

# CITY OF LODI

# COUNCIL COMMUNICATION

**AGENDA TITLE:** Conduct Public Hearing to consider adopting the 2001 California Building, Plumbing, Mechanical, Electrical and Fire Codes.

**MEETING DATE:** November 6, 2002

**PREPARED BY:** Community Development Director

**RECOMMENDED ACTION:** That the City Council conduct a Public Hearing to adopt the following California Codes as approved by the State of California:

- 1) California Building Code – 2001
- 2) California Plumbing Code - 2001
- 3) California Mechanical Code - 2001
- 4) California Electrical Code – 2001
- 5) California Fire Code - 2001

**BACKGROUND INFORMATION:** Uniform Codes for construction are published every three years. The State of California adopts these Codes by reference and requires Cities and Counties to adopt the same within six months. This process assures uniformity between jurisdictions throughout the State.

The Uniform Codes are dedicated to the development of minimum standards, which protect property and human life. The Uniform Building Code guarantees to the purchaser of a property that the structure is constructed adequately to resist earthquake, wind, rain and fire, and will maintain its property value if properly maintained. The Uniform Plumbing, Mechanical and National Electrical Codes provide for sanitation, comfort, convenience and life safety in their respective fields. The Fire Code provides for the safeguarding of life and property from hazards of fire and hazardous materials.

The Building Division is also charged with the enforcement of the State disabled access and energy regulations.

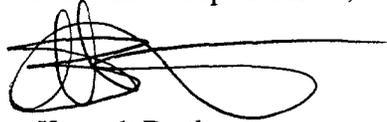
Changes to the Codes are processed each year and published every three years in a form permitting ready adoption by local communities. Anyone may propose changes to the codes. These changes are carefully reviewed by code committees and are to become part of the code. These meetings allow the free exchange of views leading to changes, which are responsive to the concerns of the construction industry, design professionals and building officials. State agencies have also made amendments to the Uniform Codes which are incorporated and published as the California Codes.

**APPROVED:** \_\_\_\_\_

  
H. Dixon Flynn -- City Manager

As part of the adoption process, this department has made every effort to notify all affected parties. An informational meeting was held on October 2, 2002 at the Carnegie Forum. Notification of the October 2<sup>nd</sup> meeting was published in the Lodi News Sentinel. The Fire Marshal presented a fire code update at the monthly Building Inspection Division meeting on October 30, 2002. Informational handouts have been available at the public counter since September 23, 2002.

FUNDING: None required.



Konradt Bartlam  
Community Development Director



Verne Person  
Fire Marshal

KB/nme

DRAFT

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE ADOPTING THE "2001 CALIFORNIA BUILDING CODE", VOLUMES 1, 2, AND 3, WHICH CODES REGULATE THE DESIGN, CONSTRUCTION, QUALITY OF MATERIALS, USE AND OCCUPANCY, LOCATION AND MAINTENANCE OF BUILDINGS OR STRUCTURES IN THE CITY OF LODI, PROVIDING FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES THEREFORE; PROVIDING PENALTIES FOR THE VIOLATIONS THEREOF; REPEALING AND RE-ENACTING SECTIONS 15.040.010, 15.04.020, 15.04.030, 15.04.040, 15.050, 15.04.055, 15.04.060, 15.04.070, 15.04.80, AND 15.04.090 INCLUSIVE OF THE CODE OF THE CITY OF LODI, AND ALL OTHER ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT THEREWITH

WHEREAS, the City Council of the City of Lodi did on the \_\_\_\_\_, schedule a public hearing thereon for \_\_\_\_\_, at the hour of 7:00 p.m. of said day in the Carnegie Forum, 305 West Pine Street, Lodi, California, in accordance with the provisions of section 50022.1 et seq. of the Government Code; and

WHEREAS, notice of the hearing was published twice in a newspaper of general circulation in accordance with the provisions of Section 50022.3 of the Government code as appears by the Affidavit of Publication on file therein; and

WHEREAS, at the time set for hearing no protests were received by the City Council.

NOW THEREFORE the City Council of the City of Lodi does ordain as follows:

Section 1. Sections 15.04.010, 15.04.020, 15.04.030, 15.04.040, 15.04.050, 15.04.055, 15.04.060, 15.04.070, 15.04.080, and 15.04.090 of the Code of the City of Lodi are hereby repealed and the same are superseded and replaced by new Sections 15.04.010, 15.04.20, 15.04.030, 15.04.040, 15.04.050, and 15.04.060 to read as hereinafter set forth.

Section 2. There is hereby adopted a new Section 15.04.010 of the Code of the City of Lodi to read in full as follows:

Sec. 15.04.010 Adoption  
The provisions set forth in the ~~Uniform Building Code 1997 Edition, Volumes 1, 2, and 3, 2001 California Building Code, Volumes 1, 2, and 3, including Appendix Chapters 3, Div. I, 4 Div. II, 10, 12 Div. I & II, 15, 18, 30, 31 Div. II & III, 33, and 34~~ thereto, are hereby adopted as the Building Code of the City of Lodi. The Building Code of the City of Lodi shall apply to all matters pertaining to the erection, construction, enlargement, alteration, repair, moving removal, conversion, demolition, occupancy, equipment, use, height, area, and maintenance of buildings or structures in the City of Lodi, California; the issuance of building permits and the collection of fees therefore; and the enforcement of the rules and regulations as set forth in said ~~"Uniform Building Code", 1997 Edition Volume 1, 2, & 3, 2001 California Building Code, Volumes 1, 2, and 3, and appendixes~~ thereto.

Section 3. There is hereby adopted a new section 15.04.020 of the Code of the City of Lodi to read in full as follows:

~~UBC Chapter 34: Sec. 3404. Add section~~

~~“No person shall move or cause to be moved any building or structure within the incorporated area of the City of Lodi without first obtaining a moving permit from the Chief Building Inspector. Any such building or structure not fully meeting the requirements of the Building Code shall be repaired or remodeled in conformity with the provisions of this code either at the time of moving or after reaching its destination. In the event that the repair or remodel cannot be done before moving, the owner of the building or structure may, for the purpose of obtaining the moving permit, file with the Building Department a corporate surety bond or cash in an amount equal to the sum of the repair or remodel, said amount as estimated by the Chief Building Inspector; said bond guaranteeing that the repairs or remodel shall be completed within six months from the time of moving. In the event the remodel or repairs have not been completed in the specified time, the Chief Building Inspector shall initiate steps to complete repairs or remodel and apply costs against the forfeited bond.~~

~~“Notwithstanding the provisions of this section of the code, if in the opinion of the Chief Building Inspector the building or structure is not suitable for the purposes proposed and/or structurally does not conform to the minimum requirements of this ordinance, a moving permit can be refused.”~~

~~“A written notice of appeals may be filed as per the allowed time limits for a hearing before the Board of Appeals of the City of Lodi as per Section 105 of the Building Code of the City of Lodi.”~~

Section 15.04.020

CBC CHAPTER 1: Sec.105.1

Change to read:

“In order to determine the suitability of alternate materials and types of construction and to provide for reasonable interpretations of this code, the City Council shall sit as a board of appeals. The ~~Chief Building Inspector~~ Building Official shall be an ex-officio member and shall act as secretary of the Board. Three members present shall constitute a quorum and no act of the board shall be valid unless a majority of the full board shall concur therein.

“The board of appeals shall adopt reasonable rules and regulations for conducting a meeting and investigations and shall render a decision and findings in duplicate. A copy will go to the ~~Chief Building Inspector~~ Building Official with the other copy to the applicant.”

~~Section 4. There is hereby adopted a new section 15.04.030 of the Code of the City of Lodi to read as follows:~~

~~UBC CHAPTER 1: Section 104.01. Change to read:~~

~~“There is hereby established in the City of Lodi Building Division of the Community Development Department which shall be under the jurisdiction of the Chief Building inspector designated by the appointing authority, and whenever in this Code reference is made to “Building Official” it shall mean the Chief Building Inspector of the City of Lodi or his authorized representative.”~~

Section 4. There is hereby adopted a new section 15.04.030 of the Code of the City of Lodi to read as follows:

Section 15.04.030

~~UBC CHAPTER 1.~~ CBC CHAPTER 1: ~~Sec. 107.1.~~Sec. 107. Change to read:

Section 107.1

“Building Permit Fees. A fee for each building permit required by this Code shall be paid to the City of Lodi as set forth in Table No. 1-A, as modified herein. Fees shall be paid prior to permit issuance.

Section 107.2. The determination of value or valuation under any of the provisions of this Code shall be made by the Building Official and shall be based of the latest building valuation data as printed in the Building Standards, published by the International Conference of Building Officials, 5360 South Workman Mill Road, Whittier, CA 90601. The valuation to be used in computing the permit and plan check fees shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems and any other permanent work or permanent equipment.

EXCEPTION: The Building Official shall determine the valuation when no applicable data is available in Building Standards.

TABLE NO. 1-A

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TOTAL VALUATION	FEES
\$1.00 to \$500	\$20.00
\$501 to \$2,000	\$20.00 for the first \$500 plus \$2.00 each additional \$100 or fraction thereof, to and including \$2,000.
\$2,001 to \$25,000	\$50.00 for the first \$2,000 plus \$10.00 for each additional thousand or fraction thereof to and including \$25,000.
\$25,001 to \$50,000	\$280 for the first \$25,000 plus \$7.25 for each additional thousand, or fraction thereof, to and including \$50,000.
\$50,001 to \$100,000	\$461.25 for the first \$50,000 plus \$5.00 for each additional thousand, or fraction thereof, to and including \$100,000.
\$1001,00 to 1,000,000	\$711.25 for the first \$100,000 plus \$3.90 for each additional thousand, or fraction thereof.
\$1,000,001 and up	\$4,221.25 for the first \$1,000,000 plus \$2.80 for each additional thousand or fraction thereof.

OTHER INSPECTION FEES AND REFUNDS:

1. Inspections outside of normal business hours  
(Minimum charge – 3 hours) \$45.00 per hr.
2. Reinspection fee assessed under provision  
Of Section 108.8 \$35.00 each
3. Inspection for which no fee is specifically  
Indicated \$34.00 per hr.
4. Additional plan review required by changes,  
Additions or revisions to approved plans.  
(Minimum charge – one half hour) \$34.00 per hr.
5. Special inspections required by owners, real estate  
Agencies, or loan agencies to determine compliance  
to the Building Code in effect at the time of  
construction:  
    First hour \$80.00  
    Each additional hour \$34.00
6. Refunds on all permits shall be subject to an  
Administrative processing fee. \$35.00
7. Board of Appeals Fee \$250.00
8. Demolition Permit \$60.00

Section 5. There is hereby adopted a new Section 15.04.040 of the City of Lodi  
To read as follows:

Sections 15.04.40

Special Inspections – Downtown business district.

- A. Notwithstanding paragraph 5 of Section 15.04.030 above, special inspection fees required to determine compliance with the building code for all buildings and structures located within the area designated by section 13.12.195(B) as the downtown business district shall be waived.
- B. ~~This section shall expire and shall be of no further force or effect after July 1, 2000.~~  
The city council finds and declares that this action is taken to protect and preserve a crucial part of Lodi's economy and to preserve a portion of the city's heritage by offering incentives for businesses to locate, relocate, or expand existing commercial uses within this downtown area.

Section 6. There is hereby adopted a new Section 15.04.050 of the Code of the City of Lodi to read as follows:

Section 15.04.050

Repetitive submittals (Master Plans) shall be as follows:

Original plan: 65% of building permit fee, plus 10%

Subsequent plans: 25% of building permit fee.

Master plans expire upon tri-annual adoption of new code.

