Except as hereinafter changed or modified, Chapters 2 through 35, and Appendices C, H, I, J and P, of that certain building code known and designated as the 2022 California Building Code, as published by the California Building Standards Commission, are adopted and incorporated by reference into this Title 26 of the Los Angeles County Code as if fully set forth below, and shall be known as Chapters 2 through 35, and Appendices C, H, I, J and P, of Title 26 of the Los Angeles County Code.

A copy of said California Building Code, hereinafter referred to as the CBC, including the above-designated appendices, shall be at all times maintained by the Building Official for use and examination by the public.

(Ord. 2022-0051 § 2, 2022; Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 2, 2002; Ord. 99-0040 § 2, 1999; Ord. 95-0065 § 3 (part), 1995.)

* For provisions on the adoption of codes by reference, see Gov. Code §§ 50022.1—50022.8 and 50022.10.

SECTION 101 - TITLE, PURPOSE AND INTENT

101.1 Title.

Title 26 of the Los Angeles County Code shall be known as the "Building Code," may be cited as such, and will be referred to herein as "these regulations" or "these building standards" or "this Code."

(Ord. 2002-0076 § 3, 2002; Ord. 95-0065 § 3 (part), 1995.)

101.2 Purpose and Intent.

The purpose of this Code is to provide minimum standards to preserve the public health, safety, and general welfare by regulating the design, construction, installation, quality of materials, use, occupancy, location, and maintenance of all buildings, structures, grading, and certain equipment as specifically set forth herein. Consistent with this purpose, the provisions of this Code are intended and always have been intended to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

This Code shall not be construed to hold the County of Los Angeles or any officer, employee or agent thereof responsible for any damage to persons or property by reason of any inspection authorized herein or by reason of the issuance or nonissuance of any permit authorized herein, and/or for any action or omission in connection with the application and/or enforcement of this Code. By adopting the provisions of this Code, the County does not intend to impose on itself, its employees or agents any mandatory duties of care toward persons and property within its jurisdiction so as to provide a basis of civil liability for damages.

This Section is declaratory of existing law and is not to be construed as suggesting that such was not the purpose and intent of previous Code adoptions.

(Ord. 2010-0053 § 2, 2010; Ord. 95-0065 § 3 (part), 1995.)

101.3 Scope.

The provisions of this Code shall apply to the construction, alteration, moving, demolition, repair, use of any building or structure, and grading within the unincorporated territory of the County of Los Angeles and to such work or use by the County of Los Angeles in any incorporated city.

Except as hereinafter changed or modified, the building standards contained in the International Building Code of the International Code Council, which are published in the California Building Standards Code, are applicable to all occupancies and uses throughout the County of Los Angeles. Amendments to the building standards contained in the International Building Code, by state agencies, are applicable only to those occupancies or uses which the state agency making the amendment is authorized to regulate.

(Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 4, 2002; Ord. 95-0065 § 3 (part), 1995.)

101.4 Applicability.

101.4.1 Internal Conflict.

Where there is a conflict between a general requirement and a specific requirement, the specific requirement shall be applicable. Where, in any specific case, different Sections of this Code specify different materials, methods of construction, or other requirements, the most restrictive shall govern.

(Ord. 2010-0053 § 2, 2010.)

101.4.2 Other Laws.

The provisions of this Code shall not be deemed to nullify any provisions of local, state, or federal law.

(Ord. 2010-0053 § 2, 2010.)

101.4.3 Codes and References.

The provisions of the codes and standards referenced in this Code shall be considered part of the requirements of this Code to the prescribed extent of each such reference. Where there are conflicts between provisions of this Code and the provisions of any referenced code or standard, the provisions of this Code shall apply.

(Ord. 2010-0053 § 2, 2010.)

SECTION 102 - UNSAFE BUILDINGS

102.1 Definition.

All buildings, structures, or grading work which are structurally unsound or not provided with adequate egress, or which constitute a fire hazard, or are otherwise dangerous to human life, or which in relation to existing use constitute a hazard to safety or health, or public welfare, by reason of inadequate maintenance, dilapidation, obsolescence, fire hazard, disaster damage, lack of an approved water supply, electrical hazard, unsafe gas piping or appliances, or abandonment as specified in this Code or any other effective ordinance, are, for the purpose of this Chapter, unsafe buildings. Whenever the Building Official determines by inspection that a building or structure, whether structurally damaged or not, is dangerous to human life by reason of being located in an area which is unsafe due to hazard from landslide, settlement, or slippage, or any other cause, such building, structure, or grading work shall, for the purpose of this Chapter, be considered an unsafe building.

