

ORDINANCE NO. 2997

AN ORDINANCE OF THE CITY OF REDLANDS AMENDING CHAPTER 15.20 OF THE REDLANDS MUNICIPAL CODE AND ADOPTING BY REFERENCE THE 2025 EDITION OF THE CALIFORNIA FIRE CODE (CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 9) WITH NECESSARY LOCAL AMENDMENTS

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

WHEREAS, Health and Safety Code Section 17958.5 authorizes the City to make amendments to the California Fire Code on the basis of local climatic, geological or topographical conditions; and

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

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

1. The City receives relatively low amounts of precipitation, and experiences very low relative humidity levels and extremely high temperatures. These climatic conditions are conducive to the spread of fire. For example, the following data was taken from the recorded temperatures and measured rainfall at the San Bernardino County Flood Control District Office, located at 825 East 3rd Street, San Bernardino:

2022: Maximum temperature greater than 100°F recorded during the months of July, August and September. Total recorded annual rainfall of 2.92.00 inches, with 0.64 inches of rain measured in the months of July, August, September and October.

2023: Maximum temperature greater than 100°F recorded during the months of July, August and September. Total recorded annual rainfall of 16.4972 inches, with 1.23 inches total of rain measured in the months of July, August and October.

2024: Maximum temperature greater than 100°F recorded during the months of July, August and September. Total recorded annual rainfall of 14.60 inches, with 0.72 inches total of rain measured in the months of July, August and October.

2. The City is subject to extremely strong winds, commonly referred to as "Santa Ana Winds," which can reach speeds of more than 40 miles per hour. Extensive damage

often occurs during such winds including downed trees, power lines, utility poles and utility service lines. These adverse conditions cause:

- A. Fires.
- B. Impairment of emergency apparatus access.
- C. Delays in response times of emergency apparatus; and
- D. The depletion of apparatus readily available for fire suppression activities.

Specific amendments to the California Fire Code contained in this Ordinance pursuant to this express finding of local necessity are made to sections: 101.1, 103.1, 104.8, 104.10, 104.12, 105.5.60_108.2, 108.6, 108.7, 109.5, 112.1, 113.4, 113.4.1, 113.5, 114.4, 308.1.8, 324, 403.9.3.4, 503.1.1, 503.2.3, 503.2.4, 503.2.7, 503.4, 505.1, 505.1.1, 507.5.1, 507.5.7, 507.5.8, 509.3, 511, 903.2.1.1, 903.2.1.2, 903.2.1.3, 903.2.1.4, 903.2.1.5, 903.2.2, 903.2.3, 903.2.4, 903.2.7, 903.2.8, 903.2.9, 903.2.9.1, 903.2.9.2, 903.2.11.1, 903.2.11.3, 903.2.18, 903.3.1.3, 903.3.5.3, 903.6.1, 903.6.2, 903.6.3, 903.7, 905.4, 907.11, 910.2, 914.12, 1103.2, 1207.7.5, 1208, 5601.9, 5601.10, 5601.11, 5602.2, 5602.3, 5602.4, 5602.5, 5602.6, Appendix B, Appendix BB, Appendix C, Appendix CC, Appendix D, and Appendix P.

3. Within the City there are four earthquake faults:

- A. Redlands Heights
- B. Banning
- C. Crafton
- D. The Redlands Fault

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

Specific amendments to the California Fire Code contained in this Ordinance pursuant to this express finding of local necessity are made to sections: 101.1, 103.1, 104.8, 104.10, 104.12, 105.5.60_108.2, 108.6, 108.7, 109.5, 112.1, 113.4, 113.4.1, 113.5, 114.4, 308.1.8, 324, 403.9.3.4, 503.1.1, 503.2.3, 503.2.4, 503.2.7, 503.4, 505.1, 505.1.1, 507.5.1, 507.5.7, 507.5.8, 509.3, 511, 903.2.1.1, 903.2.1.2, 903.2.1.3, 903.2.1.4, 903.2.1.5, 903.2.2, 903.2.3, 903.2.4, 903.2.7, 903.2.8, 903.2.9, 903.2.9.1, 903.2.9.2, 903.2.11.1, 903.2.11.3, 903.2.18, 903.3.1.3, 903.3.5.3, 903.6.1, 903.6.2, 903.6.3, 903.7, 905.4, 907.11, 910.2, 914.12, 1103.2, 1207.7.5, 1208, 5601.9, 5601.10, 5601.11, 5602.2, 5602.3, 5602.4, 5602.5, 5602.6, Appendix B, Appendix BB, Appendix C, Appendix CC, Appendix D, and Appendix P.

4. Within the City development has occurred, and continues to occur, which has resulted in severe traffic congestion during peak hours, weekends and holidays,

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

Specific amendments to the California Fire Code contained in this Ordinance pursuant to this express finding of local necessity are made to sections: 101.1, 103.1, 104.8, 104.10, 104.12, 105.5.60_108.2, 108.6, 108.7, 109.5, 112.1, 113.4, 113.4.1, 113.5, 114.4, 308.1.8, 324, 403.9.3.4, 503.1.1, 503.2.3, 503.2.4, 503.2.7, 503.4, 505.1, 505.1.1, 507.5.1, 507.5.7, 507.5.8, 509.3, 511, 903.2.1.1, 903.2.1.2, 903.2.1.3, 903.2.1.4, 903.2.1.5, 903.2.2, 903.2.3, 903.2.4, 903.2.7, 903.2.8, 903.2.9, 903.2.9.1, 903.2.9.2, 903.2.11.1, 903.2.11.3, 903.2.18, 903.3.1.3, 903.3.5.3, 903.6.1, 903.6.2, 903.6.3, 903.7, 905.4, 907.11, 910.2, 914.12, 1103.2, 1207.7.5, 1208, 5601.9, 5601.10, 5601.11, 5602.2, 5602.3, 5602.4, 5602.5, 5602.6, Appendix B, Appendix BB, Appendix C, Appendix CC, Appendix D, and Appendix P.