~~Section 8. There is hereby adopted a new section 15.04.060 of the Code of the City of Lodi to read as follows:~~

Section 15.04.060

~~UBC Chapter 5: Sec 503.~~

~~Table No. 5A — Exterior Wall and Opening Protection of Occupancies Based on location of Property — add note 8:~~

~~8: “Group A,B,E,F,H,I,M and S Occupancies: Fire Resistance of Exterior Walls~~

~~“Exterior walls of Type II One-hour, Type II N and Type V construction shall be of four-hour fire resistive construction when they are less than five feet (5’0 to the property line and no openings shall be permitted”~~

~~Section 7. There is hereby adopted a new Section 15.04.060 of the Code of the City of Lodi to read as follows:~~

Section 15.04.060 Violation – Misdemeanor

- A. It is unlawful for any person to erect, construct, enlarge, alter, repair, move, improve, remove, convert, or demolish, equip, use, occupy, or maintain any building or structure in the city, or cause the same to be done, contrary to or in violation of any of the provisions of the building code adopted by section 15.04.010.
- B. Any person, firm, or corporation violating any provision of this Code shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be punishable by a fine and/or imprisonment set forth by the governing laws of jurisdiction. Each separate day or any portion of thereof, during which any violation of this Code occurs or continues, shall be deemed to constitute a separate offense.

~~Section 9. There is hereby adopted a new Section 15.04.070 of the Code of the City of Lodi to read as follows:~~

Section 15.04.070

~~UBC CHAPTER 23: Sec. 2306.3. Underfloor Clearance. Change first paragraph to read as follows:~~

~~“When wood joists, girders, or the bottom of wood structural floors without joists are located closer than 18 inches to exposed ground in crawl spaces or unexcavated areas located within the periphery of the building foundation, the floor assembly, including~~

~~posts, girders, joists and subfloor, shall be approved wood of natural resistance to decay as listed in section 2317.4 or treated wood."~~

~~Section 10. There is hereby adopted a new Section 15.04.080 of the Code of the City of Lodi to read as follows:~~

Section 15.04.080

~~UBC CHAPTER 18: Sec. 1806.1. Add third paragraph:~~

~~"Concrete or masonry shall not be poured or set against wood, such as exterior porch, patio slab, or concrete steps; the foundation height shall be increased sufficiently to insure concrete to concrete contact and any substitute shall have the specific approval of the Chief Building Inspector."~~

Section 8. No Mandatory Duty of Care This ordinance is not intended to and shall not be construed or given effect in a manner which imposes upon the City, or any officer or employee thereof, a mandatory duty of care towards persons or property within the City or outside of the City so as to provide a basis of civil liability for damages, except as otherwise imposed by law.

Section 9. Severability If any provision of this ordinance or the application thereof to any person or circumstances is held invalid, such invalidity shall not affect other provisions or applications of the ordinance which can be given effect without the invalid provision or application. To this end, the provisions of this ordinance are severable. The City Council hereby declares that it would have adopted this ordinance irrespective of the invalidity of any particular portion thereof.

Section 10. All ordinances and parts of ordinances in conflict herewith are repealed insofar as such conflict may exist.

Section 11. This ordinance shall be published one time in the "Lodi News Sentinel", a newspaper of general circulation printed and published in the City of Lodi, and shall be in force and take effect thirty days after its passage.

Approved this \_\_\_\_\_

PHILLIP A. PENNINO  
Mayor

Attest:

SUSAN J. BLACKSTON  
City Clerk

State of California  
County of San Joaquin, ss.

I, Susan J. Blackston, City Clerk of the City of Lodi, do hereby certify that Ordinance No. 1679-A was introduced at a regular meeting of the City Council of the City of Lodi held \_\_\_\_\_ and was thereafter passed, adopted, and ordered to print at a regular meeting of said Council held \_\_\_\_\_ by the following vote:

AYES: COUNCIL MEMBERS

NOES: COUNCIL MEMBERS

ABSENT: COUNCIL MEMBERS

ABSTAIN: COUNCIL MEMBERS

I further certify that Ordinance No. 1679-A was approved and signed by the Mayor on the date of its passage and the same has been published pursuant to law.

SUSAN J. BLACKSTON  
City Clerk

Approved as to Form:

RANDALL A. HAYS  
City Attorney

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE ADOPTING THE "2001 CALIFORNIA PLUMBING CODE" PROVIDING FOR THE ESTABLISHING OF MINIMUM REGULATIONS FOR THE INSTALLATION, ALTERATION OR REPAIR OF PLUMBING AND DRAINAGE SYSTEMS AND THE INSPECTION THEREOF; PROVIDING PENALTIES FOR THE VIOLATIONS THEREOF; AND REPEALING AND RE-ENACTING SECTIONS 15.02.010 THROUGH 15.12.050 INCLUSIVE OF THE CODE OF THE CITY OF LODI, AND ALL OTHER ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT THEREWITH

WHEREAS, the City Council of the City of Lodi did on the \_\_\_\_\_, schedule a public hearing on the above-entitled ordinance for \_\_\_\_\_, at the hour of \_\_\_\_\_ of said day in the Carnegie Forum, 305 West Pine Street, Lodi, California, in accordance with the provisions of Section 50022.1 et seq. of the Government Code; and

WHEREAS, notice of the hearing was published twice in a newspaper of general circulation in accordance with the provisions of Section 50022.3 of the Government Code as appears by the Affidavit of Publication on file therein; and

WHEREAS, at the time set for hearing no protests were received by the City Council.

NOW THEREFORE the City Council of the City of Lodi does ordain as follows:

Section 1. Section 15.12.010 through 15.12.050 inclusive of the Code of the City of Lodi are hereby repealed and the same are superseded and replaced by new Sections 15.12.010, 15.12.020, 15.12.030, and 15.12.040 to read as hereinafter set forth.

Section 2. There is hereby adopted a new Section 15.12.010 of the Code of the City of Lodi to read in full as follows:

Sec. 15.12.010. Adoption

The provisions set forth in the "~~Uniform Plumbing Code~~", 1997 Edition "2001 California Plumbing Code", together with appendixes thereto, are hereby adopted as the Plumbing Code of the City of Lodi. The Plumbing Code of the City of Lodi shall apply to all matters pertaining to plumbing, drainage systems and gas fittings in the City of Lodi.

Section 3. There is hereby adopted a new Section 15.12.020 of the Code of the City of Lodi to read in full as follows:

Sec. 15.12.020 Department Having Jurisdiction

The Building Division of the Community Development Department and the ~~Chief Building Inspector~~ Building Official or his authorized representative shall enforce the provisions of this ordinance and shall have all of the duties and rights of the Administrative Authority as provided in the ~~Uniform Plumbing Code, 1997 Edition~~ 2001 California Plumbing Code.

Section 4. There is hereby adopted a new Section 15.12.030 of the Code of the City of Lodi to read as follows:

Section 15.12.030 Plumbing Permit Fees

A fee for each plumbing permit required by this Code shall be paid to the City of Lodi as set forth in Table 1-1, as modified herein. Fees shall be paid prior to permit issuance.

TABLE NO. 1-1

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For issuing each permit	\$ 20.00
In addition:	
1. For each plumbing fixture or trap or set of fixtures on one trap (including water, drainage piping and backflow protection therefore)	\$ 3.00
2. For each building sewer and each trailer park sewer	\$ 7.50
3. Solar heaters	\$ 13.00
4. Rainwater systems-per drain	\$ 2.50
5. For each fire hydrant (first one) (each additional)	\$170.00 \$ 45.00
6. For each private sewage disposal system	\$ 18.00
7. For each heater and/or vent	\$ 4.00
8. For each gas piping system of one (1) to five (5) outlets	\$ 4.00
9. For each gas piping system of six (6) or more, per outlet	\$ 1.00
10. For each industrial waste pre-treatment interceptor, including its trap and vent, excepting kitchen-type grease interceptors functioning as fixtures traps	\$ 20.00
11. For installation, alteration or repair of water piping and/or water treating equipment	\$ 4.00
12. For repair or alteration of drainage or vent piping	\$ 4.00
13. For each lawn sprinkler system on any one meter, including backflow protection devices therefore	\$ 4.00

- 14. For vacuum breakers or backflow protective devices on tanks, vats, etc. or floor installation on plumbing fixtures including necessary water piping:
    - One (1) to five (5) \$ 4.00
    - Over five (5), each \$ 1.00
  - 15. Gasoline storage tanks \$ 20.00
  - 16. For new single or multi-family building, the following flat rate shall apply \$ .035 per SF
  - 17. Fire sprinkler systems shall be based on value charged according to the fee schedule of Section 15.04.050 of the Code of the City of Lodi (Uniform Building Code, 1994 Edition)
  - 18. Gas piping pressure test (PG&E) \$ 10.00
  - 19. Swimming pools \$ 15.00
- OTHER INSPECTION FEES AND REFUNDS:
- 1. Inspections outside of normal business hours (Minimum charge-3 hours) \$ 45.00 per hr
  - 2. Reinspection fee \$ 35.00 each
  - 3. Inspections for which no fee is specifically indicated \$ 34.00 per hr
  - 4. Additional plan review required by changes, additions or revisions to approved plans (minimum charge – one-half hour) \$34.00 per hr
  - 5. Refunds on all permits shall be subject to a \$35.00 administrative processing fee.

~~Section 5. — There is hereby adopted a new Section 15.12.040 of the Code of the City of Lodi to read as follows:~~

~~Section 15.12.040 Permit Qualification~~

~~A. Plumbing Permits shall not be issued to any person except State of California licensed contractors.~~

~~B. Exceptions:~~

- ~~1. A permit may be issued to the owner of a single or multiple family dwelling, provided that the owner shall personally perform all labor in connection therewith.~~
- ~~2. A permit may be issued to the owner of any building, provided that the total cost of labor and materials do not exceed \$1,000.00 and the owner shall personally perform all labor in connection therewith.~~

Section 6. There is hereby adopted a new Section 15.12.050 of the Code of the City of Lodi to read as follows:

Section 15.12.040 Violation – Misdemeanor

- A. It shall be unlawful for any person, firm or corporation to erect, construct, enlarge, alter, repair, move, improve, remove, convert, demolish, equip, use or maintain any plumbing or permit the same to be done in violation of this Code.
- B. Any person, firm, or corporation violating any provision of this Code shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be punishable by a fine and/or imprisonment set forth by the governing laws of the jurisdiction. Each separate day or any portion thereof, during which any violation of this Code occurs or continues, shall be deemed to constitute a separate offense.

Section 7 – No Mandatory Duty of Care This ordinance is not intended to and shall not be construed or given effect in a manner which imposes upon the City, or any officer or employee thereof, a mandatory duty of care towards persons or property within the City or outside of the City so as to provide a basis of civil liability for damages, except as otherwise imposed by law.

Section 8 – Severability If any provision of this ordinance or the application thereof to any person or circumstances is held invalid, such invalidity shall not affect other provisions or applications of the ordinance which can be given effect without the invalid provision or application. To this end, the provisions of this ordinance are severable. The City Council hereby declares that it would have adopted this ordinance irrespective of the invalidity of any particular portion thereof.

Section 9 All ordinances and parts of ordinances in conflict herewith are repealed insofar as such conflict may exist.

Section 10 This ordinance shall be published one time in the “Lodi News Sentinel”, a newspaper of general circulation, printed and published in the City of Lodi, and shall be in force and take effect thirty days after its passage.

Approved this \_\_\_\_\_

\_\_\_\_\_  
PHILLIP A. PENNINO  
Mayor

Attest:

SUSAN J. BLACKSTON  
City Clerk  
\_\_\_\_\_

State of California  
County of San Joaquin, ss.