No person shall own, use, occupy or maintain any unsafe building.

102.2 Notice of Unsafe Building.

The Building Official shall examine or cause to be examined every building or structure or portion thereof reported as dangerous or damaged and, if, in the Building Official's opinion, such is found to be an unsafe building as defined in this Chapter, the Building Official shall give to the party concerned written notice stating the defects thereof. If necessary, such notice shall also require the building, structure, or portion thereof to be vacated forthwith and not reoccupied until the required repairs and improvements are completed, inspected and approved by the Building Official. This notice may require the owner and/or person in charge of the building or premises, to:

1. Immediately remove, repair, backfill, shore up or secure such unsafe condition, and/or
2. Within 48 hours, apply for required permit(s) and commence either the required repairs or improvements or demolition and removal of the building or structure or portions thereof. All such work shall be completed within 90 days from date of notice, unless otherwise stipulated by the Building Official.

Proper service of such notice shall be by personal service or by registered or certified mail upon every party concerned. In the event the Building Official, after reasonable effort, is unable to serve the notice as specified above, proper service shall be by posting on the structure a copy of the notice.

The designated period within which the owner or person in charge is required to comply with such notice shall begin as of the date the owner or person in charge receives such notice by personal service or registered or certified mail. If such notice is by posting, the designated period shall begin ten days following the date of posting.

The failure of any owner or other person to receive such notice shall not affect in any manner the validity of any proceedings taken hereunder.

A person notified to vacate an unsafe building by the Building Official shall vacate within the time specified in the order.

The Building Official may record a notice of violation with the County Recorder's Office that the building or structure described has been inspected and found to be an unsafe building, as defined in this Chapter, and that the owner thereof has been so notified. After all required work has been completed, the Building Official shall record a notice rescinding the prior notice of violation with the County Recorder's Office.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 95-0065 § 3 (part), 1995.)

102.3 Posting of Signs.

The Building Official shall cause to be posted on buildings required to be vacated or remain unoccupied a notice of "RESTRICTED USE" or "UNSAFE—Do Not Enter or Occupy" as described in Section 102.6.

(Ord. 2016-0053 § 2, 2016; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

102.4 Unsafe Buildings: Hearing.

102.4.1 Right of hearing.

The party concerned or the Building Official may request a hearing regarding the unsafe condition. The request by the interested party shall be made in writing to the Building Official within 30 days of the date of the notice of the unsafe condition. A hearing shall be requested by the Building Official prior to demolition or repair of an unsafe building by the County except when such demolition

102.4.3 Form and contents of notice.

The notice of hearing shall state:

1. The street address and a legal description sufficient for identification of the premises upon which the building or structure is located.
2. The conditions because of which the Building Official believed that the building or structure is an unsafe building.
3. The date, hour and place of the hearing.

(Ord. 95-0065 § 3 (part), 1995.)

102.4.4 Posting of notice.

The Building Official shall post one copy of the notice of hearing in a conspicuous place on the unsafe building involved, not less than ten days prior to the hearing.

(Ord. 95-0065 § 3 (part), 1995.)

102.4.5 Hearing by Building Board of Appeals.

The Building Board of Appeals shall hold a hearing and consider all competent evidence offered by any person pertaining to the matters set forth in the report of the Building Official.

When determined by the Building Official, the Code Enforcement Appeals Board or the Building Rehabilitation Appeals Board shall hold the hearing in lieu of the Building Board of Appeals.

When determined by the Building Official, the Building Rehabilitation Appeals Board shall hold the hearing in lieu of the Building Board of Appeals.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 2002-0076 § 8, 2002; Ord. 95-0065 § 3 (part), 1995.)

102.4.6 Order.

If the Building Board of Appeals finds that the building or structure is an unsafe building, it shall make an order based on its finding that:

1. The building or structure is an unsafe building and directing that repairs be made and specifying such repairs, or
2. The building or structure is an unsafe building and directing that it be vacated and that specified repairs be made, or
3. The building or structure is an unsafe building and directing that it shall be vacated and demolished.