WHEREAS, this City Council is informed and finds that because the City is subject to the above referenced climatic, geological and topographical conditions, that amendments to the California Fire Code, 2025 Edition, are necessary to protect life and property, and that such amendments address the following issues: (1) high fire hazard areas; (2) water supplies; (3) fire extinguishing systems and sprinkler systems, and (4) the storage, handling and use of flammable and combustible liquids and hazardous materials; and

WHEREAS, this City Council does hereby determine that the modifications to the 2025 California Fire Code, as outlined in this Ordinance, are necessary due to local climatic, geographical and topographical conditions;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF REDLANDS DOES ORDAIN AS FOLLOWS:

Section 1. Chapter 15.20 of the Redlands Municipal Code, titled, "Fire Code," is hereby deleted in its entirety and rewritten to read as follows:

"Chapter 15.20
FIRE CODE"

15.20.010: FINDINGS AND ADOPTION OF THE CALIFORNIA FIRE CODE:

15.20.020: DEFINITIONS:

15.20.030: ESTABLISHMENT OF LIMITS REQUIRED BY THE CALIFORNIA FIRE CODE:

15.20.040: TITLE:

15.20.050: CODE COMPLIANCE AGENCY AND AUTHORITY HAVING JURISDICTION:

15.20.060: LIABILITY:

15.20.070: FIRE INVESTIGATIONS:

15.20.072: OPERATING GUIDELINES

15.20.074: REQUIRED OPERATIONAL PERMITS

15.20.090: PERMIT FEES:

15.20.100: FEES NOT REFUNDABLE:

15.20.110: REQUIRED OPERATIONAL PERMITS:

15.20.120: INSPECTION FEES:

15.20.130: ELECTRONIC RECORD KEEPING

15.20.140: BOARD OF APPEALS

15.20.150: VIOLATION PENALTIES

15.20.160: ABATEMENT OF VIOLATION:

15.20.162: VIOLATION PENALTY

15.20.170: FAILURE TO COMPLY:

15.20.180: RELIGIOUS CEREMONIES:

- 15.30.182: OUTDOOR FIRES _ WHERE PROHIBITED:
- 15.20.184: RESIDENTIAL CARE FACILITY EVACUATION PLANS
- 15.20.186: FIRE APPARATUS ACCESS ROADS FOR BUILDINGS AND FACILITIES
- 15.20.190: SURFACE AND TURNING RADIUS:
- 15.20.200: GRADE:
- 15.20.210: OBSTRUCTION OF FIRE APPARATUS ACCESS ROADS:
- 15.20.220: PREMISES IDENTIFICATION:
- 15.20.230: ROOFTOP ADDRESSES:
- 15.20.240: FIRE HYDRANTS AND MAINS:
- 15.20.250: PRIVATE FIRE HYDRANT IDENTIFICATION:
- 15.20.260: PRIVATE FIRE HYDRANT MARKERS:
- 15.20.270: ACCESS TO EQUIPMENT:
- 15.20.280: SMOKE OR FOG EMITTING SYSTEMS:
- 15.20.290: GROUP A-1:
- 15.20.300: GROUP A-2:
- 15.20.310: GROUP A-3:
- 15.20.320: GROUP A-4:
- 15.20.330: GROUP A-5:

15.20.340: GROUP B:

15.20.350: GROUP E:

15.20.360: GROUP F:

15.20.370: GROUP M:

15.20.380: GROUP R:

15.20.390: GROUP S:

15.20.400: REPAIR GARAGES:

15.20.410: BULK STORAGE OF TIRES:

15.20.430: STORIES WITHOUT OPENINGS

15.20.440: SECTION 903.2.11.3 AMENDED

15.20.450: GROUP U OCCUPANCY

15.20.460: NFPA 13D SPRINKLER SYSTEMS

15.20.470: WATER SUPPLY FOR AREAS WITHOUT CITY WATER SERVICE

15.20.480: AREA INCREASE OR RECONSTRUCTION

15.20.490: CHANGE IN USE

15.20.500: ADAPTIVE REUSE

15.20.512: PRIVATE FIRE PROTECTION WATER SUPPLY POINTS OF CONNECTION

15.20.510: SECTION 905.4 AMENDED

15.20.514: REQUIREMENTS FOR DEDICATED FUNCTION FIRE ALARM SYSTEMS

15.20.520: SMOKE AND HEAT VENTS, MECHANICAL SMOKE EXHAUST SYSTEMS AND DRAFT CURTAINS

15.20.540: REQUIREMENTS FOR GROUP F, M, S-1 OR S-2 DISTRIBUTION WAREHOUSES GREATER THAN 50,000 SQUARE FEET IN FLOOR AREA

15.20.550: EMERGENCY RESPONDER RADIO COVERAGE IN EXISTING BUILDINGS

15.20.552: FIRE PROTECTION FEATURES FOR INSTALLATION OF ESS SYSTEMS – SAFETY EVALUATIONS AND REQUIREMENTS

15.20.554: FIRE PROTECTION EVALUATION WHEN INSIDE OR ADJACENT TO NEW BUILDINGS: ELECTRIC AND OR ALTERNATIVE FUELED VEHICLES

15.20.560: FIREWORKS PROHIBITION

15.20.570: APPLICATION OF STATE LAW

15.20.580: LIABILITY FOR RESPONSE COSTS

15.20.590: FIREWORKS DEFINED

15.20.600: MINOR CHARGE

15.20.610: PROPERTY

15.20.620: RESPONSE COSTS

15.20.630: RESPONSIBLE GUARDIAN

15.20.640: APPENDIX B

15.20.650: APPENDIX BB

15.20.660: APPENDIX C

15.20.670: APPENDIX CC

15.20.680: APPENDIX D

15.20.690: APPENDIX P

15.20.700: DESIGNATED LOCAL RESPONSIBILITY FIRE HAZARD SEVERITY ZONE

15.20.010: FINDINGS AND ADOPTION OF THE CALIFORNIA FIRE CODE:

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

1. That the International Code Council is a private organization which has been in existence for a period of at least three (3) years.
2. That the International Fire Code, 2024 edition, published by said organization, is a nationally recognized compilation of proposed rules, regulations, and standards of said organization.
3. That the international fire code has been printed and published as a code in book form within the meaning of section 50022.2 et seq., of the California Government Code.
4. That the California fire code, also known as the California code of regulations, title 24, part 9, a portion of the "California building standards code" as defined in the "California building standards law" commencing with section 18901 of the Health And Safety Code, is assigned to the California building standards commission, which by law is responsible for approving all building standards within the state of California. The 2025 edition of the California fire code incorporates by reference the 2024 edition of the international fire code, with necessary California amendments.
5. That a copy of the 2025 California fire code, certified by the city clerk of the city of Redlands to be a true copy, has been filed for use and examination by the public in the fire prevention office of the Redlands fire department and the office of the city clerk.
6. The sections of said California fire code may be referred to by the number used in said published compilation, preceded by the words "California fire code section" or "fire code section", and may also be referred to by additional reference to this municipal code and sections therein pertaining to said California fire code.
7. That the additional requirements and standards established herein are needed to properly protect the health, safety, and welfare of the existing and future residents and workers within the city of Redlands. Said requirements and standards are reasonably necessary because of local climatic, geological, and topographical conditions, and comply with existing state laws and regulations.

8. The city council finds and determines that the local variances from the California fire code - building standards, California code of regulations, title 24, part 9, contained in the city fire code, are reasonably necessary because of local climatic, topographic and geographical considerations.

B. Adoption Of The California Fire Code: The city council of the city of Redlands hereby adopts by reference, the 2025 California fire code, and appendices B, BB, C, CC, and D, including fees and penalties, as compiled and adopted by the California building standards commission; along with certain amendments, additions, deletions and exceptions based upon the city council's findings that the same are necessary based upon local climatic, geologic and topographical conditions. The provisions of the California fire code, California fire code appendix chapters, and the California fire code appendices shall be applicable in all areas within the city of Redlands. The city council of the city of Redlands hereby adopts and amends the 2025 edition of the California fire code, as compiled and published by the California building standards commission.