I, Susan Blackston, City Clerk of the City of Lodi, do hereby certify that Ordinance 1679-B was introduced at a regular meeting of the City Council of the City of Lodi held \_\_\_\_\_ and was thereafter passed, adopted and ordered to print at a regular meeting of said Council held \_\_\_\_\_ by the following vote:

AYES:	COUNCIL MEMBERS-
NOES:	COUNCIL MEMBERS-
ABSENT:	COUNCIL MEMBERS
ABSTAIN:	COUNCIL MEMBERS

I further certify that Ordinance 1679-B was approved and signed by the Mayor on the date of its passage and the same has been published pursuant to law.

SUSAN J. BLACKSTON  
City Clerk

Approved as to Form

RANDALL A. HAYS  
City Attorney

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE ADOPTING THE "2001 CALIFORNIA MECHANICAL CODE", WHICH CODE PROVIDES REGULATIONS CONTROLLING THE DESIGN, CONSTRUCTION, INSTALLATION, QUALITY OF MATERIALS, LOCATION, OPERATION, AND MAINTENANCE OF HEATING, VENTILATING, COMFORT COOLING, REFRIGERATION SYSTEMS, INCINERATORS AND OTHER HEAT PRODUCING APPLIANCES IN THE CITY OF LODI, PROVIDING FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES THEREFORE; PROVIDING PENALTIES FOR THE VIOLATIONS THEREOF; AND REPEALING AND RE-ENACTING SECTIONS 15.08.010, 15.08.020, 15.08.30, 15.08.040, 15.08.050 INCLUSIVE OF THE CODE OF THE CITY OF LODI, AND ALL OTHER ORDINANCES AND PARTS OF THE ORDINANCES IN CONFLICT THEREWITH

WHEREAS, the City Council of the City of Lodi did on \_\_\_\_\_, schedule a public hearing on the above-entitled ordinance for \_\_\_\_\_, at the hour of \_\_\_\_\_ of said day in the Carnegie Forum, 305 West Pine Street, Lodi, California, in accordance with the provisions of Section 60022.1 et seq. of the Government Code; and

WHEREAS, notice of the hearing was published twice in a newspaper of general circulation in accordance with the provisions of Section 50022.3 of the Government Code as appears by the Affidavit of Publication on file therein; and

WHEREAS, at the time set for hearing no protests were received by the City Council.

NOW THEREFORE the City Council of the City of Lodi does ordain as follows:

Section 1. Sections 15.08.010, 15.08.020, 15.08.030, 15.08.040 and 15.08.050 inclusive of the Codes of the City of Lodi are hereby repealed and the same are superseded and replaced by new Sections 15.08.10, 15.08.020, 15.08.030, 15.08.040 inclusive to read as hereinafter set forth.

Section 2. There is hereby adopted a new section 15.08.010 of the Code of the City of Lodi to read in full as follows:

Sec. 15.08.010 Adoption

The provisions set forth in the "~~Uniform Mechanical Code~~", 1997 Edition "2001 California Mechanical Code", together with appendix thereto, are hereby adopted as the Mechanical Code of the City of Lodi. The Mechanical Code of the City of Lodi shall apply to all matters pertaining to erection, installation, alteration, repair, relocation, replacement, addition to, use, or maintenance of any heating, ventilation, comfort cooling, refrigeration systems, incinerators or other miscellaneous heat-producing appliances; to the issuance of permits and the collection of fees therefore; and the enforcement of the rules and regulations as set forth in said "~~Uniform Mechanical Code, 1997 Edition~~" "2001 California Mechanical Code", together with the appendixes thereto, within the City of Lodi.

Section 3. There is hereby adopted a new ~~Section 15.08.020~~ of the Code of the City of Lodi to read in full as follows:

Sec. 15.08.020

Add Section 108.10, "Building Official," is added to the Uniform Mechanical Code adopted by Section 15.08.010, to read as follows:

~~Whenever in this Code reference is made to the Building Official, it shall mean the legally designated Chief Building Inspector of the City of Lodi or his authorized representative.~~

Section 3. There is hereby adopted a new Section 15.08.020 of the Code of the City of Lodi to read as follows:

Section 15.08.020

"Mechanical Permit Fees. A fee for each mechanical permit required by this Code shall be paid to the City of Lodi as set forth in Table No. 1-A as modified herein. Fees shall be paid prior to permit issuance.

TABLE 1 -A

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1. For the issuance of each permit	\$20.00
2. For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance, up to and including 100,000 BTU's	\$10.00
3. For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance, over 100,000 BTU's to and including 500,000 BTU's	\$13.00
4. For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance, over 500,000 BTU's	\$16.00
5. For the installation or relocation of each floor furnace, including vent	\$10.00
6. For the installation or relocation of each suspended heater, recessed wall heater or floor mounted unit heater.	\$10.00
7. For the installation, relocation or replacement of each appliance vent installed and not included in an appliance permit.	\$ 5.00

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|---|---------|
| 8. For the repair of, alteration of, or addition to each heating appliance, refrigeration unit, cooling unit, absorption unit, or each heating, cooling, absorption, or evaporative cooling system, including installation of controls regulated by this code | \$10.00 |
| 9. For the installation or relocation of each boiler or compressor to and including three horsepower, or each absorption system to and including 100,000 BTU's  | \$10.00 |
| 10. For the installation or relocation of each boiler or compressor over three horsepower to and including 15 horsepower, or each absorption system over 100,000 BTU's to and including 500,000 BTU's   | \$18.00 |
| 11. For the installation or relocation of each boiler or compressor over 15 horsepower to and including 30 horsepower, or each absorption system over 500,000 BTU's and including 1,000,000 BTU's   | \$25.00 |
| 12. For the installation or relocation of each boiler or compressor over 30 horsepower to and including 50 horsepower, or each absorption system over 1,000,000 BTU's to and including 1,750,000 BTU's  | \$36.00 |
| 13. For the installation of or relocation of each boiler or refrigeration compressor over 50 horsepower, or each absorption system over 1,750,000 BTU's   | \$61.00 |
| 14. For each air handling unit to and including 10,000 cubic feet per minute, including ducts attached thereto  | \$ 7.00 |
| NOTE: This fee shall not apply to an air-handling unit which is a portion of a factory assembled appliance, cooling unit, evaporative cooler or absorption unit for which a permit is required elsewhere in this Code.  |         |
| 15. For each air handling unit over 10,000 cubic feet per minute  | \$12.00 |
| 16. For each evaporative cooler other than portable type  | \$ 7.00 |
| 17. For each ventilation fan connected to a single duct   | \$ 5.00 |
| 18. For each ventilation system which is not a portion of any heating or air conditioning system authorized by a permit   | \$ 7.00 |
| 19. For the installation of each hood which is served by mechanical exhaust, including the ducts for hood   | \$ 7.00 |

- |   |                |
|---|----------------|
| 20. For each appliance or piece of equipment regulated by this Code but not classed in other appliance categories, or for which no other fee is listed in this Code | \$ 7.00        |
| 21. For single or multi-family building, the following flat rate shall apply  | \$ .035 per SF |
| 22. Appliance inspection (PG&E)   | \$20.00        |

**OTHER INSPECTION FEES AND REFUNDS**

- |  |         |
|--|---------|
| 1. Inspections outside of normal business hours (Minimum charge – 3 hours)   | \$45.00 |
| 2. Reinspection fee assessed under provision of Section 305.(f)  | \$35.00 |
| 3. Inspections for which no fee is specifically indicated (Minimum charge – one-half hour)                               | \$34.00 |
| 4. Additional plan review required by changes, additions or revisions to approved plans (Minimum charge – one-half hour) | \$34.00 |
| 5. Refunds on all permits shall be subject to a \$35.00 administrative processing fee.                                   |         |

Section 4. There is hereby adopted a new Section 15.08.030 of the Code of the City of Lodi to read as follows:

Section 15.08.030

Section 304. Installation. The Uniform Mechanical Code adopted in Section 15.08.010, is amended to read as follows:

Section 304.5.1. Location of heating and cooling equipment. Heating, cooling, and swimming pool equipment shall not be located within the required five-foot side yard setback as defined by the City of Lodi Zoning Ordinance for residential zonings.

Section 5. There is hereby adopted a new Section 15.08.040 of the Code of the City of Lodi to read in full as follows:

Sec. 15.08.040 Violation – Misdemeanor

- A. It shall be unlawful for any person, to erect, install, alter, repair, relocate, add to, replace, use, or maintain heating, ventilating, comfort cooling, or refrigeration equipment in the jurisdiction, or cause the same to be done, contrary to or in violation of any of the provision of this Code. Maintenance of equipment which was unlawful at the time it was installed and which would be unlawful under this Code if installed after effective date of this Code, shall constitute a continuing

Violation of this Code.

- B. Any person, firm, or corporation violating any provision of this Code shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be punishable by a fine and/or imprisonment set forth by the governing laws of the jurisdiction. Each a separate day or any portion thereof, during which any violation of this Code occurs or continues, shall be deemed to constitute a separate offense.

Section 6 – No Mandatory Duty of Care This ordinance is not intended to and shall not be construed or given effect in a manner which imposes upon the City, or any officer or employee thereof, a mandatory duty of care towards persons or property within the City or outside if the City so as to provide a basis of civil liability for damages, except as otherwise imposed by law.

Section -7 – Severability If any provision of this ordinance or the application thereof to any person or circumstances is held invalid, such invalidity shall not affect other provisions or applications of the ordinance which can be given effect without the invalid provision or application. To this end, the provisions of this ordinance are severable. The City Council hereby declares that it would have adopted this ordinance irrespective of the invalidity of any particular portion thereof.

Section 8 All ordinances and parts of ordinances in conflict herewith are repealed insofar as such conflict may exist.

Section 9 This ordinance shall be published one time in the “Lodi News Sentinel”, a daily newspaper of general circulation printed and published in the City of Lodi and shall be in force and take effect thirty days from and after its passage and approval.

Approved this \_\_\_\_\_

\_\_\_\_\_  
PHILLIP A. PENNINO  
Mayor

Attest:

SUSAN J. BLACKSTON  
City Clerk

State of California  
County of San Joaquin, ss.

I, Susan J. Blackston, City Clerk of the City of Lodi, do hereby certify that Ordinance No. 1679-C was introduced at a regular meeting of the City Council of the City of Lodi held \_\_\_\_\_ and was thereafter passed, adopted and ordered to print at a regular meeting of said Council held \_\_\_\_\_ by the following vote:

AYES: COUNCIL MEMBERS-

NOES: COUNCIL MEMBERS-

ABSENT: COUNCIL MEMBERS-

ABSTAIN: COUNCIL MEMBERS-

I further certify that Ordinance No. 1679-C was approved and signed by the Mayor on the date of its passage and the same has been published pursuant to law.

SUSAN J. BLACKSTON  
City Clerk

Approved as to Form:

RANDALL A. HAYS  
City Attorney

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE ADOPTING THE "2001 CALIFORNIA ELECTRICAL CODE," WHICH CODE REGULATES THE INSTALLATION, ALTERATION, OR ADDITION OF ELECTRICAL WIRING, DEVICES, APPLIANCES, OR EQUIPMENT IN THE CITY OF LODI; AND REPEALING AND RE-ENACTING SECTIONS 15.16.010 THROUGH 15.16.050 OF THE CODES OF THE CITY OF LODI, AND ALL OTHER ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT THEREWITH

WHEREAS, the City Council of the City of Lodi did on the \_\_\_ day of \_\_\_\_\_, schedule a public hearing on the above-entitled ordinance for \_\_\_\_\_, at the hour of 7:00 o'clock p.m., of said day in the Carnegie Forum, 305 West Pine Street, Lodi, California, in accordance with the provisions of Section 50022.1 et seq. of the Government Code; and

WHEREAS, notice of the hearing was published twice in a newspaper of general circulation in accordance with the provisions of Section 50022.3 of the Government Code as appears by the Affidavit of Publication on file therein; and

WHEREAS, at the time set for hearing no protests were received by the City Council.