The order shall state the time within which the work required must be commenced, which shall not be less that 10 nor later than 30 days after the service of the order. The order shall state a reasonable time within which the work shall be completed. The Building Board of Appeals for good cause may extend the time for completion in writing.

The order shall be served upon the same parties and in the same manner as required by Section 102.4.2 for the notice of hearing. It shall also be conspicuously posted on or about the building or structure.

(Ord. 2002-0076 § 9, 2002; Ord. 95-0065 § 3 (part), 1995.)

102.5.2 Emergency procedure.

Whenever any portion of a building, structure, or grading work constitutes an immediate hazard to life or property, and in the opinion of the Building Official, the conditions are such that repairs, demolition, or barricading must be undertaken within less than the designated period, the Building Official may take necessary action, such as performing alterations, repairs, barricading, grading and/or demolition, to protect life or property, or both, after giving such notice to the parties concerned as the circumstances will permit or without any notice whatever when, in the Building Official's opinion, immediate action is necessary.

(Ord. 2022-0051 § 2, 2022; Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 95-0065 § 3 (part), 1995.)

102.5.3 Costs.

The costs incurred by actions taken pursuant to Sections 102.5.1 and 102.5.2, including the entire cost of the services rendered by the County, shall be a special assessment against the property upon which the structure stands, or stood. The Building Official shall notify, in writing, all parties concerned of the amount of such assessment resulting from such work. Within five days of the receipt of such notice, any such party concerned may file with the Building Official a written request for a hearing on the correctness or reasonableness, or both, of such assessment. Any party concerned who did not receive a notice pursuant to Section 102.2 and who has not had a hearing on the necessity of the demolition, repairs, or other work in such request for hearing also may ask that such necessity be reviewed. The Building Board of Appeals thereupon shall set the matter for hearing; give such party concerned notice thereof as provided in Section 102.4.2; hold such hearing and determine the reasonableness or correctness of the assessment, or both; and if requested, determine the necessity of the demolition, repairs, or other work. The Building Board of Appeals, in writing, shall notify such party concerned of its decision. If the total assessment determined as provided for in this section is not paid in full within 10 days after receipt of such notice from the Building Official or the Building Board of Appeals, as the case may be, the Building Official shall record in the office of the Department of Registrar-Recorder a statement of the total balance still due and a legal description of the property. From the date of such recording, such balance due shall be a special assessment against the parcel.

The assessment shall be collected at the same time and in the same manner as ordinary County taxes are collected and shall be subject to the same penalties and the same procedure and sale in case of delinquency as provided for ordinary County taxes. All the laws applicable to the levy, collection and enforcement of County taxes shall be applicable to such special assessment.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2002-0076 § 11, 2002; Ord. 98-0020 § 1, 1998; Ord. 95-0065 § 3 (part), 1995.)

102.5.4 Interference Prohibited.

A person shall not obstruct, impede, or interfere with the Building Official or any representative of the Building Official, or with any person who owns or holds any estate or interest in any unsafe building which has been ordered by the Building Board of Appeals to be repaired, vacated and repaired, or vacated and demolished or removed, whenever the Building Official or such owner is engaged in repairing, vacating and repairing, or demolishing any such unsafe building pursuant to this Chapter, or is performing any necessary act preliminary to or incidental to such work, or authorized or directed pursuant hereto.

(Ord. 2013-0048 § 2, 2013; Ord. 2002-0076 § 12, 2002; Ord. 95-0065 § 3 (part), 1995.)

102.5.5 Prosecution.

demolition, removal, or other work.

All placards shall read "Department of Public Works, Building and Safety Division, County of Los Angeles." As applicable, the placards shall identify the nature of the damage to, or condition of, the building or structure and restrictions to access or occupancy as follows:

1. "INSPECTED - Lawful Occupancy Permitted" (green placard) shall be posted on any building or structure where no apparent structural hazard has been found. This placard does not establish that there is no damage to the building or structure.
2. "RESTRICTED USE" (yellow placard) shall be posted on each building or structure where a condition may pose a hazard to life, health or safety, which has resulted in some form of restriction to continued access or occupancy. This placard will note the type of damage or condition encountered and restrictions on access or occupancy.
3. "UNSAFE—Do Not Enter or Occupy" (red placard) shall be posted on each building or structure where a condition exists such that continued access or occupancy poses a hazard to life, health or safety. Buildings or structures posted with this placard shall not be entered under any circumstances except as authorized in writing by the Building Official. This placard is not to be used or considered as a demolition order. This placard will note the type of damage or condition encountered and prohibit entry.