15.20.020: DEFINITIONS:

- A. Wherever the word "jurisdiction" is used in the fire code, it shall mean the city of Redlands.
- B. Wherever the term "fire chief" is used in the fire code, it shall mean the fire chief of the city of Redlands, or his or her authorized representative.
- C. Wherever the term "fire department" is used in the fire code, it shall mean the fire department of the city of Redlands.
- D. An employee of the city of Redlands fire department, when enforcing the California fire code, this municipal code and other laws, rules and regulations relating to fire and life safety, fire prevention and fire investigation, shall be deemed a "peace officer" as those words are used in section 830.31 of the California Penal Code.
- E. Whenever the term "fire code official" is used in the fire code, it shall mean the supervisor of the fire prevention bureau and shall serve as the fire code official under the direction of the fire chief, or the fire chief's authorized representative. The community risk reduction division of the fire department shall be responsible for fire prevention department duties within the city of Redlands.

15.20.030: ESTABLISHMENT OF LIMITS REQUIRED BY THE CALIFORNIA FIRE CODE:

- A. Storage of Flammable Cryogenic Fluids: Pursuant to section 5806.2 of the California fire code, flammable cryogenic fluids shall not be permitted to be stored, dispensed, or used unless, in the opinion of the fire code official, such storage will not create an unacceptable threat to the occupants and property owners.
- B. Storage of Explosives and Blasting Agents: Pursuant to section 5601.1 of the California fire code, the storage of explosives and blasting agents is prohibited in all areas unless authorized by the fire code official, or the listed exceptions of this code section.

C. Storage Of Class I And II Liquids: Pursuant to sections 5704.2.9.5.2 and 5706.2.4.4 of the California fire code, the storage of class I and class II liquids in outside aboveground unprotected tanks is prohibited in all areas of the city unless the fire code official determines, with specific documented findings, that such an installation will not create a hazard to life or property in the area.

D. Storage Of Liquefied Petroleum Gases: Pursuant to section 6104.2 of the California fire code, the aggregate capacity of any one installation for the bulk storage of liquefied petroleum gases shall not exceed two thousand (2,000) water gallons (7571 liters) in commercial, residential and other areas where, in the opinion of the fire code official, the location of bulk storage of liquefied petroleum gases would create a threat to life and property.

15.20.040: TITLE:

Section 101.1 of chapter 1, division II of the California fire code is hereby amended to read as follows:

101.1 Title. These regulations shall be known as the fire code of the city of Redlands, hereinafter referred to for purposes of this chapter 15.20 as "this code."

15.20.050: CODE COMPLIANCE AGENCY AND AUTHORITY HAVING JURISDICTION:

Section 103.1 of chapter 1, division II of the California fire code is hereby amended to read as follows:

103.1 Identification of Authority Having Jurisdiction. The fire department of the city of Redlands is hereby identified as the authority having jurisdiction and the official in charge thereof shall be known as the fire code official. The function of the Authority Having Jurisdiction shall be the implementation, administration, and enforcement of the provisions of this code.

15.20.060: LIABILITY:

Section 104.8 of chapter 1, division II of the California fire code is hereby added to read as follows:

104.8.2 Cost Recovery. Fire suppression, investigation and rescue or emergency medical costs are recoverable in accordance with Health and Safety Code sections 13009 and 13009.1. Any person who negligently or intentionally, or in violation of law, causes an emergency response, including but not limited to, a traffic accident or spill of toxic or flammable fluids or chemicals, is liable for the costs of securing such emergency, including those costs set out in Health And Safety Code section 13009 et seq. and Government Code section 53150 et seq. Any expense incurred by the city for securing such an emergency situation shall constitute a debt of such person and shall be collectible by the city in the same manner as in the case of an obligation under contract, expressed or implied.

A false fire alarm response fee may be imposed and paid after two (2) false fire alarms have been received from any one residential or commercial source, or from any one alarm system, within any consecutive three hundred sixty five (365) day period. The false alarm response fee shall be established by resolution of the city council.

104.8.3 Expense for Securing an Emergency. The expense of securing any emergency or hazard which is the result of a violation of this code or any other code, ordinance or state law, or any damages caused by malicious mischief requiring any corrective or preventive actions conducted by the city may be a charge against the persons or entity whose such emergency or action may constitute a debt of such persons or entity as provided below.

1. The fire chief, or duly authorized representative, may impose the reasonable cost of fire prevention, fire suppression, and protection of the public from other safety hazards when a fire or hazardous condition results from any of the following activities or conditions:

- A. Manufacture, transportation, storage, handling, or spilling of hazardous chemicals, flammable or combustible liquids, explosives, or blasting agents;
- B. Failure to correct a hazardous condition for which a "notice of violation," or equivalent notice, has been previously given by the chief, or duly authorized representative;
- C. Use of welding equipment, cutting torch, tar pot, or other open flame device;
- D. Permitting or causing the accumulation of hazardous or flammable materials;
- E. Setting of a fire or allowing a fire to be set in violation of any code, ordinance, law or regulation;
- F. Creating, allowing, or maintaining a fire hazard.

15.20.070: FIRE INVESTIGATIONS:

Section 104.10 of chapter 1, division II of the California fire code is hereby amended to read as follows:

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

The fire chief or duly authorized representative, is authorized to investigate the cause, origin and circumstances of unauthorized releases of hazardous materials. The Redlands police

department and allied law enforcement agencies are authorized to assist the fire department in its investigations when requested to do so.

15.20.072: OPERATING GUIDELINES:

Section 104.12 of the California fire code is hereby added to read as follows:

104.12 Operating Guidelines. The Redlands Fire Prevention Standard Operating Guidelines are created and adopted to serve as instructions and interpretations of the adopted Fire Code. The Redlands Fire Department Fire Prevention Standard Operating Guidelines shall be a published documents, amended from time to time to provide current instruction and interpretation.

15.20.074: REQUIRED OPERATIONAL PERMITS:

Section 105.5.60 of chapter 1, division II of the California fire code is hereby added to read as follows:

105.5.60 – Temporary Haunted Houses, Ghost Walks, and Similar Amusement uses. An operational permit is required in accordance with Appendix P for temporary haunted houses, ghost walks, and similar amusement uses.

15.20.090: PERMIT FEES:

Section 108.2 of chapter 1, division II of the California fire code is hereby added to read as follows:

108.2 Permit Fees. Permit fees as established by city council resolution shall be collected by the finance department. Proof of receipt shall accompany all applications for permit prior to any inspection and approval by the city.

15.20.100: FEES NONREFUNDABLE:

Section 108.6 of chapter 1, division II of the California fire code is hereby added to read as follows:

108.6 Fees Not Refundable. Permit fees shall not be refundable for any reason after initiation of plan review or inspection procedures.