NOW THEREFORE the City Council of the City of Lodi does ordain as follows:

Section 1. Sections 15.16.010 through 15.16.050 of the Code of the City of Lodi, are hereby repealed and are superseded and replaced by the following new Sections 15.16.010, 15.16.020 and 15.16.030 to read as hereinafter set forth.

Section 2. There is hereby adopted a new Section 15.16.010 of the Code of the City of Lodi to read in full as follows:

Sec. 15.16.010 Adoption

The provisions set forth in the "~~National Electrical Code~~", "~~2001 California Electrical Code~~", and the "~~Uniform Administrative Code Provisions~~" ~~1996 Edition~~ are hereby adopted as the Electrical Code of the City of Lodi. The Electrical Code of the City of Lodi shall apply to all matters pertaining to the installation, alteration, or addition of electrical wiring, devices, appliances, or equipment in the City of Lodi, California; and the enforcement of the rules and regulations as set forth in the "~~National Electrical Code~~", ~~1996 Edition~~ ~~2001 California Electrical Code~~".

~~Section 3.~~ There is hereby adopted a new Section 15.16.020 of the Code of the City of Lodi to read in full as follows:

~~Section 15.16.020 Building Official~~

~~Whenever in this Code reference is made to the Building Official it shall mean the legally designated Chief Building Inspector of the City of Lodi or his authorized representative.~~

Section 3. There is hereby adopted a new Section 15.16.020 of the Code of the City of Lodi to read in full as follows:

Sec. 15.16.020 Fees

A fee for each electrical permit required by this Code shall be paid to the City of Lodi as set forth in Table 3-A, as modified herein. Fees shall be paid prior to permit issuance.

TABLE 3-A

---

1. For issuing permits, a fee shall be paid for issuing each permit in addition to all other charges specified in this section	\$20.00
2. For wiring outlets at which current is used or controlled	\$ 1.00
3. For fixtures, sockets, or other lamp holding devices less than eighteen inches apart	\$ 1.00
4. For each five feet or fraction thereof multi-outlet assembly	\$ 1.00
5. For electric discharge lighting fixtures	\$ 2.00
6. Mercury vapor lamps and equipment	\$ 2.00
7. Heaters	\$ 4.00
8. X-ray machines	\$ 5.00
9. Swimming pools	\$30.00
10. Electric ranges, range top and ovens, clothes Dryers, water heaters	\$ 5.00
11. For fixed motors, transformers, welder, rectifier, air conditioners and other miscellaneous equipment or appliances shall be that given in the following table for the rating thereof;	
Up to and including 1 hp	\$ 5.00
Over 1 and not over 5	\$ 7.00
Over 5 and not over 20	\$10.00
Over 20 and not over 50	\$15.00
Over 50 and not over 100	\$20.00
Over 100 – Each motor per hp	\$ .20
12. For any equipment or appliance containing more than one motor or other current consuming components in addition to the motor or motors, the combined electrical ratings, converted to KVA of all shall be used to determine the fee; for the purposed of this subsection one H.P. or one KW is equivalent to one KVA.	

13. The fees for a change of location or replacement of equipment on the same premises shall be the same as that for a new installation. However, no fees shall be required for moving any temporary construction motor from one place to another on the same site during the time of actual construction work after a permit has once been obtained.
14. For switchboards the fees for installing, changing, replacing, relocating, or reinstalling a switchboard, or for additions to an existing switchboard shall be as follows:
- |                           |         |
|---------------------------|---------|
| a) 600 volts and less     |         |
| First switchboard section | \$20.00 |
| Each additional section   | \$10.00 |
| b) Over 600 volts         | \$30.00 |
| Each additional section   | \$15.00 |
15. For distribution panels the fee for each distribution panel, panelboard, or motor control panel that is installed, changed, replaced, relocated or reinstalled
- |  |         |
|--|---------|
|  | \$10.00 |
|--|---------|
16. For service installations, the installation of each set of service conductors and equipment, including changing, replacing or relocating existing service equipment, the fees shall be as shown in the following table:
- |  |         |
|--|---------|
| <u>TYPE OF SERVICE UNDER 600 VOLTS (Including One Meter)</u> |         |
| 0 to 100 Amperes   | \$10.00 |
| 101 to 200 Amperes   | \$20.00 |
| 201 to 500 Amperes   | \$30.00 |
| 501 to 1200 Amperes  | \$40.00 |
| Over 1200 Amperes  | \$75.00 |
| All services over 600 volts                                  | \$75.00 |
| For each additional meter                                    | \$ 2.00 |
17. For single-family dwelling on new construction work, the following flat rate shall apply to service panels, all outlets, range, dryer, and other miscellaneous circuits
- |  |                |
|--|----------------|
|  | \$ .035 per SF |
|--|----------------|
18. For multi-family building on new construction work, the following flat rate shall apply to subpanels, all outlets, range, dryer, and any other miscellaneous circuits
- |  |                |
|--|----------------|
|  | \$ .035 per SF |
|--|----------------|
19. Signs
- |  |              |
|--|--------------|
|  | \$15.00 each |
|--|--------------|
20. Inspections of damaged service
- |  |         |
|--|---------|
|  | \$20.00 |
|--|---------|

No permit shall be issued to any person unless all fees due are paid in full.

OTHER INSPECTION FEES AN REFUNDS

1. Inspections outside of normal business hours  
(Minimum charge – 3 hours) \$45.00 per hour
2. Reinspection fee \$35.00 each
3. Inspections for which no fee is specifically  
indicated \$34.00 per hour
4. Additional plan review required by changes,  
additions or revisions to approved plans  
(Minimum charge – one-half hour) \$34.00 per hour
5. Refunds on all permits shall be subject to a  
\$35.00 administrative processing fee.

~~Section 5.~~ There is hereby adopted a new section 15.16.040 of the Code of the City of Lodi to read in full as follow:

Section 15.16.040 Permit Qualifications

~~A. Electrical permits shall not be issued to any person except State of California licensed contractors.~~

~~B. Exceptions:~~

- ~~1. permit shall not be issued to the owner of a single or multiple family dwelling, provided that the owner shall personally perform all labor in connection therewith.~~
- ~~2. A permit may be issued to the owner of any building, provided, that the total cost of the labor and materials do not exceed \$1,000.00 and the owner shall personally perform all labor in connection therewith.~~

Section 4. There is hereby adopted a new Section 15.16.030 of the Code of the City of Lodi to read in full as follows:

Section 15.16.030 Violation – Misdemeanor

- A. It shall be unlawful for any person, firm, or corporation to erect, construct, enlarge, alter, repair, move, improve, remove, convert, demolish, equip, use, or maintain any electrical or permit the same to be done in violation of this Code.
- B. Any person, firm, or corporation violating any provision of this Code shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be punishable by a fine and/or imprisonment set forth by the governing laws of the jurisdiction. Each separate day or any portion thereof, during which any violation of this Code occurs or continues, shall be deemed to constitute a separate offense.

Section 5. - No Mandatory Duty of Care This ordinance is not intended to and shall not be construed or given effect in a manner which imposes upon the City, or any officer or employee thereof, a mandatory duty of care towards persons or property within the City or outside of the City so as to provide a basis of civil liability for damages, except as otherwise imposed by law.

Section 6. - Severability If any provision of this ordinance or the application thereof to any person or circumstances is held invalid, such invalidity shall not affect other provisions or applications of the ordinance which can be given effect without the invalid provision or application. To this end, the provisions of this ordinance are severable. The City Council hereby declares that it would have adopted this ordinance irrespective of the invalidity of any particular portion thereof.

Section 7. All ordinances and parts of ordinances in conflict herewith are repealed insofar as such conflict may exist.

Section 8. This ordinance shall be published one time in the "Lodi News Sentinel", a newspaper of general circulation printed and published in the City of Lodi, and shall be in force and take effect thirty days after its passage.

Approved this \_\_\_\_\_

\_\_\_\_\_  
PHILLIP A. PENNINO  
Mayor

Attest:

SUSAN J. BLACKSTON  
City Clerk

-----  
State of California  
County of San Joaquin, ss.

I, Susan J. Blackston, City Clerk of the City of Lodi, do hereby certify that Ordinance No. 1679-F was introduced at a regular meeting of the City Council of the City of Lodi held \_\_\_\_\_ and was thereafter passed, adopted and ordered to print at a regular meeting of said Council held \_\_\_\_\_ by the following vote:

AYES:	COUNCIL MEMBERS-
NOES:	COUNCIL MEMBERS
ABSENT:	COUNCIL MEMBERS
ABSTAIN	COUNCIL MEMBERS

I further certify that Ordinance No. 1679-F was approved and signed by the Mayor on the date of its passage and the same has been published pursuant to law.

SUSAN J. BLACKSTON  
City Clerk

Approved as to Form

RANDALL A. HAYS  
City Attorney

# **FIRE CODE ADOPTION INFORMATION PACKET FOR 2001 CALIFORNIA FIRE CODE**

Prepared by:  
Verne Person  
Fire Marshal  
October 28, 2002



CITY OF LODI  
FIRE DEPARTMENT



MEMORANDUM

TO: Mayor and Members of the City Council  
City Manager

FROM: Verne Person, Fire Marshal *VP*

DATE: October 28, 2002

SUBJECT: INFORMATION PACKET - UNIFORM FIRE CODE ADOPTION

The adoption of the California Fire Code is scheduled for November 6, 2002. Contained within this document are my recommendations for adoption and amendments to the California Fire Code, 2001 Edition.

I have color coded the sections to provide for an easier review of the material. The color coding is as follows:

- Previous Ordinance Reflecting Recommended Changes ..... Blue
- Recommended Ordinance ..... Pink
- Summary of Ordinances and Changes ..... Buff
- Uniform Code Fire Sprinkler Requirements ..... Green

The California Fire Code and California Building Code have had minor modifications in the 2001 Editions. The impending change in codes to either the International Code Council or National Fire Protection Association in the next code cycle has left this years fire code relatively untouched. The only significant changes were within the State of California to require apartments to be fire sprinklered in structures with 5 or more units or hotels with 6 or more guest rooms. Also the State legislature passed a fire sprinkler law, which requires new schools to be fully fire sprinklered.

For approximately 15 years, the fire service has been creating local amendments to the fire code with regards to fire sprinklers. The focus of the code has been to alert occupants through the installation of fire alarm systems. During that period of time, the California Building Code and the California Fire Code has continued to increase the number of occupancies requiring fire sprinkler systems for fire safety as well as property conservation. Thus it is my recommendation to continue utilizing a fire sprinkler ordinance based on square footage in addition to the requirements of the California Fire Code. In comparison to surrounding municipal cities, the City of Lodi has a generous square foot sprinkler requirement and allows area separation exceptions.

The additions submitted for addition to local adoptions are as follows:

- Allow contract hiring of special inspectors when the fire department does not have the technical expertise in an operation
- Require fire control rooms in fire sprinklered buildings

- Require fire alarm systems to be installed by a certified installer
- Allows the Fire Chief to order outdoor fires discontinued under hazardous or offensive conditions
- Requires storage guidelines and permits for pallets, pallet boxes and bin boxes in sizable amounts

The deletions submitted for removed from local adoption are as follows:

- Above ground flammable storage requirements
- Fire extinguisher servicing and criteria
- Elimination of Section 1104 from local code – Minimum State requirement
- Exception in sprinklered building to allow area separation in buildings over 6000 square feet to have non penetrated opening. The building code defines area separations and list rated appliances for penetrations through walls

Other minor changes from the previous local ordinances are recommended and are clearly identified within the blue pages and summarized on the pink pages.

