

ARTICLE II. - FIRE PREVENTION, PROTECTION, AND CONTROL

[REDACTED]

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[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Sec. 38-32. - Automatic fire sprinkler protection.

[REDACTED]

(2) *Installation required.* An automatic fire sprinkler system shall be installed in all structures where the floor area exceeds the thresholds established in Table 38-12(2) of the specific occupancy involved. For the purpose of determining square footage as it relates to the sprinklering of a building, firewalls shall not be considered area dividers unless the firewall is built in compliance with section 705 of the CBC.

TABLE 38-12(2)

Occupancy Type	Type I	Type II	Type III	Type IV	Type V
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
E*	All	All	All	All	All
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
F-2	5,000 SF	5,000 SF	3,000 SF	3,000 SF	3,000 SF
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
I-2	All	All	All	All	All
I-3	All	All	All	All	All
I-4	All	All	All	All	All
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]				
[REDACTED]	[REDACTED]				

- (b) Have sprinkler control rooms located with adequate access for fire department, sprinkler maintenance and inspection personnel and shall not be located within private dwellings with the exception of NFPA 13D systems.
- (c) Have direct access from the exterior to the sprinkler control valve as determined by the AHJ.
- (d) Have working drawings prepared in accordance with NFPA 13.
- (e) Have a bell (minimum ten-inch) and strobe located above the FDC in accordance to NFPA 13.
- (f) The FDC must be at least 40 feet from all gas meters, electrical meters and transformers.
- (g) Be designed for the hazard being protected or as specifically specified in this code and/or as directed by the AHJ.
- (h) All automatic fire sprinkler systems hydraulic designs are to be based on 90 percent available water supply (ten percent safety margin shall be maintained). All sprinkler systems designed shall be based on the most current approved water flow test conducted in accordance with NFPA 291.

█ [REDACTED]

(10) *Application to existing buildings.*

- (a) Adult family homes and CBRFs regardless of number of occupants or class must be retrofitted with sprinkler protection acceptable to the AHJ.
- (b) Where the AHJ finds that an existing building, because of current occupancy or a change in occupancy constitutes a hazard to its occupants or adjoining property, the AHJ may order compliance with the provisions of this section. A hazard shall be determined by the existence of one or more of the following conditions:
 1. Any building which by reason of its construction or highly combustible occupancy involves a hazard to its occupants or, in the judgment of the AHJ, constitutes a fire menace, e.g., paint shop and other occupancies involving processing, mixing, storing, and dispensing of volatile liquids or solids.
 2. Non-fire-resistive characteristics of a structure.
 3. Accumulation of flammable or combustible materials.
 4. Lack of accessibility to the premises for fire-fighting equipment.
 5. Substantial number of fire calls or complaints on the premises.
 6. Traffic patterns for pedestrian ingress and egress which require protection under this section.
 7. Insufficient ventilation system.

- 8. Lack of an internal communication system, or due to the size or type of building making regular fire department radio communication inoperable, the building owner is required to install a repeater system or something comparable to assist radio communications.
- 9. Number, characteristics and movement of employees which require protection under this section.

(c) Installation of an automatic sprinkler system must be started within one year from the service of such orders and shall be completed within 180 days after construction has started.

(11) *Fire sprinkler control valve access.*

(a) All structures that have automatic sprinkler systems shall comply with the following:

- 1. Have sprinkler control rooms located with adequate access for fire department, sprinkler maintenance and inspection personnel.
- 2. Shall not be located within private dwellings with the exception of NFPA 13D systems.
- 3. Have direct access from the exterior to the sprinkler control valves that is acceptable to the AHJ.

(b) Exceptions. Any location where the installation of sprinklers may cause or increase an occupational hazard as determined by any governmental AHJ over such location or occupation.

(Ord. No. 829, § 1, 7-20-10)

Sec. 38-33. - Automatic fire protection for cooking areas.

█ [Redacted text]

(2) *Installation requirements.*

█ [Redacted text]

(c) The system shall be provided with automatic fuel shut-off.

(d) A Class K fire extinguisher shall be installed per NFPA 10

(e) Alarms shall be connected to the fire alarm system per NFPA 72.

(f) Cooking equipment used in processes producing smoke, or grease-laden vapors shall be equipped with an exhaust system that complies with all the equipment and performance requirements of NFPA 1 and NFPA 96, and all such equipment and performance shall be maintained per NFPA 96 during all periods of operation of the cooking equipment.

(Ord. No. 829, § 1, 7-20-10)

Sec. 38-34. - Miscellaneous construction provisions.

█ [Redacted text]

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█	█				
R-3	State Statutes apply.				
R-4	All	All	All	All	All
S-1	3,000 SF	3,000 SF	3,000 SF	3,000 SF	3,000 SF
S-2	5,000 SF	5,000 SF	3,000 SF	3,000 SF	3,000 SF
U	5,000 SF	5,000 SF	3,000 SF	3,000 SF	3,000 SF

* Excludes single-family home day cares

(c) *Minimum system requirements.* The following minimum system requirements shall be met when any occupancy type exceeds the limits in Table 38-14(4)(b). Minimum system requirements shall include:

1. Audible notification appliances shall be installed throughout protected premises.
2. Visible notification appliances shall be installed throughout protected premises.

Exceptions:

- a. Closets and/or other similar small storage rooms that do not exceed 50 square feet in floor area and are not normally occupied.
- b. Normally unoccupied crawl spaces.
- c. Normally unoccupied attic spaces.
- d. Any nonaccessible area.
- e. Any area the AHJ deemed visible notification appliances are not required.

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- 4. Manual initiating devices (pull stations) shall be located at all points of egress including all exit doors on every floor and/or building level.

[Redacted]

[Redacted]

- 5. Water flow detection devices shall be connected to the protected premises fire alarm system to specifically activate the notification appliances upon water flow.
- 6. Fire suppression system activation alarms shall be connected to the protected premises fire alarm system to specifically activate the notification appliances upon system activation. This includes, but is not limited to, wet chemical, CO2, clean agent, water mist and dry chemical systems.
- 7. Fire control and/or suppression systems supervisory condition indicators shall be connected to and monitored by the protected premises fire alarm system. This specifically includes, but is not limited to, valve supervisory switches (tamper switches), low air switches, low water switches, low temperature switches, fire pump condition indicators and/or any other situation or condition deemed necessary by the AHJ.
- 8. Fire alarm systems shall be addressable and capable of indicating the status of all specific components connected to the system.
- 9. All fire alarm systems shall be monitored by a service acceptable to the AHJ.
- 10. Fire alarm annunciators shall be installed in all protected premises. The number and locations of the fire alarm annunciators installed shall be acceptable to the AHJ.
- 11. As determined by the AHJ, any additional notification and/or initiation appliances/devices may be required due to size, occupancy hazards, building construction, and/or occupancy use.

[Redacted]

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- (f) *Special requirements.* On all buildings over four stories in height, a fire command center for fire department operations shall be provided. The fire command center shall comply with NFPA 72 and shall contain the features required in the International Fire Code and NFPA 1, 13.7.2.27.2.2.
1. Two-way telephone communication service shall be provided for the fire department use. This system

shall be in accordance with NFPA 72. The communications system shall operate between the central control station and every elevator car, every elevator lobby, and each floor level of exit stairs.

- 2. The requirements of NFPA 1, 13.7.2.27.2.2(A) shall not apply where the fire department radio system is approved as an equivalent system. [NFPA 101, 11.8.3.2.]

[REDACTED]

