less than 3'-0" by 6'-8".

15.20.240 Section 903.2.1.1 of the California Fire Code is hereby amended to read as follows:

903.2.1.1 Group A-1. An automatic sprinkler system shall be provided for Group A-1 occupancies.

15.20.250 Section 903.2.1.2 of the California Fire Code is hereby amended to read as follows:

903.2.1.2 Group A-2. An automatic sprinkler system shall be provided for Group A-2 occupancies.

15.20.260 Section 903.2.1.3 of the California Fire Code is hereby amended to read as follows:

903.2.1.3 Group A-3. An automatic sprinkler system shall be provided for Group A-3 occupancies.

15.20.270 Section 903.2.1.4 of the California Fire Code is hereby amended to read as follows:

903.2.1.4 Group A-4. An automatic sprinkler system shall be provided for Group A-4 occupancies.

15.20.280 Section 903.2.1.5 of the California Fire Code is hereby amended to read as follows:

903.2.1.5 Group A-5. An automatic sprinkler system shall be provided for Group A-5 occupancies in the following areas: concession stands, retail areas, press boxes, and other accessory use areas in excess of 200 square feet (19 m²).

15.20.290 Section 903.2.1.6 of the California Fire Code is hereby amended to read as follows:

903.2.1.6 Group B. An automatic sprinkler system shall be provided throughout all buildings containing Group B occupancies where the fire area exceeds 200 square feet (19 m²).

15.20.300 Section 903.2.2 of the California Fire Code is hereby amended to read as follows:

903.2.2 Group E. *Except as provided for in Sections 903.2.2.1 for a new public school campus and 907.2.3.6.1 (fire alarm and detection) for modernization of an existing public school campus building(s), an automatic sprinkler system shall be provided for Group E occupancies as follows:*

1. Throughout all Group E fire areas greater than 200 square feet (19 m²) in area.
2. Throughout every portion of educational buildings below the level of exit discharge.
3. *In rooms or areas with special hazards such as laboratories, vocational shops and other such areas where hazardous materials in exempt amounts are used or stored.*

15.20.310 Section 903.2.3 of the California Fire Code is hereby amended to read as follows:

903.2.3 Group F. An automatic sprinkler system shall be provided throughout all buildings containing a Group F occupancy where the fire area exceeds 200 square feet (19 m²).

15.20.320 Section 903.2.3.1 of the California Fire Code is hereby deleted.

15.20.330 Section 903.2.6 of the California Fire Code is hereby amended to read as follows:

903.2.6 Group M. An automatic sprinkler system shall be provided throughout buildings containing a Group M occupancy where the fire area exceeds 200 square feet (19 m²).

15.20.340 Section 903.2.7 of the California Fire Code is hereby amended to read as follows:

903.2.7 Group R. An automatic sprinkler system installed in accordance with Section 903.3 shall be provided throughout all buildings with a Group R fire area.

Exceptions:

1. Deleted.
2. When approved by the fire code official, detached Group U private garages accessory to a Group R-3 occupancy, when located 50 feet (15,240 mm) or more from property lines, dwellings, or structures.
3. *Group R-3.1 occupancies not housing bedridden clients, not housing nonambulatory clients above the first floor, and not housing clients above the second floor.*
4. *Pursuant to Health and Safety Code Section 13113, occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.*
5. *Pursuant to Health and Safety Code Section 13143.6, occupancies licensed for protective social care which house ambulatory clients only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).*

15.20.350 Section 903.2.8 of the California Fire Code is hereby amended to read as follows:

903.2.8 Group S. An automatic sprinkler system shall be provided throughout all buildings containing a Group S occupancy where the fire area exceeds 200 square feet (19 m²).

15.20.360 Section 903.2.8.1 of the California Fire Code is hereby amended to read as follows:

903.2.8.1 Repair garages. An automatic sprinkler system shall be provided throughout all buildings used as repair garages in accordance with the *California Building Code*.