ORDINANCE NO.

AN ORDINANCE ADOPTING THAT PORTION OF THE STATE BUILDING STANDARDS CODE THAT IMPOSES SUBSTANTIALLY THE SAME REQUIREMENTS AS ARE CONTAINED IN THE UNIFORM FIRE CODE, 2000 EDITION PUBLISHED BY THE WESTERN FIRE CHIEFS ASSOCIATION AND THE CALIFORNIA BUILDING STANDARDS COMMISSION WITH ERRATA, TOGETHER WITH THOSE PORTIONS OF THE "UNIFORM FIRE CODE 2000 EDITION", AND THE APPENDIXES I-A, I-C, II-A, II-B, II-C, II-D, II-E, III-A, III-B, III-C, III-D, IV-A, IV-B, V-A, VI-A, VI-B, VI-C VI-D, VI-G, VI-H, VI-I, VI-J, VI-K, THE UNIFORM FIRE CODE STANDARDS, "1997 EDITION" AS AMENDED BY THE "UNIFORM FIRE CODE STANDARDS, 2000 EDITION," PUBLISHED BY THE WESTERN FIRE CHIEFS ASSOCIATION, NOT INCLUDED IN THE STATE BUILDING STANDARDS CODE, AS MODIFIED AND AMENDED BY THIS CHAPTER, ARE ADOPTED BY THIS REFERENCE INTO THIS CHAPTER, AND ARE HEREBY COLLECTIVELY DECLARED TO BE THE CITY OF LODI FIRE CODE THERETO, WHICH CODE PROVIDES REGULATIONS GOVERNING THE CONDITIONS HAZARDOUS TO LIFE AND PROPERTY FROM FIRE OR EXPLOSION; REPEALING SECTIONS 15.20.010 THROUGH 15.20.370 INCLUSIVE OF THE CODE OF THE CITY OF LODI AND ALL OTHER ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT THEREWITH.

BE IT ORDAINED BY THE LODI CITY COUNCIL

**Section 1.** Section 15.20.010 through 15.20.310 inclusive of the Code of the City of Lodi is hereby repealed and is superseded and replaced by new sections 15.20.010 through 15.20.370 inclusive as hereinafter set forth.

**Section 2.** There is hereby adopted new Sections 15.20.010 through 15.20.370 of the Code of the City of Lodi to read in full as follows:

**CHAPTER 15.20  
FIRE CODE**

**Section:**

- |                     |   |
|---------------------|---|
| <b>15.20.010</b>    | <b>Adoption</b>   |
| <b>15.20.020</b>    | <b>Bureau of Fire Prevention</b>                          |
| <b>15.20.030</b>    | <b>Jurisdiction defined.</b>                              |
| <b>15.20.040</b>    | <b>Section 103.1.1.1</b>                                  |
|                     | <b>added – Contract Inspector</b>                         |
| <b>15.20.040050</b> | <b>Section 103.1.4</b>                                    |
|                     | <b>amended – appeals.</b>                                 |
| <b>15.20.050060</b> | <b>Section 103.2.1.1 (9)</b>                              |
|                     | <b>added – Responsibility for enforcement.</b>            |
| <b>15.20.060070</b> | <b>Section 103.2.2.3</b>                                  |
|                     | <b>added – Fire Prevention Bureau Arson Investigators</b> |

- 15.20.070080** Section 103.4.4  
amended – Violation
- 15.20.080090** Section 105.7(5)(7)  
added – Revocation Suspension and Denial.
- 15.20.090100** Section 105.8.1-2  
added – New materials, Processes or Occupancies
- 15.20.100110** Section 901.4.4  
amended – Premises identification
- 15.20.110120** Section 901.4.4.1  
added – Premises identification-rear.
- 15.20.120130** Section 901.4.4.2  
added – Premises identification – multiple dwelling units.
- 15.20.130140** Section 902.2.2.1  
amended – Dimensions.
- 15.20.140150** Section 902.2.2.2  
amended – Surfaces
- 15.20.150160** Section 902.4.1  
added – HMMP box
- ~~15.20.160~~ ~~Section 1001.10~~  
~~amended – Fire appliances.~~
- 15.20.170** Section 1003.2.3.3  
deleted – Automatic Fire Extinguishing systems.
- 15.20.180** Section 1003.2.78  
deleted – Automatic Fire extinguishing systems.
- 15.20.190** Section 1003.2.911  
added – Automatic Fire extinguishing systems.
- 15.20.200** Section 1003.5  
added – Fire Control Room
- 
- 15-20-210** Section 1006.3.4.2  
amended – Fire Alarm Certification
- 
- 15.20.200220** Section 1102.2 through 1102.2.5 deleted.
- 15.20.210230** Section 1102.3  
amended – Open burning
- 15.20.220240** Section 1102.3.9  
added - Construction sites.
- 15.20.250** Section 1102.4.5  
amended – Recreational Fires
- 
- 15.20.230260** Section 1104  
deleted – Parade floats
- 15.20.240270** Section 11151114  
added Electrical disconnect.
- 15.20.250280** Section 11161115  
added – Gas disconnect
- 15.20.290** Section 3010  
added – Pallets, Pallets Boxes and Bin Boxes
-

<u>15.20.300</u>	<u>Article 46</u> <u>deleted – Fruit-ripening Processes</u>
<u>15.20.260310</u>	<u>Article 47</u> <u>deleted fumigation and thermal insecticidal fogging.</u>
<u>15.20.320</u>	<u>Article 48</u> <u>deleted – Magnesium</u>
<u>15.20.330</u>	<u>Article 49</u> <u>deleted – Hot Work</u>
<u>15.20.270</u>	<u>Section 5202.3.6.1</u> <u>added – Aboveground tanks containing Class II liquids</u>
<u>15.20.280</u>	<u>Section 5202.4.1</u> <u>amended – Dispensing into fuel tanks of motor vehicles</u> <u>from aboveground tanks.</u>
<u>15.20.290340</u>	<u>Section 7701.7.2</u> <u>Limits explosive and blasting agents</u>
<u>15.20.300350</u>	<u>Section 7801.3.1.1</u> <u>amended – manufacturing of fireworks</u>
<u>13.20.310360</u>	<u>Section 7902.2.2.2.1</u> <u>Location of aboveground tanks are prohibited</u>
<u>15.20.370</u>	<u>Changes or Modifications</u>

**15.20.010 Adoption**

The provisions set forth that portion of the State Building Standards Code that imposes substantially the same requirements as area contained in the Uniform Fire Code, 2000 Edition published by the Western Fire Chiefs Association and California Building standards Commission with errata, together with those portions of the Uniform Fire Code, 2000 Edition, including Appendix Chapters in the California Fire Code, 1995 Edition, together with the appendixes I-A, I-C II-A, II-B, II-C, II-D, II-E, III-A, III-C, III-D, IV-A, IV-B, V-A, VI-A, VI-B, VI-C, VI-D, VI-G, VI-H, VI-I, VI-J, VI-K, The Uniform Fire Code Standards, 1997 Edition, as amended by the Uniform Fire Code Standards, 2000 Edition, published by the Western Fire Chiefs Association, not included in the State Building Standards Code, as modified and amended by this chapter thereto, are adopted as the fire prevention code of the city. The fire prevention code of the city shall apply in all matters pertaining to storage, handling and use of hazardous substances, materials and devices; and to conditions hazardous to life and property in the use or premises within the city.

**15.20.020 Bureau of Fire Prevention**

The Bureau of Fire Prevention is established in the fire department of the City of Lodi and shall be operated under the supervision of the Fire Chief of the department. The bureau of fire prevention shall enforce and is authorized to issue such orders or notices as may be necessary for the enforcement of the California Fire Code, National Fire Codes and where necessary and appropriate, any fire or

life safety sections of the California Health and Safety Code, California Penal Code, and all other city, county or state fire or life safety related laws or codes not specifically covered in any part of this code.

**15.20.030 Jurisdiction defined.**

Whenever the word "jurisdiction" is used in the California Fire Code it shall mean the City of Lodi.

**15.20.040 Section 103.1.1.1**  
**Amended – Contract Inspector**

Section 103.1.1.1 of the California Fire Code, 2001 Edition adopted by Section 15.20.035 is added to read as follows:

The Fire Chief may require the owner or the person in possession or control of the building or premise to provide, without charge to the fire department, a special inspector ("Contract Inspector"), when the department has no technical expertise available to conduct the required inspections.

The Contract Inspector shall be a qualified person who shall demonstrate his/her competence to the satisfaction of the Chief, for inspection of a particular type of construction, operations, fire extinguishing or detection system or process.

Duties and responsibilities of the Contract Inspector shall include but not be limited to the following:

1. The Contract Inspector shall observe the work assigned for conformance with the approved design drawing and specifications.
2. The Contract Inspector shall furnish inspection reports to the Chief, Building Official and other designated persons as required by the Chief. All discrepancies shall be brought to the immediate attention of the contractor for correction, then if uncorrected, to the proper design authority, Chief, and to the building official.
3. The Contract Inspector shall submit a final signed report stating whether the work requiring inspection was, to the best of his/her knowledge, in conformance with the approved plans and specifications and the applicable workmanship provision of this code.

**15.20.040050 Section 103.1.4**  
**Amended-Appeals**

Section 103.1.4 of the California Fire Code, 1995-2001 Edition adopted by Section 15.20.010 is amended to read as follows: Whenever the Fire Chief disapproves an application or refuses to grant a permit applied for, or when it is claimed that the provisions of the fire prevention code do not apply or that the true intent and meaning of the fire prevention code has been misconstrued or

wrongly interpreted, the applicant may appeal from the decision of the Fire Chief to the City Council within thirty days from the date of the decision appealed.

**15.20.050060 Section 103.2.1.1 (9)  
added – Responsibility for enforcement.**

Section 103.2.1.1 (9) of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is added to read as follows:

The apprehension, detention and prosecution of those persons found to be in violation of the arson, explosive and fire insurance fraud sections of the California Penal Code.

**15.20.060070 Section 103.2.2.3  
added Fire Prevention Bureau Arson Investigators**

Section 103.2.2.3 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is added to read as follows:

All sworn members assigned to the Fire Prevention Bureau or Fire Investigation Unit are hereby assigned as Arson Investigators and as such shall enforce the provisions of the California Penal Code as it pertains to arson.

**15.20.070080 Section 103.4.4  
Amended - Violation.**

Section 103.4.4 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is amended to read as follows:

No person, whether as owner, lessee, sub-lessee or occupant, shall use, occupy or maintain any occupancy, premises, or vehicle or cause or permit the same to be done, contrary to or in violation of any of the provisions of this fire code or any lawful order issued by the Fire Chief of his authorized representatives under this chapter. Any person violating the provisions of this section is guilty of a misdemeanor for each day such violation continues.

**15.20.080090 Section 105.7(5)(7)  
added Revocation, suspension and denial.**

Section 105.7(5)(7) of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is added to read as follows:

The Fire Chief further shall have the power to revoke, suspend, or deny the granting of any permit required pursuant to the provision of the Code for any of the following reasons:

- (a) When deemed necessary for the protection of life, limb, or property; or
- (b) For the violation of any provisions of this code; or
- (c) For changing the occupancy, equipment, materials, processes, or other conditions in such a manner as to create a greater danger of fire or explosion or less protection than was present at the time of the issuance of such permits.