(Ord. 2016-0053 § 2, 2016.)

SECTION 103 - VIOLATIONS AND PENALTIES

103.1 Compliance with Code.

It shall be unlawful for a person to erect, construct, enlarge, alter, repair, move, improve, remove, connect, convert, demolish, equip, or perform any other work on any building or structure or portion thereof, or perform any grading within a property subject to this Code as defined in Section 101.3, or cause the same to be done, contrary to, or in violation of, any of the provisions of this Code.

(Ord. 2019-0056 § 2, 2019; Ord. 95-0066 § 1 (part), 1995; Ord. 95-0065 § 3 (part), 1995.)

103.2 Violation.

It shall be unlawful for any person to own, use, occupy, or maintain any building or structure or portion thereof, or cause the same to be done, contrary to, or in violation of, any of the provisions of this Code.

(Ord. 2019-0056 § 2, 2019; Ord. 95-0066 § 1 (part), 1995.)

103.3 Penalty.

Any person, firm or corporation violating any of the provisions of this Code shall be guilty of a misdemeanor, and each such person shall be guilty of a separate offense for each and every day or portion thereof during which any violation of any of the provisions of this Code is committed, continued or permitted, and upon conviction of any such violation such person shall be punishable by a fine of not more than $1,000, (one thousand dollars) or by imprisonment for not more than six months, or by both such fine and imprisonment. The provisions of this Section are in addition to and independent of any other sanctions, penalties or costs which are or may be imposed for a violation of any of the provisions of this Code.

(Ord. 95-0066 § 1 (part), 1995; Ord. 95-0065 § 3 (part), 1995.)

if (1) the Building Official determines that any property, building, or structure, or any part thereof, is in violation of any provision of this Code; and if (2) the Building Official gives written notice as specified below of said violation, then the Building Official may have sole discretion to, at any time thereafter, record with the County Recorder's Office a Notice of Violation (NOV) that the property and/or any building or structure located thereon is in violation of this Code.

Following the recordation of the NOV, the Building Official is not required to conduct an inspection or review of the premises to determine the continued existence of the cited violation. It is the responsibility of the owner or other interested party to meet the requirements of this Code to remove the violation.

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 95-0066 § 1 (part), 1995; Ord. 95-0065 § 3 (part), 1995.)

103.4.3 Notice.

The written notice given pursuant to this Section shall indicate:

1. The nature of the violation(s); and
2. That if the violation is not remedied to the satisfaction of the Building Official, the Building Official may, at any time thereafter, record with the County Recorder's Office an NOV that the property and/or any building or structure located thereon is in violation of this Code. The NOV shall be posted on the property and shall be mailed to the owner of the property as indicated on the last equalized County Assessment roll. The mailed NOV may be by registered, certified, or first-class mail.

(Ord. 2019-0056 § 2, 2019; Ord. 2010-0053 § 2, 2010; Ord. 95-0066 § 1 (part), 1995; Ord. 95-0065 § 3 (part), 1995.)

103.4.4 Rescission.

Any person who desires to have recorded a notice rescinding the NOV must first obtain the necessary approval(s) and permit(s) to correct the violation. Once the Building Official determines that the work covered by such permit(s) has been satisfactorily completed, the Building Official may record a notice rescinding the NOV.

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 98-0019 § 2, 1998; Ord. 95-0066 § 1 (part), 1995; Ord. 95-0065 § 3 (part), 1995.)

103.4.5 Appeal.

Any person having any right, title, lien or interest in the property so recorded or any part thereof may request a hearing before the Code Enforcement Appeals Board to appeal the violation notice. The request for hearing shall be submitted in writing within 30 days of the notice from the Building Official provided in accordance with Section 103.4.3. The time for appeal may be extended by the Building Official for good cause shown. Failure to submit a timely written request for appeal or to appear at a scheduled hearing shall be deemed a waiver of the right to a hearing before the Code Enforcement Appeals Board.