15.20.120: INSPECTION FEES:

Section 108.7 of chapter 1, division II of the California fire code is hereby added to read as follows:

108.7 Inspection Fees. The fire code official is authorized to impose and collect appropriate fees for inspections established by resolution of the city council.

15.20.130: ELECTRONIC RECORD KEEPING:

Section 109.5 of chapter 1, division II of California Fire Code is hereby added to read as follows:

109.5. Electronic Record Keeping. The Fire Code Official is authorized to require electronic format submittals for fire protection systems maintenance records.

15.20.140: BOARD OF APPEALS:

Section 112.1 of chapter 1, division II of the California fire code is hereby amended to read as follows:

112.1 Board of Appeals. The city planning commission shall serve as the board of appeals. The chief building official, director of development services and the fire chief of the city, or their respective designees, shall serve in an advisory capacity when requested to do so. Board members shall disqualify themselves and shall not participate in any decision in which they have a conflict of interest.

15.20.150: VIOLATION PENALTIES:

Section 113.4 of chapter 1, division II of the California fire code is hereby amended to read as follows:

113.4 Administrative Citation Process Violation Penalties. Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter, repair or do work in violation of the approved construction documents or directive of the fire code official, or of a permit or certificate used under provisions of this code, shall be guilty of a misdemeanor, punishable by a fine of one thousand dollars (\$1,000.00) a day or by imprisonment not exceeding six months, or both such fine and imprisonment. Each day that a violation continues after due notice has been served shall be deemed a separate offense. The city may also prosecute or enforce violations of this chapter as a criminal offense in accordance with this section.

15.20.160: ABATEMENT OF VIOLATION:

Section 113.4.1 of chapter 1, division II of the California fire code is hereby amended to read as follows:

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

15.20.162: VIOLATION; PENALTY:

Section 113.5 of chapter 1, division II of the California fire code is hereby amended to read as follows:

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

15.20.170: FAILURE TO COMPLY:

Section 114.4 of chapter 1, division II of the California fire code is hereby amended to read as follows:

114.4 Failure To Comply. Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to violation penalties pursuant to section 113.4.

15.20.180: RELIGIOUS CEREMONIES:

Section 308.1.8 of the California fire code is hereby amended to read as follows:

308.1.8 Religious or Other Assembly Ceremonies. Candles held in persons' hands (or on a non-stable device) are especially dangerous and shall not be permitted. Battery operated simulated candles are available and may be used. No permit is required for battery-operated candles or other electric candles.

15.20.182: OUTDOOR FIRES - WHERE PROHIBITED:

Section 324 of the California fire code is hereby added to read as follows:

Section 324: Outdoor Fires - Where Prohibited. The outdoor fires shall not be conducted where conditions could cause the spread of fire, unless all of the following safety requirements and conditions are met:

1. Location: Outdoor fires shall only be conducted at inhabited premises, contained within a permanent barbeque, portable barbeque, outdoor fireplace, or grill, and located a minimum of 30 feet from any combustible material or nonfire-resistant vegetation.
2. No Hazardous Weather Conditions: Outdoor fires shall not be conducted during hazardous atmospheric or weather conditions in Redlands including, but not limited to: High winds and -sustained gusts exceeding 15 miles per hour, relative humidity less than 20 percent, Red Flag Warnings issued by the National Weather Service, and No-Burn Alerts issued by South Coast Air Quality Management District.

3. Spark Arrestor/Screen Covering Required: Outdoor open flame appliances and devices shall be provided with a spark arrestor or screen covering. Outdoor fireplaces, barbeques, and grills shall be maintained in good repair and in safe condition at all times

4. Supervision & Means of Extinguishment: Outdoor fires shall be constantly attended by a person 21 years or older until the fire is extinguished. Not fewer than one currently serviced portable fire extinguisher with a minimum 4:A-40:BC (4 Gallon) rating, shall be available for immediate utilization.

5. Deliberate or Negligent Burning Prohibited: It shall be unlawful to deliberately or through negligence set fire to or cause the burning of combustible material in such a manner as to endanger the safety of persons or property. Reckless behavior involving outdoor fires is subject to an order issued by the fire department to immediately extinguish the fire.

15.20.184: RESIDENTIAL CARE FACILITY EVACUATION PLANS:

Section 403.9.3.4 of the California fire code is hereby added to read as follows:

403.9.3.4. Residential Care Facility Evacuation Plans. Residential care facilities shall review the Emergency and Disaster Plan as required by California Health and Safety Code Section 1569.695 and California Code of Regulations, Title 22, Section 87212, with the fire department to verify the plan accounts for an acceptable level of emergency communication monitoring and facility self-reliance for vehicle-based evacuations of residents.

15.20.186: FIRE APPARATUS ACCESS ROADS FOR BUILDINGS AND FACILITIES:

Section 503.1.1 Exception 1.3 of the California fire code is hereby deleted.

15.20.190: SURFACE AND TURNING RADIUS:

Section 503.2.3 of the California fire code is hereby amended to read as follows:

503.2.3 Surface §503.2.3 Fire apparatus access roads for purposes of rapid and reliable fire apparatus access shall be designed and maintained to support the imposed load of fire apparatus weighing at least 75,000 pounds. Fire apparatus access roads shall be surfaced with an approved concrete or asphalt covering so as to provide all-weather driving capabilities. Turf block, Ritter Rings, Turf Paver and other similar products shall not be used for fire department access surfacing. Where rural road grades do not exceed 8%, the fire code official may approve access roads of approved native materials or gravel when compacted to ninety-five percent (95%).

TURNING RADIUS:

Section 503.2.4 of the California fire code is hereby amended to read as follows:

503.2.4 Turning radius. The required turning radius of a fire apparatus access road shall be an inner radius of twenty (20) feet and outer radius of forty (40) feet.

15.20.200: GRADE:

Section 503.2.7 of the California fire code is hereby amended to read as follows:

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

15.20.210: OBSTRUCTION OF FIRE APPARATUS ACCESS ROADS:

Section 503.4 of the California fire code is hereby amended to read as follows:

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

15.20.220: PREMISES IDENTIFICATION:

Section 505.1 of the California fire code is hereby amended to read as follows:

505.1 Premises Identification. New and existing buildings shall have approved address numbers, building numbers or approved building identification that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be affixed on a structure in a location with a clear, unobstructed view from the street. All numbers shall be electrically illuminated during the hours of darkness.

Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch for single-family residences.

All multi-family, multi-retail and multi-commercial occupancies shall:

Have a minimum of 6 inch high numbers, with a minimum one inch (1") stroke.

Identify individual units with numbers a minimum of four (4) inches, affixed to the unit's front door entrance or frame. All buildings with a rear door access shall identify that unit with the proper numbers affixed to the door or frame.

All light and heavy industrial occupancies shall have a minimum of ten (10) inch high numbers, with a minimum one-and-one-half inch (1¹/₂") stroke. All complexes that are three (3) stories or greater in height and/or have two (2) or more building units shall have a minimum of ten (10) inch high numbers, with a one-and-one-half inch (1¹/₂") stroke.