**15.20.090100 Section 105.8.1-2**  
**added - New materials, processes or occupancies.**

Section 105.8.1-2 of the California Fire Code, ~~1995~~-2001 Edition adopted by Section 15.20.010 is added to read as follows:

The ~~City manager~~Building Official, Fire Chief and Fire Marshal shall act as a Committee to determine and specify after giving affected persons an opportunity to be heard, any new materials, processes or occupancies, which shall require permits, in addition to those now enumerated in the Code. The Fire Marshal shall post such list in a conspicuous place in his office and distribute copies thereof to interested persons.

**15.20.100110 Section 901.4.4**  
**amended – Premises identification**

Section 901.4.4 of the California Fire Code, ~~1995~~-2001 Edition adopted by Section 15.20.010 is amended to read as follows:

Approved numbers or addresses shall be placed on all new and existing buildings in such a position as to be plainly visible and legible from the street or road fronting the property. Said numbers shall contrast with their background.

The approved minimum size dimensions of the numbers shall be as specified by table 1.

Where a building is set back from the street or road fronting the property and where addresses may not be clearly identifiable due to distance from the street or roadway, landscape and architectural appendages, or other obstructions, address posting shall be required both at the street driveway serving such building and on the building.

<b>Table 1</b>	
Distance to Building address measured from back of walk.	Size Height
25 Feet	3 inches
26-40 Feet	5 inches
41-55 Feet	9 inches
Over 55 Feet	12 inches

**15.20.110120 Section 901.4.4.1**  
**added – Premises identification – rear**

Section 901.4.4.1 of the California Fire Code, 1995-2001 Edition adopted by Section 15.20.010 is added to read as follows:

Any business or apartment building which affords vehicular access to the rear through a driveway, alley way or parking lot, shall also display approved identification or address numbers on the rear of the building for such business or apartment building in a location approve by the Fire Chief.

**15.20.120130 Section 901.4.4.2**  
**added – Premises identification-multiple dwelling units.**

Section 901.4.4.2 of the California Fire Code, 1995-2001 Edition adopted by Section 15.20.010 is added to read as follows:

An approved diagram of the premises which clearly indicates all individual addressed of each unit in the complex shall be erected at the entrance driveways to every multiple dwelling complex having more than one building on the premises or when required by the Fire Chief.

In addition, the Fire Chief may require that individual buildings on the premises be identified in an approved manner.

**15.20.130140 Section 902.2.2.1**  
**amended-Dimensions.**

Section 902.2.2.1 of the California Fire Code, 1995-2001 Edition adopted by Section 15.20.010 is amended to read as follows:

Fire Apparatus access roads shall have an unobstructed with of not less than 24 feet and an unobstructed vertical clearance of not less than 13 feet 6 inches.

Vertical clearances or widths shall be increased when, in the opinion of the chief vertical clearances or widths are not adequate to provide fire apparatus access.

**15.20.140150 Section 902.2.2.2  
amended – Surface.**

Section 902.2.2.2 of the California Fire code, 1995-2001 Edition adopted by Section 15.20.010 is amended to read as follows:

Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus and shall provide a permanent surface of asphalt or concrete installed the full width of all streets, cul-de-sacs and fire lanes.

**15.20.150160 Section 902.4.1  
added-HMMP box**

Section 902.4.1 of the California Fire Code, 1995-2001 Edition adopted by Section 15.20.010 is amended to read as follows:

When a business which handles hazardous materials is required to complete hazardous materials Management Plan, the Chief may require the installation of a secured box at the primary facility entrance or Fire Control Room as required by the Chief containing a copy of the Hazardous Materials Management Plan. This box shall be waterproof in a rolled condition without folding. Other characteristics of the box shall be approved by the chief.

Businesses which handle acutely hazardous material as defined in Section 25532 of the Health and Safety Code shall install a Hazardous Material Management Plan Box in accordance with this section.

~~**15.20.160 Section 1001.10  
amended – Fire appliances**~~

~~Section 1001.10 of the California Fire Code, 1995 Edition adopted by Section 15.20.010 is added to read as follows:~~

~~All business and premises, except R3 occupancies, shall have installed and properly mounted in approved location a minimum of one fire extinguisher having a minimum rating of Type 2A”10BC or a pressurized water extinguisher having a minimum rating of Type 2A, or of a quality, type and location as determined by the Fire Chief.~~

~~All portable fire extinguishers shall be serviced once a year.~~

**15.20.170 Section 1003.2.3.3  
deleted – Automatic fire extinguishing systems**

Section 1003.2.3.3 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is deleted.

**15.20.180 Section 1003.2.78  
deleted – Automatic fire extinguishing systems**

Section 1003.2.7-8 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is deleted.

**15.20.190 Section 1003.2.911  
added – Automatic fire extinguishing systems**

Section 1003.2.9-11 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is added to read as follows:

In addition to the requirements specified in Section 1003, an automatic sprinkler system shall be installed throughout and maintained in an operable condition regardless of the installation of area separation walls in the following building:

- (1) Every building hereafter constructed in which the total floor area is 6,000 square feet or more.
- (2) Every building hereafter constructed of three or more stories as defined in the Uniform Building Code.
- (3) Every building hereafter in which the square footage existing by 50% and the total square footage of the building exceeds 6000 square feet.
- (4) This section shall not preclude or alter the intent of the Uniform Building Code, Section 508. Fire resistive substitution.

Exception:

1. R-3 occupancies
2. When approved by the Fire Chief, buildings divided into areas not greater than 6,000 square feet by area separation walls of not less than 2-hour fire resistive construction provided that:
  - a. ~~Walls are constructed without openings and without penetrations for ducts.~~
  - b. ~~No avenues exist that would allow fire, heat, or smoke spread between divided areas.~~

- e.~~a~~ The location of the firewall is clearly marked and identified on the exterior of the building in a manner approved by the fire chief.
- ~~d~~.b The firewall is identified in the interior of the building in a manner approved by the Fire Chief.
- e. An 8 ½ inch by 11 inch site plan is submitted indicating the location of the firewall in the building.

The use of this exception may be denied or revoked by the fire chief for due cause.

For the purposes of applying this section, each portion of a building separated by one or more area separation walls shall not be considered a separated building.

**15.20.200 Section 1003.5**  
**Added – Fire Control Room**

Section 1003.5 of the California Fire Code, 2001 Edition adopted by Section 15.20.195 is added to read as follows:

Fire control room. An approved fire control room shall be provided for all buildings protected by an automatic fire extinguishing system. Said room shall contain all system control valves, fire alarm control panels and other fire equipment required by the Chief. Fire control rooms shall be located within the building at a location approved by the Chief, and shall be provided with a means to access the room directly from the exterior. Durable signage shall be provided on the exterior side of the access door to identify the fire control room.

**15.20.210 Section 1006.3.4.2**  
**Amended – Fire Alarm Certification**

Section 1006.3.4.2 of the California Fire Code, 2001 Edition adopted by Section 15.20.197 is amended to read as follows:

The permittee shall provide a serially numbered certificate from an approved nationally recognized testing laboratory for all required fire alarm systems indicating that the system has been installed in accordance with the approved plans and specifications and meets National Fire Protection Association Standards. Certification shall be required for all new systems to be installed after July 1, 2003. All existing systems must obtain certification in a timely manner, as approved by the Chief. A copy of the certification must be provided to the Chief at no cost.

**15.20.~~200220~~ Sections 1102.2 through 1102.2.5 deleted.**

Section 1102.2 through section 1102.2.5 of the California Fire Code, 1995 2001 edition adopted by section 15.20.010 is deleted.

**15.20.~~210230~~ Section 1102.3  
Amended- open burning**

Section 1102.3 of the California Fire Code, 1995-2001 edition adopted by Section 15.20.010 is added to read as follows:

No person shall kindle or maintain any outdoor fire within the limits of the city of Lodi, except that this section shall not prohibit those fires that are approved by the fire chief for the following purposes:

- a. The prevention of a fire hazard that cannot be evaded by any other means.
- b. The instruction of public employees in the methods of fighting fire.
- c. The instruction of employees in the methods of fighting fire, when such fire is set, pursuant to permit, on property used for industrial purposes.
- d. The setting of backfires necessary to save life or valuable property pursuant to section 4462 of the Public Resource Code.
- e. The abatement of fire hazards pursuant to Section 13055 of the Health and Safety Code.
- f. Disease or pest prevention, where there is an immediate need for and no reasonable alternative to burning.

Nothing in this section shall be construed as prohibiting open outdoor fires used only for cooking food for human consumption where such use is accomplished in an a Fire Chief, provided that the combustible is clear dry wood or charcoal.

**15.20.~~220240~~ Section 1102.3.9  
added – Construction sites.**

Section 1102.3.9 of the California Fire Code, 1995-2001 Edition adopted by Section 15.20.010 is added to read as follows:

No unsafe or uncontrolled fire shall be permitted to burn on any construction site for any purpose. This section is not to prohibit the use of devices

or tools producing a flame when used in an approved manner and necessary for the construction of the building.

**15.20.250    Section 1102.4.5**  
**Amended – Recreational Fires**

Section 1102.4.5 of the California Fire Code, 2001 Edition adopted by Section 15.20.225 is amended to read as follows:

The Chief is authorized to require that recreational fires be immediately discontinued if such fires are determined by the Chief to constitute a hazardous condition or if smoke emissions are offensive to occupants of surrounding property.

**15.20.230~~260~~    Section 1104**  
**Deleted – Parade floats**

Section 1104 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is deleted.

**15.20.240~~270~~    Section 1115~~1114~~**  
**Added- Electrical disconnect**

Section ~~1115-1114~~ of the California Fire Code ~~1995-2001~~ Edition adopted by Section 15.20.010 is added to read as follows:

All buildings providing electrical service through more than one (1) service meter or through multiple service connections, shall have each main electrical disconnect identified in a manner approved by the chief indicating areas or units served.

**15.20.250~~280~~    Section 1116~~1115~~**  
**Added – Gas disconnect**

Section ~~1116-1115~~ of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is added to read as follows:

All buildings providing natural gas service through more than one (1) service meter or through multiple service connections, shall have individual gas shutoffs identified in a manner approved by the chief indicating areas or units served.

**15.20.290    Section 3010**  
**Added - Pallets, Pallet Boxes and Bin Boxes**

Section 3010 of the California Fire Code, 2001 Edition adopted by Section 15.20.255 is added to read as follows:

A permit shall be required to store pallets, palletized packing boxes or bin boxes in excess of 30,000 board feet, in accordance with the following restrictions.

Pallets, palletized packing boxes and bin boxes shall be piled with due regard to stability of piles and in no case higher than 12 feet. Where pallets are piled next to a property line, the distance from the property line shall not be less than one half the pile height and in no case less than 5 feet from the property line.

Exception: Bin boxes may be stacked to a maximum height of 20 feet

Driveways between and around pallets, bin boxes and palletized packing boxes shall be a minimum of 15 feet wide and maintained free from accumulations of rubbish, weeds, machinery or other articles that would block access or add to the fire hazard. Driveways shall be spaced so a maximum grid of storage is no more than 50 feet by 50 feet.

Pallets, palletized packing boxes, and bin boxes, operating under a permit, shall be enclosed by a suitable fence of at least 6 feet in height, unless storage is in a building.

An approved water supply and fire hydrants capable of supplying the required fire flow shall be provided within 150 feet of all portions of the storage areas in accordance with Section 903.2, California Fire Code.

For permitting purposes, one pallet will be calculated as having 25 board feet.

For permitting purposes, palletized packing boxes and bin boxes will be calculated based on average board feet per box.

**15.20.300 Article 46**  
**Deleted – Fruit-ripening Processes**

Article 46 of the California Fire Code, 2001 Edition adopted by Section 15.20.010 is deleted.

**15.20.260310 Article 47**  
**Deleted-Fumigation and thermal insecticidal fogging.**

Article 47 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is deleted.