(Ord. 2016-0053 § 2, 2016.)

103.5 Costs.

(Ord. 2002-0076 § 14, 2002; Ord. 95-0065 § 3 (part), 1995.)

104.2 Powers and Duties of the Building Official.

104.2.1 General.

The Building Official is hereby authorized and directed to enforce all the provisions of this Code, including the Electrical Code, the Plumbing Code, the Mechanical Code, the Residential Code, the Existing Building Code, and the Green Building Standards Code, and to make all inspections pursuant to the provisions of each such Code. For such purposes, the Building Official shall have the powers of a law enforcement officer.

The Building Official shall have the power to render interpretations of this Code and to adopt and enforce rules and supplemental regulations in order to clarify the application of its provisions. Such interpretations, rules, and regulations shall be in conformance with the intent and purpose of this Code.

The Building Official shall classify every building or portion thereof into one of the occupancies set forth in Chapter 3 of this Code according to its use or the character of its occupancy.

The Building Official shall also classify every building into one of the types of construction set forth in Chapter 6 of this Code.

(Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 2002-0076 § 15, 2002; Ord. 95-0065 § 3 (part), 1995.)

104.2.1.1

The Building Official is authorized to make and enforce such guidelines and policies for the safeguarding of life, limb, health or property as may be necessary from time to time to carry out the purpose of this Code. A copy of said regulations and policies shall be maintained in the offices of the Building Official.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 16, 2002; Ord. 95-0065 § 3 (part), 1995.)

104.2.2 Deputies.

The Building Official may appoint such number of officers, inspectors and assistants, and other employees as shall be authorized from time to time. The Building Official may deputize such employees as may be necessary to carry out the functions of the building department.

(Ord. 2002-0076 § 17, 2002; Ord. 95-0065 § 3 (part), 1995.)

104.2.3 Right of entry.

104.2.3.1

Whenever it is necessary to make an inspection to enforce any of the provisions of or perform any duty imposed by this Code or other applicable law, or whenever the Building Official or an authorized representative has reasonable cause to believe that there exists in any building, structure or grading, or upon any premises, any condition which makes such building, structure, grading or premises hazardous, unsafe, or dangerous for any reason specified in this Code or other similar law, the Building Official or an authorized representative hereby is authorized to enter such property at any reasonable time and to inspect the same and perform any duty imposed upon the Building Official by this Code or other applicable law; provided that (i) if such property is occupied, then

building or grading or premises is so hazardous, unsafe, or dangerous as to require immediate inspection to safeguard the public health or safety, the Building Official shall have the right to immediately enter and inspect such property, and may use any reasonable means required to effect such entry and make such inspection, whether such property be occupied or unoccupied and whether or not permission to inspect has been obtained. If the property be occupied, the Building Official shall first present credentials to the occupant and demand entry, explaining the reasons therefor and the purpose of the inspection.

(Ord. 2010-0053 § 2, 2010; Ord. 95-0065 § 3 (part), 1995.)

104.2.3.3

"Authorized representative" shall include the officers named in Section 104.2.2 and their authorized inspection personnel.

(Ord. 2016-0053 § 2, 2016; Ord. 95-0065 § 3 (part), 1995.)

104.2.3.4

No person shall fail or refuse, after proper demand has been made upon such person as provided in this subsection, to promptly permit the Building Official or an authorized representative to make any inspection provided for by Section 104.2.3.2. Any person violating Section 104.2.3 shall be guilty of a misdemeanor.

(Ord. 2016-0053 § 2, 2016; Ord. 95-0065 § 3 (part), 1995.)

104.2.4 Stop orders.

Whenever any building or grading work is being done contrary to the provisions of this Code, or other pertinent laws or ordinances implemented through the enforcement of this Code, the Building Official may order the work stopped by notice in writing served on any persons engaged in the doing or causing such work to be done, and any such persons shall forthwith stop such work until authorized by the Building Official to proceed with the work.

(Ord. 95-0065 § 3 (part), 1995.)