Buildings with a total floor area of 100,000 square feet (9290 m²) or greater shall have minimum 12 inch (305 mm) high numbers, with a minimum stroke width of 1¹/₂ inches (38 mm).

All buildings with two (2) or more units shall identify utility meters according to the unit being serviced.

Buildings set-back from the street by 200' or more, shall have additional address number of a minimum of 4" located at the property entrance.

15.20.230: ROOFTOP ADDRESSES:

Section 505.1.1 of the California fire code is hereby added to read as follows:

505.1.1 Rooftop Addressing. Buildings exceeding a total square footage of 50,000 square feet shall have rooftop numbers placed parallel to the addressed street for purposes of being visible from the air. The numbers shall be block lettered and shall be a minimum of four (4) feet in height and eighteen (18) inches in width. When more than one street address is assigned to a building, the beginning and ending address numbers are to be placed at opposite ends of the building, indicating the approximate location of the addressed portion of the building.

15.20.240: FIRE HYDRANTS AND MAINS:

Section 507.5.1 of the California fire code is hereby amended to read as follows:

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

Exceptions:

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

15.20.250: PRIVATE FIRE HYDRANT IDENTIFICATION:
Section 507.5.7: California fire code is hereby added to read as follows:

507.5.7 Private fire hydrants shall be painted OSHA Safety red or equivalent.

15.20.260: PRIVATE FIRE HYDRANT MARKERS:

Section 507.5.8: of the California Fire Code is hereby added to read as follows:

507.5.8 Blue reflective pavement markers shall be placed within six (6) inches of the edge of the center lane line on the side of the nearest hydrant.

15.20.270: ACCESS TO EQUIPMENT:

Section 509.3 of the California fire code is hereby added to read as follows:

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

15.20.280: SMOKE OR FOG EMITTING SYSTEMS:

Section 511 of the California fire code is hereby added to read as follows:

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

15.20.290: GROUP A-1:

Section 903.2.1.1 of the California fire code is hereby amended to read as follows:

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

15.20.300: GROUP A-2:

Section 903.2.1.2 of the California fire code is hereby amended to read as follows:

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

15.20.310: GROUP A-3:

Section 903.2.1.3 of the California fire code is hereby amended to read as follows:

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

15.20.320: GROUP A-4:

Section 903.2.1.4 of the California fire code is hereby amended to read as follows:

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

15.20.330: GROUP A-5:

Section 903.2.1.5 of the California fire code is hereby amended to read as follows:

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

15.20.340: GROUP B:

Section 903.2.2 of the California fire code is hereby added to read as follows:

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

15.20.350: GROUP E:

Section 903.2.3 of the California fire code is hereby amended to read as follows:

903.2.3 Group E. Except as provided for in sections 903.2.19 for a new public school campus and 903.2.20 (modernization project), an automatic sprinkler system shall be provided for group E occupancies as follows:

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

15.20.360: GROUP F:

Section 903.2.4 of the California fire code is hereby amended to read as follows:

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

15.20.370: GROUP M:

Section 903.2.7 of the California fire code is hereby amended to read as follows:

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

15.20.380: GROUP R:

Section 903.2.8 of the California fire code is hereby amended to read as follows:

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

Exceptions:

1. Existing Group R-3 occupancies converted to Group R-3.1 occupancies not housing bedridden clients, not housing non-ambulatory clients above the first floor, and not housing clients above the second floor.
2. Existing Group R-3 occupancies converted to Group R-3.1 occupancies housing only one bedridden client and complying with Section 435.8.3.3 of the California Building Code.
3. Pursuant to Health and Safety Code, Section 13113, occupancies housing ambulatory children only, none of whom are mentally ill children or children with intellectual disabilities, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.
4. Pursuant to Health and Safety Code, Section 13143.6, occupancies licensed for protective social care which house ambulatory clients only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).

15.20.390: GROUP S:

Section 903.2.9 of the California fire code is hereby amended to read as follows:

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

15.20.400: REPAIR GARAGES:

Section 903.2.9.1 of the California fire code is hereby amended to read as follows:

903.2.9.1 Repair Garages. An automatic sprinkler system shall be provided throughout all buildings used as repair garages in accordance with the California building code.

15.20.410: BULK STORAGE OF TIRES:

Section 903.2.9.2 of the California fire code is hereby amended to read as follows:

903.2.9.2 Bulk Storage of Tires. New construction or change in occupancy of buildings and structures where the area for the storage of tires exceeds 200 square feet (19 m²) shall be equipped throughout with an automatic sprinkler system in accordance with section 903.3.1.1.

15.20.430: STORIES WITHOUT OPENINGS:

Section 903.2.11.1 of the California fire code is hereby amended to read as follows:

903.2.11.1 Stories without Openings. An automatic sprinkler system shall be installed throughout all stories, including basements, of all buildings where the floor area exceeds 200 square feet (19 m²) and where there is not provided at least one of the following types of exterior wall openings:

1. Openings below grade that lead directly to ground level by an exterior stairway complying with section 1011 or an outside ramp complying with section 1012. Openings shall be located in each 50 linear feet (15 240 mm), or fraction thereof, of exterior wall in the story on at least one side.
2. Openings entirely above the adjoining ground level totaling at least 20 square feet (1.86 m²) in each 50 linear feet (15 240 mm), or fraction thereof, of exterior wall in the story on at least one side.

15.20.440: SECTION 903.2.11.3 AMENDED:

Section 903.2.11.3 of the California fire code is hereby amended by the deletion of the exception.

15.20.450: GROUP U OCCUPANCY:

Section 903.2.18 of the California fire code is hereby amended to read as follows:

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

Exceptions:

1. When a group U occupancy is not located within fifty (50) feet from an adjacent building, structure, and/or property line.

15.20.460: NFPA 13D SPRINKLER SYSTEMS:

Section 903.3.1.3 of the California fire code is hereby amended to read as follows:

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

15.20.470: WATER SUPPLY FOR AREAS WITHOUT CITY WATER SERVICE:

Section 903.3.5.3 of the California fire code is hereby added to read as follows:

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

15.20.480: AREA INCREASE OR RECONSTRUCTION:

Section 903.6.1 of the California fire code is hereby amended by adding the following:

903.6.1 Area Increase or Reconstruction. Every existing building or structure relocated or moved onto a property, every building or structure which as a result of fire, earthquake, or other disaster requires demolition and reconstruction, or every existing building or structure that is receiving or has received an addition(s) in which fifty percent (50%) of the original area is exceeded, or every existing building or structure that undergoes an Alteration Level 3 as defined by the California Existing Building Code shall have an approved automatic sprinkler system installed throughout therein.

15.20.490: CHANGE IN USE:

Section 903.6.2 of the California fire code is hereby amended by adding the following:

903.6.2 Change in Use. Changes made in the character or use of an occupancy shall be approved by the building official and the chief. When there is a change of use or occupancy

of a building which exceeds 5,000 square feet in floor area which would place the building in a different division of the same group of occupancy or in a different group of occupancies, the occupancy shall be provided with an approved automatic sprinkler system throughout, unless the proposed use is less hazardous based on fire or life safety risk, than the existing use.