**15.20.320 Article 48**  
**Deleted – Magnesium**

Article 48 of the California Fire Code, 2001 Edition adopted by Section 15.20.010 is deleted.

**15.20.330 Article 49**  
**Deleted – Hot Work**

Article 49 of the California Fire Code, 2001 Edition adopted by Section 15.20.010 is deleted.

**15.20.270Section 5202.3.6.1**

**~~Added Aboveground tanks containing Class II liquids~~**

~~Section 5202.3.6.1 of the California Fire Code, 1995 Edition adopted by Section 15.20.010 is added to read as follows:~~

**SCOPE**

~~This section shall apply to new and existing locations.~~

**TANK CONSTRUCTION**

~~Aboveground tanks used for dispensing of Class II liquids used for dispensing of Class II liquids into the tanks of motor vehicles are prohibited except in areas zoned M-2~~

~~Tanks shall be built to meet Underwriters Laboratories Inc., **Standard for Steel Aboveground Tanks for Flammable and Combustible Liquids**, U.L. 142~~

~~Tanks shall be securely support by concrete, masonry or protected steel. Tank supports shall rest on foundations of concrete. Tank foundations shall be designed to minimize the possibility of uneven settling of the tank.~~

~~Steel supports for tanks shall have a fire resistance rating of not less than two hours, except that solid web steel saddles need not be protected if less than 12inches at their lowest point.~~

~~Design of supports shall be in accordance with the California Fire Code, 1995 Edition.~~

~~Normal venting and emergency venting shall meet all requirements of the California Fire Code, 1995 Edition”~~

~~All connections, fittings or other appurtenances shall be installed in accordance with Division VII, “Piping, Valves and Fittings.~~

~~Tanks containing Class II liquids shall not exceed 12,000 gallons and shall be limited to one tank per parcel.~~

**CONTAINMENT WALL**

~~A containment wall of concrete or masonry shall be constructed regardless of tank construction and shall be designed to contain 110 percent of the tank~~

~~capacity. The containment wall shall have no side closer than 15 feet to any property line or building.~~

~~———— The minimum distance between tanks and the interior containment walls shall be not less than 3 feet and not more than 5 feet.~~

~~———— Containment walls shall not be less than 3 feet in height and not more than 5 feet in height.~~

~~———— Provision shall be made for removing water from the containment area in accordance with the California Fire Code 1995 edition. Rainwater drainage should be designed to exit below floor surface.~~

~~———— Piping shall not be allowed to pass through containment walls.~~

~~———— The containment area shall be kept free of combustible material, empty or full drums or barrels.~~

#### **ELECTRICAL**

~~———— Electrical controls shall meet all requirements of the “California Fire Code, 1995 Edition.”~~

#### **DISPENSING SYSTEMS**

~~———— Dispensing systems shall not be by gravity feed and shall be designed to limit the quantity dispensed to 150 gallons each activation of the dispensing system.~~

~~———— Dispensing pumps shall be installed at the top of the tanks.~~

~~———— A normally closed solenoid valve is to be installed on the outlet of the dispensing pump. This valve is to be electrically wired so that it will open when the pump is operating.~~

~~———— Dispensing device shall conform to the “California Fire Code, 1995 Edition.”~~

~~———— Each pump shall have installed on the discharge an approved leak-detection device which will provide an indication if the piping and dispensers are not essentially liquid tight.~~

~~———— Protection against physical damage shall be provided as required by the Fire Chief.~~

~~———— The system shall be tested as provided in the California Fire Code 1995 edition.~~

**SAFETY RULES**

~~Portable fire extinguishers with a minimum classification of 2A-10BC shall be provided and so located that it will be not more than 75 feet from any pump.~~

~~A conspicuous sign prohibiting smoking and requiring the motor to be shut off during fueling operations shall be posted.~~

~~The grade of the land shall be such that a fuel spill will not drain to a storm drain, building or other exposure.~~

~~The system site shall be provided with a fire alarm transmitting device. Such a device may be a telephone not requiring a coin to operate~~

**~~15.20.280~~ Section 5202.4.1**

~~amended-Dispensing into fuel tanks of motor vehicles from aboveground tanks.~~

~~Section 5202.4.1 of the California Fire Code, 1995 Edition adopted by Section 15.20.010 is amended to read as follows:~~

~~Class I and Class II liquids shall not be dispensed into the fuel tank of a motor vehicle from aboveground tanks except when such tanks are installed inside special enclosure in accordance with Section 5202.3.6 or Section 5202.3.6.1.~~

**~~15.20.290~~340 Section 7701.7.2-  
Limits explosive and blasting agents.**

The limits referred to in Section 7701.7.2 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 in which the storage of explosives and blasting agents is prohibited is the entire city except in areas zoned M-2 as such zone is defined in the zoning regulations of the city.

**~~15.20.300~~350 Section 7801.3.1.1  
amended-Manufacturing of fireworks**

Section 7801.3.1.1 of the California Fire Code, ~~1995-2001~~ Edition adopted by Section 15.20.010 is amended to read as follows:

The manufacture of fireworks within the limits of the City of Lodi is prohibited.

**15.20.310360 Section 7902.2.2.2.1**

**Location of aboveground tanks are prohibited.**

The limits referred to in Section 7902.2.2.2.1 of the California Fire Code 1995-2001 Edition adopted by Section 15.20.010 in which the storage of Class I and class II liquids in aboveground tanks outside of buildings is prohibited in the entire city except areas zoned C-M, M-1 and M-2 as such zones are defined in the zoning regulations of the city.

**15.20.370 Changes or Modifications**

In accordance with Health and Safety Code Section 17958.5, the adoption of amendments more restrictive than the requirements contained in the provisions published in the California Building standard Code, are needed because of local conditions, as specified below:

**(A) Climatic**

**(1) Conditions**

Precipitation averages 18 inches per year, and can reach as high as 35 inches per year. Virtually all of the rain occurs during the months of October through April. The remaining months receive little or no rain. Temperatures during the summer months can reach as high as 110 and City of Lodi averages 19 days over 100 each year. Relative humidity during these summer months is very low. Lodi averages 34 days of dense fog per year, and has had as many as 64 foggy days.

**(2) Impacts**

The generally dry, hot summer months create extreme fire conditions. Adding to this situation is the dryness and combustibility of many structures during the summer, especially true of structures with wood siding and roofs constructed of wood shakes and shingles. The cyclical uncertainty that allow weather events can cause rapid melting of the snow pack which causes flood potential in areas surrounding the Mokelumne River. The foggy conditions can inhibit the dispatch and timeliness of emergency equipment reaching the site of a fire. During foggy periods it is common place for visibility to be near zero, which results in emergency equipment having to decrease their speed to less than 25 miles per hour.

(B) Geographic

(1) Conditions

The City of Lodi is subject to ground tremors from seismic events as the County is in seismic Zone 3. The Mokelumne River, which borders the northern city limits, is subjected to flood potential and its levies are subject to failure from seismic activity or high water.

(2) Impacts

The geologic conditions in San Joaquin County in general, and the City of Lodi, in particular, have the potential of restricting access to structures, especially in remote or isolated areas. A moderate earthquake or extended periods of rain can impact local access roads.

(C) Topographic

(1) Conditions

The City of Lodi consists mainly of the San Joaquin Valley floor. The valley floor is typically flat land area bisected by intermittent and year round stream and river systems. Much of the valley floor is irrigated agriculture. Low land areas protected by a complex and extensive levee system characterize the Delta area. Union Pacific Railroad Tracks bisect the eastern and western portions of Lodi as well as Highway 99 creating traffic congestion and emergency response delays.

(2) Impacts

The valley floor is frequently subject to both general and localized flooding. Because the area is so flat and low, it is not unusual for local drainage systems to be inadequate during heavy rain periods. This condition can isolate areas where roads are flooded and thereby block access. With the OSHA "two-in two-out" rule requiring two fire fighters ready to make attack only when two others are present, the potential delay in east-west response increases the risk to firefighter and the public.

While it is clearly understood that the adoption of such amendments may not prevent the incidence of fire, the implementation of these various amendments to the code attempt to reduce the severity and potential loss of life, property and protection of the environment.

**Section 3.** All ordinances and parts of ordinances in conflict herewith are repealed insofar as such conflict may exist.

**Section 4.** This ordinance shall be published one time in "Lodi News Sentinel," a newspaper of general circulation printed and published in the City of Lodi and shall be in force and take effect thirty days after its passage.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2002

\_\_\_\_\_  
Mayor

Attest:

Susan Blackston  
City Clerk

State of California  
County of San Joaquin, ss.

I, Susan Blackston, City Clerk of the City of Lodi, do hereby certify that Ordinance No. \_\_\_\_\_ was introduced at a regular meeting of the City Council of the City of Lodi held \_\_\_\_\_, and was thereafter passed, adopted and ordered to print at a regular meeting of said Council held \_\_\_\_\_, by the following vote:

Ayes: Council Members –

Noes: Council Members –

Absent: Council Members –

Abstain: Council Members –

I further certify that Ordinance No. \_\_\_\_\_ was approved and signed by the Mayor on the date of its passage and the same has been published pursuant to law.

\_\_\_\_\_  
Susan Blackston  
City Clerk

Approved as to form

\_\_\_\_\_  
Randall A. Hays  
City Attorney

## 2001 CITY OF LODI FIRE CODE SUMMARY OF ORDINANCES AND CHANGES

City of Lodi Code Section	Fire Code Section	Summary	New, Revised or Existing Provision
15.20.010 Revised		<p><b>Add - with errata and 1997 Uniform Fire Code Standards with errata incorporating the 2001 California Fire Code, Part 9 of Title 24 of the California Code of Regulations including the 2000 Uniform Code Part 9, Appendices as compiled and adopted by the Western Fire Chiefs Association.</b></p> <p><b>This section has been amended to add the adoption of the following appendixes:</b>  <b>I-A – Life Safety requirements for existing buildings other than High-Rise.</b>  <b>II-A – Suppression and Control of Hazardous Fire Areas</b>  <b>II-K – Non-protected Aboveground Steel Tanks for Private Motor Vehicle Fuel-Dispensing Stations Outside Buildings</b>  <b>III-D – Fire Department Access Guidelines (Emergency vehicle access in private residential developments)</b>  <b>IV-B – Christmas Trees (Use of Natural or resin-bearing trees in public buildings)</b>  <b>VI-C – Hazard Rankings (Reference guides)</b>  <b>VI-H – Recommended Separation Distances for Explosive Materials (Reference guidelines)</b>  <b>VI-I – Cryogenic Fluids Weight and Volume Equivalents (Reference guides)</b>  <b>VI-J – Refrigerant Groups and Properties (Reference guides)</b>  <b>VI-K – Unit Conversion Tables (Reference guides)</b></p> <p><b>The following are existing adopted appendixes, which have been reassigned different appendix numbers:</b>  <b>VI-D – Emergency relief venting for fire exposure for aboveground tanks (No addition - Appendix VI-B in prior code)</b>  <b>VI-G – Reference Tables from the Uniform Building Code (No addition – Appendix VI-D in prior code)</b></p>	Revised
15.20.020	103.2.2	No changes in this section from prior ordinance.	Existing
15.20.030		No changes in this section from prior ordinance.	Existing
15.20.040 New	103.1.1.1	This section has been amended to allow the Chief to require the owner or person filing the permit to provide a special inspector when the fire department does not have the technical expertise available to conduct the required inspections on complex operations, structures or machinery.	New
15.20.050	103.1.4	No changes in this section from prior ordinance.	Existing