104.2.5 Occupancy violations.

Whenever any structure or portion thereof is being used contrary to the provisions of this Code, or other pertinent laws or ordinances, or whenever any structure or portion thereof which was built contrary to the provisions of this Code or other pertinent laws or ordinances, is being used or occupied, the Building Official may order such use discontinued and the structure, or portion thereof, vacated by notice served on any person causing such use to be continued. Such person shall discontinue the use within 10 days after receipt of such notice to make the structure, or portion thereof, comply with the requirements of this Code, provided, however, that in the event of an unsafe building Section 102 shall apply.

(Ord. 2002-0076 § 18, 2002; Ord. 95-0065 § 3 (part), 1995.)

104.2.6 Liability.

The liability and indemnification of the Building Official and any subordinates are governed by the provisions of Division 3.6 of Title 1 of the Government Code.

(Ord. 95-0065 § 3 (part), 1995.)

(Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

104.2.8 Alternate Materials, Designs and Methods of Construction.*

The provisions of this Code are not intended to prevent the use of any material, appliance, installation, device, arrangement, design, or method of construction not specifically prescribed by this Code.

The Building Official may approve on a case by case basis, any such alternate, provided that he or she finds that the material, appliance, installation, device, arrangement, design, or method of construction or work offered is, for the purpose intended, at least the equivalent of that prescribed in this Code in quality, strength, effectiveness, fire resistance, and other life-safety factors, durability, planning and design, energy, material resource efficiency and conservation, environmental air quality, performance, water, and sanitation.

The Building Official shall require that sufficient evidence or proof be submitted to substantiate any claims that may be made regarding its use.

A written application for use of an alternate material, design or method of construction shall be submitted together with a filing fee of $296.16. When staff review exceeds two hours, an additional fee of $148.08 per hour shall be charged for each hour or fraction thereof in excess of two hours.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 19, 2002; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

104.2.9 Tests.

Whenever there is insufficient evidence of compliance with the provisions of this Code or evidence that any material or any construction does not conform to the requirements of this Code, or in order to substantiate claims for alternate materials or methods of construction, the Building Official may require tests as proof of compliance to be made at the expense of the owner or the owner's agent by an approved agency.

Test methods shall be as specified by this Code for the material in question. If there are no appropriate test methods specified in this Code, the Building Official shall determine the test procedure.

(Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 95-0065 § 3 (part), 1995.)

104.2.10 Cooperation of other officials.

The Building Official may request, and shall receive so far as may be necessary in the discharge of their duties, the assistance and cooperation of other officials of the County.

(Ord. 2019-0056 § 2, 2019; Ord. 95-0065 § 3 (part), 1995.)

interested party as shown on the official record and on the record of the County Assessor. When an address is not so listed or contact cannot be made at the listed address, the service shall be by posting on the structure a copy of the notice.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

104.2.13 [Reserved]

104.2.14 Amendments to Ordinances.

Whenever any reference is made to any other ordinance such reference shall be deemed to include all future amendments thereto.

(Ord. 95-0065 § 3 (part), 1995.)

104.2.15 Validity.

If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be invalid, such decision shall not affect the validity of the remaining portions of this ordinance. The Board of Supervisors hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared invalid.

(Ord. 95-0065 § 3 (part), 1995.)

104.3 Definitions.

Whenever any of the names or terms defined in this section are used in this Code, each such name or term shall be deemed and construed to have the meaning ascribed to it in this section.

BUILDING CODE or **LOS ANGELES COUNTY BUILDING CODE** shall mean Title 26 of the Los Angeles County Code.

BUILDING DEPARTMENT shall mean the Building and Safety Division of the Los Angeles County Public Works.

BUILDING OFFICIAL shall mean Director of Public Works or other designated authority charged with the administration and enforcement of this Code, or the Building Official's duly authorized representative.

BUILDING REHABILITATION APPEALS BOARD shall mean Property Rehabilitation Appeals Board.

ELECTRICAL CODE shall mean Title 27 of the Los Angeles County Code.

EXISTING BUILDING CODE shall mean Title 33 of the Los Angeles County Code.

FIRE CODE or **LOS ANGELES COUNTY FIRE CODE** shall mean Title 32 of the Los Angeles County Code.

FIRE DEPARTMENT shall mean the Los Angeles County Fire Department.