15.20.370 Section 903.2.8.2 of the California Fire Code is hereby amended to read as follows:

903.2.8.2 Bulk storage of tires. Buildings and structures where the area for the storage of tires exceeds 200 square feet (19 m²) shall be equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1.

15.20.380 Section 903.2.9 of the California Fire Code is hereby amended by the deletion of the exception.

15.20.390 Section 903.2.9.1 of the California Fire Code is hereby amended to read as follows:

903.2.9.1 Commercial parking garages. An automatic sprinkler system shall be provided throughout buildings used for storage of commercial trucks or buses where the fire area exceeds 200 square feet (19 m²).

15.20.400 Section 903.2.10 of the California Fire Code is hereby amended by the deletion of the exception.

15.20.410 Section 903.2.10.1 of the California Fire Code is hereby amended to read as follows:

903.2.10.1 Stories and basements without openings. An automatic sprinkler system shall be installed in every story or basement of all buildings where the floor area exceeds 200 square feet (19 m²) and where there is not provided at least one of the following types of exterior wall openings:

1. Openings below grade that lead directly to ground level by an exterior stairway complying with Section 1009 or an outside ramp complying with Section 1010. Openings shall be located in each 50 linear feet (15 240 mm), or fraction thereof, of exterior wall in the story on at least one side.
2. Openings entirely above the adjoining ground level totaling at least 20 square feet (1.86 m²) in each 50 linear feet (15 240 mm), or fraction thereof, of exterior wall in the story on at least one side.

15.20.420 Section 903.2.10.3 of the California Fire Code is hereby amended by the deletion of the exception.

15.20.430 Section 903.2.18 of the California Fire Code is hereby amended to read as follows:

903.2.18 Group U Occupancy. An automatic sprinkler systems shall be provided throughout buildings containing a U occupancy where the fire area exceeds 200 square feet (19 m²).

Exceptions: When approved by the fire code official, detached Group U occupancies, when located 50 feet (15,240 mm) or more from property lines, dwellings, or other structures.

15.20.440 Section 903.3.1.3 of the California Fire Code is hereby amended to read as follows:

903.3.1.3 NFPA 13D sprinkler systems. Automatic sprinkler systems installed in one- and two-family dwellings shall be installed throughout in accordance with NFPA 13D, including attached garages.

15.20.450 Section 903.3.8 of the California Fire Code is hereby amended to read as follows:

903.3.8 Water supply for areas without City water service. In areas without City water service, buildings where the fire area exceeds 200 square feet (19 m²) shall be provided with an approved automatic sprinkler system. Group R-3 occupancies shall be provided with on-site water storage for a minimum 10 minute sprinkler demand. When approved by the fire code official, on-site water storage for other than Group R occupancies may be reduced to that required for an approved 30 minute sprinkler demand. These flows and duration do not consider the needs required to provide domestic service. All sprinkler systems shall be suitably freeze-protected for climatic conditions when necessary.

Exception: When approved by the fire code official, detached Group U private garages accessory to a Group R-3 occupancy, when located 50 feet (15,240 mm) or more from property lines, dwellings or other structures.

15.20.460 Section 903.6.2 of the California Fire Code is hereby amended by adding the following:

903.6.2 Area Increase and Reconstruction. Every existing building or structure relocated or moved onto a property, every building or structure which as a result of fire, earthquake, or other disaster requires demolition and reconstruction in its entirety, or every existing building or structure receiving an addition exceeding fifty percent (50%) of the original area, shall have an approved automatic sprinkler system installed throughout therein.

15.20.470 Section 903.6.3 of the California Fire Code is hereby amended by adding the following:

903.6.3 Change in Use. Changes made in the character or use of an occupancy shall be approved by the building official and the chief. When there is a change of use or occupancy of a building which exceeds 5,000 square feet in floor area which would place the building in a different division of the same group of occupancy or in a different group

of occupancies, the occupancy shall be provided with an approved automatic sprinkler system throughout, unless the proposed use is less hazardous based on fire or life safety risk, than the existing use.