15.20.060	103.2.1.1	No changes in this section from prior ordinance.	Existing
<b>15.20.070 Revised</b>	<b>103.2.2.3</b>	<b>Language has been added to include members of the Fire Investigation Unit as Arson Investigators</b>	<b>Revised</b>
15.20.080	103.4.4	No changes in this section from prior ordinance.	Existing
15.20.090	105.7(7)	Changed from 105.7(5) as new California Fire Code added 5 & 6 to 105.7	Existing
<b>15.20.100</b>	<b>105.8.2</b>	Changed from 105.8.1 as new California Fire Code added #1 to 105.8 <b>Changed from City Manager to Building Official as Review Committee along with Fire Chief and Fire Marshal</b>	<b>Revised</b>
15.20.110	901.4.4	No changes in this section from prior ordinance.	Existing
15.20.120	901.4.4.1	No changes in this section from prior ordinance.	Existing
15.20.130	901.4.4.2	No changes in this section from prior ordinance.	Existing
15.20.140	902.2.2.1	No changes in this section from prior ordinance.	Existing
15.20.150	902.2.2.2	No changes in this section from prior ordinance.	Existing
<b>15.20.160 Revised</b>	<b>902.4.1</b>	<b>Language has been added to include the fire control room as a secondary location for hazardous materials management plan to be kept as determine by the Chief.</b>	<b>Revised</b>
<b>15.20.160 Deleted</b>	<b>1001.10</b>	<b>Eliminated - Portable Fire extinguishers servicing and criteria is determined by the State Fire Marshals Office.</b>	<b>Deleted</b>
15.20.170	1003.2.3.3	No changes in this section from prior ordinance.	Existing
15.20.180	1003.2.8	Changed from 1003.2.7 as new California Fire Code added two section to 1003.2	Existing
<b>15.20.190 Revised</b>	<b>1003.2.11</b>	<b>Changed from 1003.2.9 to 1003.2.11 as new California Fire Code added two sections to 1003.2. Continue to allow for area separation of buildings in excess of 6,000 square feet with 2 hour fire wall. Eliminate Exception #2a, c &amp; e from current ordinance – Two hour fire walls are detailed in Uniform Building Code with rated penetrations and two hour walls are detailed on submitted plans.</b>	<b>Revised</b>
<b>15.20.200 New</b>	<b>1003.5</b>	<b>Requires an approved fire control room for all buildings protected by automatic fire extinguishing system. Direct access from exterior is required and will contain all system control valves, fire alarm control panels and other fire equipment required by the Chief.</b>	<b>New</b>
<b>15.20.210 New</b>	<b>1006.3.4.2</b>	<b>Requires all fire alarm systems to be installed by a certified installer from an approved nationally recognized testing laboratory and meets National Fire Protection Standards.</b>	<b>New</b>
15.20.220	1102.2	No changes in this section from prior ordinance.	Existing
15.20.230	1102.3	No changes in this section from prior ordinance.	Existing
15.20.240	1102.3.9	No changes in this section from prior ordinance.	Existing

<b>15.20.250</b> New	<b>1102.4.5</b>	<b>Permits Chief to authorize that recreational fires be immediately discontinued if smoke emissions constitute a hazardous condition or smoke conditions are offensive to surrounding properties.</b>	<b>New</b>
15.20.260	1104	No changes in this section from prior ordinance.	Existing
15.20.270	1114	Changed from 1115 as new California Fire Code deleted section from 1100	Existing
15.20.280	1115	Changed from 1116 as new California Fire Code deleted section from 1100.	Existing
<b>15.20.290</b> New	<b>3010</b>	<b>Permit and storage requirements for pallets, pallet boxes and bin boxes in excess of 30,000 square feet.</b>	<b>New</b>
<b>15.20.300</b>	<b>Article 46</b>	<b>Not adopted by California Building Standards Commission</b>	<b>New</b>
15.20.310	Article 47	No changes in this section from prior ordinance.	Existing
<b>15.20.320</b>	<b>Article 48</b>	<b>Not adopted by California Building Standards Commission</b>	<b>New</b>
<b>15.20.330</b>	<b>Article 49</b>	<b>Not adopted by California Building Standards Commission</b>	<b>New</b>
<i>15.20.290</i> <i>Deleted</i>	<b>5202.3.6.1</b>	<b>This section has been deleted as it is addressed in Article 52 and Article 79 of the California Fire Code</b>	<b>Deleted</b>
<i>15.20.280</i> <i>Deleted</i>	<b>5202.3.6.1</b>	<b>This section has been deleted as it is addressed in Article 52 and Article 79 of the California Fire Code</b>	<b>Deleted</b>
15.20.340	7701.7.2	No changes in this section from prior ordinance.	Existing
15.20.350	7801.3.1.1	No changes in this section from prior ordinance.	Existing
15.20.360	7902.2.2.1	No changes in this section from prior ordinance, except prior code reference was incorrect	Existing
<b>15.20.370</b> New	<b>H&amp;S Code</b> <b>17958</b>	<b>Health &amp; Safety Code 17958 mandates findings for changes in local ordinances be filed in regards to climatic, geographic and topographic conditions</b>	<b>New</b>

# 2000 UNIFORM BUILDING CODE AND UNIFORM FIRE CODE FIRE SPRINKLER REQUIREMENTS WITH CALIFORNIA ADOPTIONS BASED ON OCCUPANCY TYPES

## ALL BUILDINGS

(Except R-3 and Group U)

Story or basement when the floor area exceeds 1,500 square feet and there is not provided at least 20 square feet of opening entirely above the adjoining ground level in each 50 lineal feet or fraction thereof.	All
When openings are provided on only one side and the opposite wall of such story is more than 75 feet from such opening	All
Any portion of a basement is located more than 75 feet from openings	All
Top rubbish chutes and linen chutes and in their terminal rooms.	All
Room where nitrate film is stored	All
Combustible fiber storage vaults	All
Throughout all buildings with a floor level having an occupant load of more than 30 that is located more than 55 feet above fire department vehicle access.(With exceptions)	All

## ASSEMBLY

Drinking Establishments	5,000 square feet
Basements	1,500 square feet
Exhibition and Display Rooms	12,000 square feet
Stairs	Enclosed usable space
Multi-theater complexes	All - Regardless of square footage

Amusements Building	All - Regardless of square footage
Stages	1000 square feet
Smoke-protected Seating	1000 square feet or outdoor seating

### **SCHOOLS**

K-12 >50 persons and > 12hrs week	All - with exceptions of exterior doors or < 20,000
Basements	All
Stairs below and over	All

### **OFFICE & PROFESSIONAL**

No requirement based on use - Building construction type and area may require fire sprinkler systems

### **FACTORIES**

Woodworking	2500 square feet
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No other requirement based on use - Processes occurring within the building or building construction type and area may require fire sprinkler systems

### **HAZARDOUS LOCATIONS**

Explosives (H-1)	All
Combustible Dust (H-2) Moderate explosive hazard Flammable liquids	All
Flammable Solids (H-3)	All
Repair garages (H-4)	3000 square feet

Semiconductor Fabrication (H-6)	All
Corrosives (H-7)	Quantities in excess of
Toxic materials	Table 8001.13-A
Irritants	Quantities in excess of
Sensitizes	Table 8001.13-A

### **HOSPITALS/NURSERIES/OUTPATIENT CENTERS/JAILS**

Hospitals, Nursing homes	All
Nurseries	Full time care Under the age of six > 5 children
Out-patient surgery	> 5 patients
Jails	All

### **RETAIL SALES**

Retail Sales	12,000 square feet or 3 stories in height
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### **RESIDENTIAL**

Apartments	Three or more stories in height or containing 5 or more dwelling units
Hotels	Three or more stories in height or containing 6 or more guest rooms

### **SOUND STAGES, SOLID-CEILING SETS AND PLATFORMS**

Sound Stages and Solid-Ceiling Sets (with exceptions)	> 600 square feet
Platforms	>600 square feet (sprinklered under platform if more than three feet in height)

PROOF OF PUBLICATION

(2015.5 C.C.P.)

STATE OF CALIFORNIA

County of San Joaquin

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am the principal clerk of the printer of the Lodi News-Sentinel, a newspaper of general circulation, printed and published daily, except Sundays and holidays, in the City of Lodi, California, County of San Joaquin and which newspaper has been adjudged a newspaper of general circulation by the Superior Court, Department 3, of the County of San Joaquin, State of California, under the date of May 26th, 1953. Case Number 65990; that the notice of which the annexed is a printed copy (set in type not smaller than nonpareil), has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates to-wit::

October 19

all in the year 2002

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Lodi, California, this 19 day of

October 2002

Kelsey Davis
Signature

This space is for the County Clerk's Filing Stamp

RECEIVED

2002 OCT 22 PM 3:22

CITY CLERK
CITY OF LODI

Proof of Publication of

Public Hearing - Adopting 2001

California Building, Plumbing,

Mechanical, Electrical and Fire Codes

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on Wednesday, November 6, 2002 at the hour of 7:00 p.m., or as soon thereafter as the matter may be heard, the City Council will conduct a Public Hearing at the Carnegie Forum, 305 West Pine Street Lodi, to consider the following matter:

a) to consider adopting the 2001 California Building, Plumbing, Mechanical, Electrical, and Fire Codes.

Information regarding this item may be obtained in the office of the Community Development Department Director, 221 West Pine Street, Lodi, California. All interested persons are invited to present their views and comments on this matter. Written statements may be filed with the City Clerk at any time prior to the hearing scheduled herein, and oral statements may be made at said hearing.

If you challenge the subject matter in court, you may be limited to raising only those issues you or someone else raised at the Public Hearing described in this notice or in written correspondence delivered to the City Clerk, 221 West Pine Street, at or prior to the Public Hearing.

By Order of the Lodi City Council:
Susan J. Blackston
City Clerk
Dated: October 16, 2002

Approved as to form:
Randall A. Hays
City Attorney
Oct. 19, 2002

- 4836

4836



**CITY OF LODI**  
Carnegie Forum  
305 West Pine Street, Lodi

**NOTICE OF PUBLIC HEARING**

Date: November 6, 2002

Time: 7:00 p.m.

For information regarding this notice please contact:

**Susan J. Blackston**

City Clerk

Telephone: (209) 333-6702

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By Order of the Lodi City Council:

Susan J. Blackston  
City Clerk

Dated: October 16, 2002

Approved as to form:

Randall A. Hays  
City Attorney



## DECLARATION OF POSTING

### **SET PUBLIC HEARING FOR NOVEMBER 6, 2002 TO CONSIDER ADOPTING THE 2001 CALIFORNIA BUILDING, PLUMBING, MECHANICAL, ELECTRICAL, AND FIRE CODES**

On Thursday, October 17, 2002 in the City of Lodi, San Joaquin County, California, a copy of the Public Hearing Notice referenced above (and attached hereto, marked Exhibit "A") was posted at the following four locations:

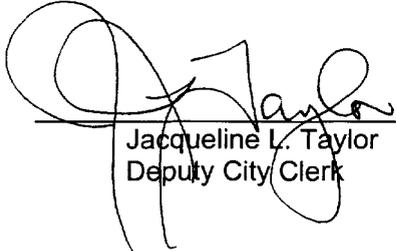
Lodi Public Library  
Lodi City Clerk's Office  
Lodi City Hall Lobby  
Lodi Carnegie Forum

I declare under penalty of perjury that the foregoing is true and correct.

Executed on October 17, 2002 at Lodi, California.

ORDERED BY:

**SUSAN J. BLACKSTON  
CITY CLERK**

  
\_\_\_\_\_  
Jacqueline L. Taylor  
Deputy City Clerk

\_\_\_\_\_  
Patricia Ochoa  
Administrative Clerk

\_\_\_\_\_  
Jennifer M. Perrin  
Deputy City Clerk