15.20.500: ADAPTIVE REUSE:

Section 903.6.3 of the California fire code is hereby amended by adding the following:

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

15.20.502: SECTION 903.7 PRIVATE FIRE PROTECTION WATER SUPPLY POINTS OF CONNECTION:

Section 903.7 of the California fire code is hereby amended by adding to read as follows:

903.7 Private Fire Protection Water Supply Points Of Connection. Any development within the City of Redlands that consists of more than a single structure on a commercially developed site; multiple floor commercial structures; multi-family commercial residences or fire flow requirements in excess of 2000 gallons per minute will require a two point of connection full looped fire supply to the development. All required onsite fire hydrants will be supplied from this looped system and will be private to the development. When there are practical difficulties involved in carrying out the provisions of this ordinance the fire code official is authorized to grant modifications for individual cases on application in writing by the owner or a duly authorized representative. The code official shall first find that a special reason makes enforcement of the strict letter of the ordinance impractical and any modification or change does not lessen any fire protection requirements. If so changes or modifications may be approved by the fire code official or fire chief

15.20.510: SECTION 905.4 LOCATION OF CLASS I STANDPIPE HOSE CONNECTIONS:

Section 905.4 of the California fire code is hereby amended by adding location number 7 to read as follows:

7. When required by other provisions of this code, 2¹/₂ inch hose connections, meeting the requirements of this section and fire department standards, shall be located at every other exterior fire department access door as defined by section 2306.6.1, and arranged so that every portion of the building and its contents can be reached with 150 feet of hose and stream.

15.20.512: SECTION 907.11 REQUIREMENTS FOR DEDICATED FUNCTION FIRE ALARM SYSTEMS:

Section 907.11 of the California fire code is hereby amended by adding to read as follows:

907.11 Requirements For Dedicated Function Fire Alarm Systems. One interior audible and visual notification device to alert occupants shall be provided from the dedicated function fire alarm systems. Multi-tenant buildings that each have their own exterior access (i.e. strip mall) do not need to be equipped with an interior notification device. A single manual fire alarm box shall be located next to the sprinkler riser, fire alarm control unit, or fire alarm annunciator. A fire department key box shall be provided adjacent to the exterior entry point to the area of the fire alarm control unit.

15.20.520: SMOKE AND HEAT VENTS, MECHANICAL SMOKE EXHAUST SYSTEMS AND DRAFT CURTAINS:

Section 910.2 of the California fire code is hereby amended to read as follows:

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

Exceptions:

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

15.20.540: REQUIREMENTS FOR GROUP F, M, S-1 OR S-2 DISTRIBUTION WAREHOUSES GREATER THAN 50,000 SQUARE FEET IN FLOOR AREA:

Section 914.12 of the California fire code is hereby added to read as follows:

914.12 Special Requirements For Group F, M, S-1 Or S-2 Distribution Warehouses Greater Than 50,000 Square Feet in Floor Area. Buildings classified primarily as group M, group S-1 or S-2, with no more than 10% of the building square footage occupied with accessory uses, in which the primary use is wholesale or retail sales of bulk products or packaged materials, or for the storage of commodities for distribution, shall be in accordance with this section.

914.12.1 Fire Command Center. A fire command center for fire department operations shall be provided. The location and accessibility of the fire control room shall be approved by the fire code official. The fire control room shall be separated from the remainder of the building by walls and ceilings not less than one-hour fire partitions. The room shall be a minimum of 200 square feet (19 m²) in area, with a minimum dimension of 10 feet (3048 mm). The room shall contain the following as a minimum:

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

914.12.2 Mechanical Smoke Exhaust. A mechanical smoke exhaust system conforming to the requirements of section 910.4 shall be provided. The system may be combined with environmental or other ventilation air systems when approved by the fire code official. Manual override controls of mechanical smoke exhaust systems shall be designed for fire department use only.

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

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

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

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

5. Mechanical smoke exhaust systems as required by section 914.12.2.

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

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

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

15.20.550: EMERGENCY RESPONDER RADIO COVERAGE IN EXISTING BUILDINGS:

Section 1103.2 of the California Fire Code is hereby amended to read as follows:

1103.2 Criteria 2: Within one (1) year of completion date. All plans and permits shall be submitted for review within six (6) months of completion date.

15.20.552: FIRE PROTECTION FEATURES FOR INSTALLATION OF ESS SYSTEMS – SAFETY EVALUATIONS AND REQUIREMENTS:

Section 1207.7.5 of the California fire code is hereby added to read as follows:

1207.7.5 Fire Protection Features For Indoor Installation Of ESS Systems – Safety Evaluations And Requirements. The fire code official is authorized to require safety evaluations of ESS systems installations for corresponding building features including but not limited to: passive fire resistance features, protected openings, locations and clearances for equipment, and active fire protection systems. The evaluation shall be reviewed for concurrence by the City. Recommendations from the evaluations shall be incorporated in the building construction documents.

15.20.554: VEHICLE SAFETY EVALUATION WHEN INSIDE OR ADJACENT TO NEW BUILDINGS: ELECTRIC AND OR ALTERNATIVE FUELED VEHICLES:

Section 1208 of the California fire code is hereby added to read as follows:

1208 Vehicle Safety Evaluation When Inside Or Adjacent To New Buildings: Electric And Or Alternative Fueled Vehicles. New Buildings with electric and or alternative fueled vehicle safety evaluation. When new buildings include parking or charging of electric and alternative fueled vehicles inside or within 25 feet adjacent, the fire code official is authorized to require a safety evaluation be conducted by a qualified professional to determine the acceptable level of life safety protections for the building. The evaluation shall

include the following aspects and be reviewed for concurrence by the City. Recommendations from the evaluations shall be incorporated in the building construction documents.

The evaluation shall include:

1. Anticipated smoke production and associated removal strategies to provide occupants sufficient tenable conditions to evacuate the building.
2. Anticipated heat release & associated passive fire protection strategies to provide sufficient structural stability for occupants to evacuate the building and emergency response personnel to contain the fire to the fire area of origin.
3. Active fire suppression systems to provide sufficient structural stability for occupants to evacuate the building and emergency response personnel to contain the fire to the fire area of origin.
4. Anticipated amount of water needed for fire suppression systems and fire department operations. Strategies to collect water discharge from the site to mitigate adverse impacts to public infrastructure and the environment.

15.20.560: FIREWORKS PROHIBITION:

Section 5601.9 of the California Fire Code is hereby added to read as follows:

Except as otherwise provided in this Code, no person shall have in his or her possession, or keep, store, use, shoot, discharge, set off, ignite, explode, manufacture, sell, offer to sell, give, transport, or improperly dispose of any fireworks or dangerous or safe and sane fireworks.