15.20.480 Section 903.6.4 of the California Fire Code is hereby amended by adding the following:

903.6.4 Adaptive Reuse. Every existing Group R occupancy that is changed to a commercial use shall have an approved automatic sprinkler system installed throughout.

15.20.490 Section 905.4 of the California Fire Code is hereby amended by adding location number 7 to read as follows:

7. When required by other provisions of this code, 2½ inch hose connections, meeting the requirements of this section and fire department standards, shall be located at every other exterior fire department access door as defined by Section 2306.6.1, and arranged so that every portion of the building and its contents can be reached with 150 feet of hose and stream.

15.20.500 Section 910.1 of the California Fire Code is hereby amended to read as follows:

910.1 General. Where required by this code or otherwise installed, smoke and heat vents or mechanical smoke exhaust systems and raft curtains shall conform to the requirements of this section.

Exceptions:

1. Frozen food warehouses used solely for storage of Class I and II commodities where protected by an approved automatic sprinkler system.
2. Deleted.

15.20.510 Section 910.3.2.2 of the California Fire Code is hereby amended to read as follows:

910.3.2.2 Sprinklered buildings. Where installed in buildings equipped with an approved automatic sprinkler system, smoke and heat vents shall be designed to operate automatically by the actuation of a heat responsive device rated at least 100 degrees F above the operating temperature for the sprinkler heads, or manually with independent controls for the fire department pursuant to Section 914.12.

15.20.520 Section 914.12 of the California Fire Code is hereby added to read as follows:

914.12 Special requirements for Group F, M, S-1 or S-2 distribution warehouses greater than 50,000 square feet in floor area. Buildings classified primarily as Group M, Group S-1 or S-2, with no more than 10% of the building square footage occupied

with accessory uses, in which the primary use is wholesale or retail sales of bulk products or packaged materials, or for the storage of commodities for distribution, shall be in accordance with this section.

914.12.1 Fire Control Room. A fire control room for fire department operations shall be provided. The location and accessibility of the fire control room shall be approved by the fire code official. The fire control room shall be separated from the remainder of the building by walls and ceilings not less than one-hour fire partitions. The room shall be a minimum of 96 square feet (9 m²) in area, with a minimum dimension of 8 feet (2438 mm). The room shall contain the following as a minimum:

1. The fire alarm control unit and associated equipment.
2. Annunciator panel displaying status of sprinkler control valves and waterflow detectors.
3. Main controls and indicators for mechanical smoke exhaust systems.
4. Graphic with schematic indicating building floor plans, means of egress, fire protection systems, firefighting equipment and access.
5. Other firefighting equipment and system controls as required by the fire code official.
6. Emergency lighting powered by the standby electrical system.

914.12.2 Mechanical smoke exhaust. A mechanical smoke exhaust system conforming to the requirements of Section 910.4 shall be provided. The system may be combined with environmental or other ventilation air systems when approved by the fire code official.

914.12.3 Standpipe systems. A class I standpipe system shall be provided, with hose connections located at fire department access doors as required by Section 905.4. The system may be interconnected with the building automatic sprinkler systems, and may be supplied by adjacent systems or by a separate riser. Standpipe systems shall conform to the requirements of NFPA 14.

914.12.4 Fire department graphic. A printed graphic with schematic diagrams of the building automatic sprinkler systems, fire alarm systems, means of egress, standpipe systems, smoke exhaust systems, access doors, and any other equipment as required by the fire code official shall be superimposed over a building floor plan or site plan and mounted on the wall in a highly visible location in the fire control room. The graphic shall be durable and waterproofed.

914.12.5 Standby power. A standby power generator conforming to the *California Electrical Code* shall be provided on the premises, in a protected location. The generator shall have a rated capacity necessary to supply the load of all fire protection features listed below at the same time:

1. Emergency lighting and exit signs necessary for egress.
2. Lighting for the fire control room.
3. Signal and communication systems as applicable.
4. Electrically powered fire pumps required to maintain pressure.
5. Mechanical smoke exhaust systems as required by Section 914.12.2.

