

ORDINANCE NO. 81 005
FEB 3 - 1981

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;

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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) Within thirty (30) days after the sale, exchange or other transfer of ownership of any residential building constructed prior to January 1, 1976, the purchaser or person otherwise acquiring ownership of the building shall:

(1) install or cause to be installed a smoke detector or detectors of a type approved by the State Fire Marshal. Such smoke detectors shall be located and installed within such 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;

(2) and shall file with the City of Sacramento Fire Department on a form furnished by it, a declaration under penalty of perjury certifying that smoke detectors have been installed in accordance with the provisions of subdivisions (a) (1) of this section.

(b) After March 1, 1984, no person shall, as owner or lessee maintain a building which is used as a hotel, motel, lodging house, or apartment house unless smoke detectors approved by the State Fire Marshal are installed in such structure.

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.

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Exception: Battery-operated smoke detectors approved by the State Fire Marshal may be used.

(c) As used in this section, "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.

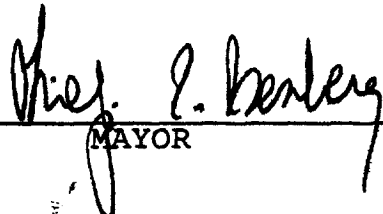
(d) Failure to comply with the provisions of subdivision (a) (1), (a) (2) or (b) of this section shall be an infraction and shall be punishable by:

- (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: JAN 27 1981

ENACTED: FEB 3 - 1981

EFFECTIVE: MAR 3 - 1981



MAYOR

ATTEST:



CITY CLERK