- A. Except where otherwise expressly provided in this Code or under a permit issued by the California State Fire Marshal or the Fire Chief, it shall be unlawful for any person to possess, offer for sale, or store any fireworks.
- B. Except where otherwise expressly provided in this Code, it shall be unlawful for any property owner or tenant to allow or permit the possession, sale, use or discharge of fireworks at or on their property when the property owner or tenant knows or should know of the possession, sale, use or discharge of fireworks at or on such property.
- C. The Fire Chief and his or her authorized representatives shall have the authority to seize, take, and remove any fireworks, dangerous fireworks, and safe and sane fireworks. The Fire Chief and his authorized representatives may charge any person whose fireworks are seized pursuant to this section.
- D. Every person who causes, aids, abets or conceals a violation of the California Fire Code is guilty of violating the California Fire Code. Each such person, corporation or firm shall be deemed guilty of a misdemeanor of a separate offense for each day or portion thereof during which any violation of any provision of the California Fire Code is

committed, continued, permitted or maintained by such person, firm or corporation.

15.20.570: APPLICATION OF STATE LAW:

Section 5601.10 of the California Fire Code is hereby added to read as follows:

Nothing in this section 15.20.520 shall limit any of the penalties provided in the California Health and Safety Code or the California Penal Code with regard to the offer for sale, exposing for sale, sale at retail, use or discharge of any fireworks.

15.20.580: LIABILITY FOR RESPONSE COSTS:

Section 5601.11 of the California Fire Code is hereby added to read as follows:

- A. Any person who violates this section 15.20.560 shall be liable for response costs incurred in responding to the unpermitted use, discharge or storage of fireworks.
- B. If a person who violated this section 15.20.560 is a minor charge, the responsible guardian of the minor charge and the minor charge shall be jointly and severally liable for the response costs incurred pursuant to this section 15.20.580.
- C. To incur liability for response costs imposed by this section 15.20.580, a person who violates this section 15.20.560 need not be present at the event that causes the response giving rise to the imposition of response costs.
- D. Response costs imposed by this section 15.20.580 are in addition to any other costs that may be recovered under this Code or State law.

15.20.590: FIREWORKS DEFINED:

Section 5602.2 of the California Fire Code is hereby added to read as follows:

"Fireworks" means any device containing chemical elements and chemical compounds capable of burning independently of the oxygen of the atmosphere and producing audible, visual, mechanical, or thermal effect which are useful as pyrotechnic devices or for entertainment. The term "Fireworks" includes, but is not limited to, devices designated by the manufacturer as Fireworks, firecrackers, torpedoes, skyrockets, roman candles, rockets, sparklers, chasers, fountains, smoke sparks, aerial bombs, and Fireworks kits. "Fireworks" includes both "dangerous Fireworks" and "safe and sane" Fireworks as defined in the California Health and Safety Code.

15.20.6000: MINOR CHARGE:

Section 5602.3 of the California Fire Code is hereby added to read as follows:

"Minor charge" is a person under the age of eighteen (18) years for whom a responsible guardian has the legal care, custody or control.

15.20.610: PROPERTY:

Section 5602.4 of the California Fire Code is hereby added to read as follows:

"Property" shall mean any private property; including but not limited to, a residence, yard, or field, whether or not occupied as a dwelling, and whether owned, leased, rented or used with or without compensation.

15.20.620: RESPONSE COSTS:

Section 5602.5 of the California Fire Code is hereby added to read as follows:

"Response costs" means those reasonable and necessary costs directly incurred by City public safety or other personnel for a response to an unpermitted discharge or illegal storage of fireworks, and include the cost of providing law enforcement, firefighting, or other services arising from the unpermitted discharge or illegal storage, maintaining or handling of fireworks, including but not limited to:

- A. Salaries and benefits of public safety or other personnel for the amount of time spent responding to, remaining at, or otherwise dealing with the unpermitted discharge or illegal storage of fireworks, and the administrative costs attributable to any response;
- B. The cost of any medical treatment to or for any public safety personnel injured responding to, remaining at, or leaving the scene of the unpermitted discharge or illegal storage of fireworks;
- C. The cost of repairing or replacing any public safety equipment or property damage, and the cost of use of any such equipment, in responding to, remaining at, or leaving the scene of any unpermitted discharge or illegal storage of fireworks; and
- D. The disposal cost of confiscated fireworks.

15.20.630: RESPONSIBLE GUARDIAN:

Section 5602.6, of the California Fire Code is hereby added to read as follows:

"Responsible guardian" means a parent, guardian or other person having the legal care, custody, or control of his or her minor charge.

15.20.640: APPENDIX B:

Section B105.2 of appendix B of the California fire code is hereby amended by amending the exception to read as follows:

Exception: A reduction in required fire-flow of up to 50 percent (50%), as approved, is allowed when the building is provided with an approved automatic sprinkler system installed in accordance with section 903.3.1.1 or 903.3.1.2. The resulting fire-flow shall not be less than 1,500 gallons per minute (5678 l/min) for the prescribed duration as specified in table B105.1(2).

15.20.650: APPENDIX BB:

Section BB105.1 of appendix BB of the California fire code is hereby amended by amending the exception to read as follows:

Exception: A reduction in required fire-flow of up to 50 percent (50%), is allowed when the building is provided with an approved automatic sprinkler system. When a reduction in fire flow is used, fire flow shall not be less than 1500 gpm.

15.20.660: APPENDIX C:

Appendix C is hereby adopted in its entirety without amendments or deletions.

15.20.670: APPENDIX CC:

Appendix CC is hereby adopted in its entirety without amendments or deletions.

15.20.680: APPENDIX D:

Appendix D is hereby adopted in its entirety with the following additions and amendments:

Section D101.2 of appendix D of the California fire code is hereby added to read as follows:

D101.2 Construction Documents. Construction documents for proposed fire apparatus access location of fire lanes, security gates across fire apparatus access and construction documents and hydraulic calculations for fire hydrant systems shall be submitted to the fire department for review and approval prior to construction.

Section D101.3 of appendix D of the California fire code is hereby added to read as follows:

D101.3 Timing of Installation. When fire apparatus access roads or a water supply for fire protection is required to be installed, such protection shall be installed and made serviceable prior to and during the time of construction except when approved alternative methods of protection are provided. Temporary street signs shall be installed at each street intersection when construction of new roadways allows passage by vehicles.

Section D102.1 of appendix D of the California fire code is hereby amended to read as follows:

D102.1 Access and Loading. Approved fire apparatus access roads shall be provided for every facility, building or portion of a building thereafter constructed or moved into or within the jurisdiction. The fire apparatus access road shall comply with the requirements of this section and shall extend to within 150 feet of all portions of the facility and all portions of the exterior wall for the first story of the building as measured by an approved route around the exterior of the building or facility.

Section D103.3 of appendix D of the California fire code is hereby amended to read as follows:

D103.3 Turning Radius. 503.2.4 Turning radius. The required turning radius of a fire apparatus access road shall be an inner radius of nineteen (20) feet and outer radius of forty (40) feet.