In addition, a fuel supply sufficient for not less than two hours of operation shall be required on the premises. All electrically connected systems shall be transferred within 60 seconds after losing primary power.

914.12.6 Enhanced communications. When required by the fire code official, enhanced communication equipment, such as bi-directional amplifiers, shall be provided in the building for dedicated use by the fire department. When such equipment is required to be installed, it shall be provided with a standby power supply.

914.12.7 Other requirements. All fire protection systems shall comply with fire department standards regarding installation, signage and labeling, maintenance, and other requirements as specified by the fire code official.

15.20.530 Footnote j. Table 2306.2 of the California Fire Code is hereby amended by the deletion of

15.20.540 Section 3309 of the International Fire Code is hereby added to read as follows:

SECTION 3309 FIREWORKS

3309.1 General. Possession, sale, storage or use of fireworks, including "Safe and Sane" fireworks as defined in *Health and Safety Code* Section 12529, is prohibited.

3309.2 Seizure of fireworks. The fire chief, fire code official or fire department is authorized to seize, remove or cause to be removed, at the expense of the owner, all stocks of fireworks offered or exposed for sale, stored, held or handled in violation of this chapter.

15.20.550 Section 4702, the Definition of *WILDLAND-URBAN INTERFACE FIRE AREA* is hereby amended to read as follows:

***WILDLAND-URBAN INTERFACE FIRE AREA** is a geographical area identified by the state as a "Fire Hazard Severity Zone" in accordance with the Public Resources Code Sections 4201 through 4204 and Government Code Sections 51175 through 51189, or other areas designated by the enforcing agency to be at a significant risk from wildfires.*

15.20.560 Section 4706 of the California Fire Code is hereby added to read as follows:

**SECTION 4706
VEGETATION MANAGEMENT**

4706 Vegetation Management. Persons owning, leasing, controlling, operating or maintaining buildings or structures in, upon or adjoining hazardous fire areas, and persons owning, leasing or controlling land adjacent to such buildings or structures, shall at all times:

Maintain an effective fuel modification zone by removing, clearing, or modifying away combustible vegetation and other flammable materials from areas within 100 feet from such buildings or structures. (See Exception 3 for fire-resistive construction and other features for approval and/or a reduction of the fuel modification zone) The fuel modification zone may be replanted with either approved irrigated, fire-resistant planting material or approved non-irrigated, drought-tolerant, fire-resistant plant material. Replanting of the fuel modification zone may be required for erosion control.

Exceptions:

1. Single specimens of trees, ornamental shrubbery or similar plants used as ground covers, provided that they do not form a means of rapidly transmitting fire from the native growth to any structure.
2. Grass and other vegetation located more than 30 feet from buildings or structures and less than 18 inches (457 mm) in height above the ground need not be removed where necessary to stabilize the soil and prevent erosion.
3. With the approval of the Fire Code Official, the width of the fuel modification zone may be reduced where fire-resistive structures or other features are constructed. However, in no case shall the fuel modification zone be reduced to less than 30 feet. See California Building Code Chapter 7A and International Wildland-Urban Interface Code for the minimum requirements of a fire-resistive structure.

Remove portions of trees, which extend within 10 feet of the outlet of a chimney,

Maintain trees adjacent to or overhanging a building free of deadwood, and

Maintain the roof of a structure free of leaves, needles or other dead vegetative growth.

If the owner fails to correct such conditions, the fire code official is authorized to cause the same to be done and make the expense of such correction a lien upon the property where such condition exists.

15.20.570 Section 4707 of the California Fire Code is hereby added to read as follows:

**SECTION 4707
DEFENSIBLE SPACE**

4707 General. Persons owning or controlling property within the City's very high fire hazard severity zone shall maintain defensible space as prescribed by the Fire Protection Plan, site specific conditions, or as approved by the fire code official per Sections 4706 and 4714 of this code.

