



CITY OF SACRAMENTO

DEPARTMENT OF FIRE
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CITY MANAGER'S OFFICE
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JUL 9 1980

WILLIAM R. POWELL
FIRE CHIEF

"SMOKE DETECTORS SAVE LIVES"

July 9, 1980

APPROVED BY THE CITY COUNCIL *PFP +*

JUL 15 1980

OFFICE OF THE CITY CLERK

Cont 40
7-22-80

City Council
Sacramento, California

Honorable Members in Session:

SUBJECT: Proposed Smoke Detector Ordinance for Existing Structures, when Sold or Remodeled and Hotels, Motels and Apartments.

SUMMARY:

Statistics reflect that the major portion of fire casualties happen in residential units. Since January 1976, smoke detectors have been required to be installed in all new residential construction. This proposed ordinance will require the installation of a smoke detector in all residential units when sold or remodeled and in all hotels, motels, and apartments.

BACKGROUND:

During the last three years the City of Sacramento has recorded the following fire deaths:

| <u>Year</u> | <u>Total</u> | <u>Residential</u> | <u>Other</u> |
|-------------|--------------|--------------------|--------------|
| 1977 | 22 | 19 | 3 |
| 1978 | 8 | 7 | 1 |
| 1979 | 14 | 11 | 3 |

As can be seen, the major portion of these were in residential units. Our 1979 statistics reflect that of the 11 residential fires which incurred a fire death, 2 had a smoke detector installed. Of the 2 units; one failed to work and the other unit did function properly.

It must be recognized that the major portion of fire deaths are caused by toxic fumes and smoke. Although a smoke detector will not put out a fire, it is designed to give early warning to the resident before the toxic gases and smoke are so great that escape is impossible.

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There are two sources of power supply to a smoke detector. One is supplied by regular 110 volt house current; the other is supplied by dry cell batteries. The average cost of installation of a smoke detector can run from \$15.00 for a battery operated detector to \$75.00 for a unit attached to house current.

IMPACT:

Last year the Building Department issued 738 repair permits for residential units. All of those which were over \$1,000 would be impacted by this ordinance.

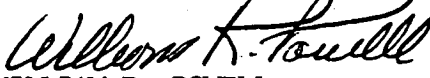
The City has approximately 47,042 units in hotels, motels and apartments. All of these units would be required to install smoke detectors within 3 years of the adoption of this ordinance.

During 1979 there were approximately 2,141 residential units sold within the City of Sacramento.

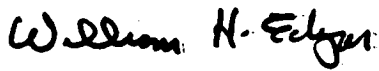
RECOMMENDATION:

It is recommended that this ordinance be approved by the Council thereby reducing fire casualties and property loss within the City of Sacramento.

Respectfully submitted,


WILLIAM R. POWELL
Fire Chief

Recommendation Approved:



Walter J. Slipe
City Manager

AN ORDINANCE ADDING SECTION 15.206-1
TO THE SACRAMENTO CITY CODE RELATING
TO SMOKE DETECTORS IN EXISTING
RESIDENTIAL BUILDINGS

BE IT ENACTED BY THE COUNCIL OF THE CITY OF SACRAMENTO AS FOLLOWS:-

SECTION 1. Findings. The City Council hereby finds as follows:

1. For the following reasons, the City of Sacramento is experiencing and will continue to experience an increasing demand for services rendered by fire suppression personnel of the City Fire Department:

a. The City of Sacramento is experiencing a rapid and increasing rate of growth in the construction of residential and nonresidential structures which is now resulting, and will continue to result in an increasing demand for fire suppression services;

b. That the City of Sacramento is experiencing a rapid rate of growth of high rise residential and non-residential structures which present unique fire suppression problems in terms of personnel and equipment available to fight fires in such structures;

c. That there are areas of the City in which traffic congestion existing during certain hours of the day which inhibit prompt response by the Fire Department to calls for fire suppression; and,

d. That the Fire Department is experiencing an increasing number of calls for medical-emergency assistance (e.g., cardiopulmonary resuscitation).

2. That the constraints on funding available for the activities of fire suppression caused by the Jarvis-Gann tax initiative (Article XIII A of the California Constitution) make it imperative that all reasonable methods for the earliest possible detection of fires be implemented in order to decrease the demand for fire suppression services.

3. That the requirement for smoke detectors as set forth in this ordinance constitutes a reasonable and necessary method for the reduction of the size and intensity of fires through early detection, thereby decreasing the burden on the City Fire Department by:

a. Reducing the amount of time and effort expended in the suppression of fire, thereby allowing greater time and effort to be devoted to fire prevention;

b. Reduction of "out of service" time of fire companies due to calls for fire suppression;

c. Reduction in overtime due to call back of off duty personnel;

d. Reduction in incidence and severity of "on the job" injuries of fire personnel through reduction of size of fires; and,

e. Reduction in loss and damage of fire fighting equipment and apparatus.

4. That the requirement for smoke detectors constitutes a reasonable and necessary means for early detection of fire by the occupants of structures, thereby greatly decreasing injury, loss of life, and damage to said structures.

SECTION 2. Section 15.206-1 hereby is added to the Sacramento City Code to read as follows:

Sec. 15.206-1 Smoke detectors required in existing buildings.

(a) Any person who sells or purchases a residential building, and any person who makes or causes to be made an alteration to a residential building which requires a building permit of a value in excess of \$1,000.00, shall install a smoke detector or detectors approved by the State Fire Marshal. "Residential building" shall mean and include any dwelling, apartment house, lodging house, hotel or motel. The terms "dwelling," "apartment house," "lodging house," "hotel," "motel," and "dwelling unit" shall have the meaning given to them in the latest edition of the Uniform Building Code adopted by the City of Sacramento. "Smoke detector" shall have the meaning given to it by said Uniform Building Code.

Such smoke detector or detectors shall be located and installed within such building or dwelling unit as set forth in Section 1310 or Section 1413, as applicable, of the latest edition of the Uniform Building Code adopted by the City of Sacramento.

Exception: Battery operated smoke detectors approved by the State Fire Marshal may be used where no alteration in excess of \$1,000.00 which requires a building permit is done.

(b) After _____, no person shall, as owner or lessee maintain a building two or more stories in height which is used as a hotel, motel, or apartment house unless smoke detectors approved by the State Fire Marshal are installed in such structure.

Such smoke detectors shall be located and installed within such buildings or dwelling units as set forth in Section 1310, of the latest edition of the Uniform Building Code adopted as the Building Code of the City of Sacramento.

Exception: Battery operated smoke detectors approved by the State Fire Marshal may be used unless alterations in excess of \$1,000.00 which require a building permit are done to the building.

(c) Failure to comply with the provisions of subdivisions (a) and (b) of this section shall be an infraction and shall be punishable by:

- (1) a fine not exceeding \$50.00 for a first violation;
- (2) a fine not exceeding \$100 for a second violation of the same ordinance within one year; and,
- (3) a fine not exceeding \$250 for each additional violation of the same ordinance within one year.

PASSED FOR PUBLICATION:

ENACTED:

EFFECTIVE:

MAYOR

ATTEST:

CITY CLERK