Section D103.4 of appendix D of the California fire code is hereby amended to read as follows:

D103.4 Dead Ends. Dead-end fire apparatus access roads in excess of 150 feet in length shall be provided with an approved area for turning around fire apparatus. City of Redlands Municipal Utilities and Engineering Department Standard Specifications and Detail Drawings for Design and Construction of Public Improvements, or California Fire Code Figure D103.1 shall be utilized for turn around area design.

Section D103.7 of appendix D of the California fire code is hereby added to read as follows:

D103.7 Surface. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus weighing at least 75,000 pounds. The roadway shall be surfaced so as to provide all weather driving capabilities.

Section D103.8 of appendix D of the California fire code is hereby added to read as follows:

D103.8 Authority. The fire code official shall have the authority to require an increase in the minimum access width where they are inadequate for fire or rescue operations.

Section D103.9 of appendix D of the California fire code is hereby added to read as follows:

D103.9 Bygone Roadways. Where fire department access is unduly difficult utilizing bygone roadways, and where modifications would significantly impact the historical significance of the area, the fire chief may authorize alternative means and methods in order to maintain fire department access. Methods may include but are not limited to the posting of signs and notices of parking requirements in order to maintain access.

15.20.690: APPENDIX P:

Section P101.2 of the California fire code is hereby amended to read as follows:

P101.2 Permits. An operational permit shall be required for haunted houses, ghost walks or similar uses in accordance with Appendix P101.2. Permit applications and documents shall be submitted within three (3) weeks of occupancy date. Additional permits shall be obtained from local building department as required for any structural, electrical, or other modifications.

Section P103.2 of the California fire code is hereby amended to read as follows:

P103.2 Tents or membrane structures. Tents and membrane structures may be used when in compliance with all applicable requirements of this regulation, chapter 31 of this code, and when the total floor area of the tent is less than 1,000 square feet and the travel distance to an exit from any location is less than fifty (50) feet.

Section P103.7 of the California fire code is hereby amended to read as follows

P103.7 Exception 2: Existing unsprinklered assembly spaces, such as gymnasiums, when used for assembly purposes such as grad night.

Section P103.7.1. of the California fire code is hereby amended to read as follows:

P103.7.1.1 Obstructions. Fire sprinkler systems and piping, when provided, shall not be obstructed, altered, or used to support any decorations.

Section P103.7.2. of the California fire code is hereby amended to read as follows:

P103.7.2.1 Obstructions. Automatic smoke detection systems or devices, when present, shall not be obstructed, altered, or turned off.

Section P103.7.4 of the California fire code is hereby added to read as follows:

P103.7.4 Add Exception. When the total floor area of the tent is less than 1,000 square feet and the travel distance to an exit from any location is less than fifty (50) feet, manually activated devices suitable for sounding an alarm or another approved method of alerting staff shall be provided as approved by the fire code official.

Section P103.9.1 of the California fire code is hereby amended to read as follows:

P103.9.1 Flame retardant. All decorative materials shall be both inherently flame retardant, labeled as such, or be treated with a listed flame-retardant material registered with the California State Fire Marshal. If the material is treated by the user, a container and receipt will serve as proof.

Section P103.12 of the California fire code is hereby amended to read as follows:

P103.12 Inspections. A fire and life safety inspection shall be conducted by the fire department prior to the start of the event. Final building department inspection and sign-off shall be made in conjunction with the fire department.

15.20.700: DESIGNATED LOCAL RESPONSIBILITY FIRE HAZARD SEVERITY ZONE:

Section 15.20.700 of Chapter 15.20 is hereby added to read as follows:

The local responsibility fire hazard severity zone for City of Redlands is designated with geographical boundaries found in the map adopted with ordinance number 2986.

- B. Except as otherwise specified in this chapter, all violations of the California fire code or its appendices, or the amendments thereto contained in this chapter, are misdemeanors and are punishable as provided in title 1, chapter 1.20 of this code.
- C. Every person who causes, aids, abets or conceals a violation of the California fire code is guilty of violating the California fire code. Each such person, corporation or firm shall be deemed guilty of a separate offense for each day or portion thereof during which any violation of any provisions of the California fire code is committed, continued, permitted or maintained by such person, firm or corporation.”

Section 2. If any subsection, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid or unconstitutional by a decision of any court of competent jurisdiction or preempted by State or Federal legislation, such decision or legislation shall not affect the validity of the remaining portions of this Ordinance. The City Council declares that it would have passed this Ordinance and each and every subsection, sentence, clause or phrase not declared invalid or unconstitutional without regard to any such decision or preemptive legislation.

Section 3. The provisions of this Ordinance shall be in force on and after the date upon which this Ordinance becomes effective; provided, however, that where complete plans for buildings have been filed and are pending for building permits prior to the effective date of this Ordinance, permits may be issued in compliance with the governing laws at the time of review and approval of such plans, and the applicant may proceed with construction, provided physical construction is commenced within one hundred eighty (180) days from the date of issuance of the permit and continued to completion.

Section 4. Unless superseded and expressly repealed, references in City forms, documents and regulations to Chapter 15.20 of the Redlands Municipal Code and to the former edition of the California Fire Code shall be construed to apply to the corresponding provisions of Chapter 15.20 of the Redlands Municipal Code and the 2025 edition of the California Fire Code as adopted and established by this Ordinance.

Section 5. The City Council hereby determines that the adoption of this Ordinance is exempt from review under the California Environmental Quality Act (“CEQA”) pursuant to State CEQA Guidelines Section 15061(b)(3) for the reason that it can be seen with certainty there is no possibility that the adoption of this Ordinance will have a significant effect on the environment.

Section 6. The City Clerk is hereby directed to publish notice in a newspaper of general circulation within the City, in accordance with Government Code section 6066, of the scheduling of a public hearing to consider adoption of this Ordinance on December 2, 2025. The notice shall state the time and place of the hearing, and shall also state that copies of the California Fire Code, 2025 edition, and the proposed amendments thereto, are on file with the office of the City Clerk and open to public inspection. The notice shall also contain a description which the City Council deems sufficient to serve notice to the interested persons of the purpose of this Ordinance and the subject matter hereof. The City Council further delegates the determination of such sufficiency to the City Manager.

Section 7. The Mayor shall sign this Ordinance and the City Clerk shall certify to the adoption of this Ordinance and shall cause it, or a summary of it, to be published once in a newspaper of general circulation within the City, and thereafter, this Ordinance shall take effect as provided by law.



Mario Saucedo, Mayor

ATTEST:



Jeanne Donaldson, City Clerk

I, Jeanne Donaldson, City Clerk, City of Redlands, hereby certify that the foregoing Ordinance was duly adopted by the City Council at the regular meeting thereof, held on the 16th day of December, 2025, by the following vote:

AYES: Councilmembers Barich, Tejada, Davis, Shaw; Mayor Saucedo
NOES: None
ABSENT: None
ABSTAINED: None



Jeanne Donaldson, City Clerk