15.20.580 Section 4714 of the California Fire Code is hereby added to read as follows:

**SECTION 4714
FIRE PROTECTION PLAN**

4714 General. A Fire Protection Plan (FPP), approved by the fire code official, shall be required for all new development within the Wildland-Urban Interface Area.

The FPP shall include mitigation measures consistent with the unique problems resulting from the location, topography, geology, flammable vegetation, and climate of the proposed site.

The FPP shall address water supply, access, building ignition and fire resistance, fire protection systems and equipment, defensible space and vegetation management.

The FPP shall be consistent with the requirements of *California Building Code* Chapter 7A, and the *International Wildland-Urban Interface Code*, and the Redlands Municipal Code.

15.20.590 Section B105.2 of Appendix B of the California Fire Code is hereby amended by amending the Exception to read as follow:

Exception: A reduction in required fire-flow of up to 50 percent (50%), as approved, is allowed when the building is provided with an approved automatic sprinkler system installed in accordance with Section 903.3.1.1 or 903.3.1.2. The resulting fire-flow shall not be less than 1,500 gallons per minute (5678 L/min) for the prescribed duration as specified in Table B105.1.

15.20.600 Violation - Penalty.

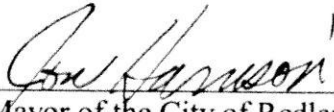
A. It is unlawful to violate or fail to comply with any of the provisions of the International Fire Code and/or California Fire Code, or to fail to comply with any order made pursuant thereto. It is also unlawful to build in violation of any detailed statement of plans or specifications submitted and approved under the International Fire Code and/or California Fire Code, or any certificate or permit issued thereunder, and from which no appeal has been taken.

B. Except as otherwise specified in this chapter, all violations of the International Fire Code and/or California Fire Code or its appendices, or the amendments thereto contained in this chapter, are infractions. All violations of Article 3 of the International Fire Code and/or California Fire Code are misdemeanors. All violations of the International Fire Code and/or California Fire Code or its appendices or the amendments thereto contained in this chapter, are punishable as provided in Chapter 1.20 of this Code.

C. Every person who causes, aids, abets or conceals a violation of the International Fire Code and/or California Fire Code is guilty of violating the International Fire Code and/or California Fire Code. Each such person, corporation or firm shall be deemed guilty of a separate offense for each day or portion thereof during which any violation of any provisions of the International Fire Code and/or California Fire Code is committed, continued, permitted or maintained by such person, firm or corporation."

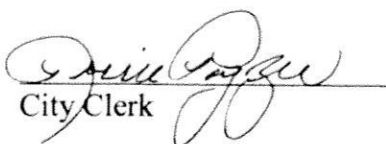
Section 2. Severability. If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be invalid, such holding shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance and each section, subsection, clause, sentence and phrase thereof, irrespective of the fact that any one or more sections, subsections, clauses, sentences or phrases be declared invalid.

Section 3. The Mayor shall sign this ordinance and the City Clerk shall certify to the adoption of this ordinance and shall cause it, or a summary of it, to be published once in the Redlands Daily Facts, a newspaper of general circulation within the City and thereafter, this ordinance shall take effect as provided by law.



Mayor of the City of Redlands

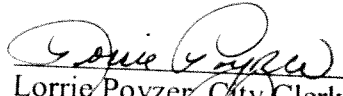
ATTEST:



City Clerk

I, Lorrie Poyzer, City Clerk of the City of Redlands, hereby certify that the foregoing ordinance was duly adopted by the City Council at a regular meeting thereof held on the 19th day of February, 2008, by the following vote:

AYES:	Councilmembers Gilbreath, Gallagher, Aguilar, Bean; Mayor Harrison
NOES:	None
ABSENT:	None
ABSTAIN:	None



Lorrie Poyzer, City Clerk
City of Redlands