GREEN BUILDING STANDARDS CODE shall mean Title 31 of the Los Angeles County Code.

HEALTH CODE or **LOS ANGELES COUNTY HEALTH CODE** shall mean Division 1 of Title 11 of the Los Angeles County Code.

LOS ANGELES COUNTY FLOOD CONTROL DISTRICT shall mean the Department of Public Works.

MECHANICAL CODE shall mean Title 29 of the Los Angeles County Code.

PLUMBING CODE shall mean Title 28 of the Los Angeles County Code.

Unless otherwise provided for below, in order to conduct the hearings provided for in this Code, there shall be a Building Board of Appeals consisting of five members who are qualified by experience and training to pass upon matters pertaining to building construction. One member shall be a practicing architect, one a builder who is a licensed general contractor, one a lawyer, and two structural engineers, each of whom shall have had at least 10 years of experience as an architect, builder, lawyer, or structural engineer. The Building Official shall be an ex officio member and shall act as secretary to the Board. The members of the Building Board of Appeals shall be appointed by the Board of Supervisors and shall hold office at its pleasure. The Building Board of Appeals shall adopt reasonable rules and regulations for conducting its investigations. Each member of the Board shall be compensated for each meeting attended as provided from time to time by the County Code.

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 2002-0076 § 22, 2002; Ord. 95-0065 § 3 (part), 1995.)

105.1.2 Scope of authority.

Except as provided below, the Building Board of Appeals shall have the authority to hear appeals regarding any action of the Building Official, including actions taken by the Building Official in connection with Section 104.2.7 or Section 104.2.8. The Building Board of Appeals shall also be authorized to recommend to the Board of Supervisors such new legislation as it deems appropriate.

The Building Board of Appeals shall have no authority relative to interpretation of the administrative portions of this Code, other than Section 102, nor shall the Board be empowered to waive requirements of this Code.

The Building Board of Appeals shall document all decisions and findings in writing to the Building Official with a duplicate copy to the applicant.

(Ord. 2010-0053 § 2, 2010; Ord. 2002-0076 § 23, 2002; Ord. 95-0065 § 3 (part), 1995.)

105.2 Accessibility Appeals Board.

In order to conduct the hearings on written appeals regarding action taken by the Building Official and to ratify certain exempting actions of the Building Official in enforcing the accessibility requirements of Title 24 of the California Code of Regulations for privately-funded construction, to serve as an advisor to the Building Official on disabled access matters, and to make recommendations to the Board of Supervisors on appeals of decisions made by the Building Official on County-funded buildings, there shall be an Accessibility Appeals Board as established and provided for in Title 2 of the Los Angeles County Code. The Accessibility Appeals Board shall consist of five members. Two members of the Appeals Board shall be physically disabled persons, two members shall be persons experienced in construction, and one member shall be a public member. The Building Official shall be an ex officio member and shall act as Secretary to the Board. The members of the Accessibility Appeals Board shall be appointed by the Board of Supervisors and shall hold office at its pleasure. Each member of the Board shall be compensated for each meeting attended as provided from time to time by the County Code.

The Appeals Board may approve or disapprove interpretations and enforcement actions taken by the Building Official. All such approvals or disapprovals for privately funded construction shall be final and conclusive as to the Building Official in the absence of fraud or prejudicial abuse of discretion. The Board shall adopt regulations establishing procedural rules and criteria for the carrying out of its duties.

(Ord. 95-0065 § 3 (part), 1995.)

Board who is absent from any meeting and, at such meeting, shall be deemed to be a regular member of the Building Rehabilitation Appeals Board.

(Ord. 2016-0053 § 2, 2016; Ord. 2002-0076 § 24, 2002; Ord. 95-0065 § 3 (part), 1995.)

105.4 Code Enforcement Appeals Board.

In order to conduct the hearings provided for in Section 103.4.5 and Government Code Section 54988, there shall be a Code Enforcement Appeals Board. The Code Enforcement Appeals Board shall be comprised of the same five members and alternates as the Building Rehabilitation Appeals Board. The Building Official shall be an ex officio nonvoting member and act as secretary.

(Ord. 2016-0053 § 2, 2016; Ord. 2002-0076 § 25, 2002; Ord. 95-0065 § 3 (part), 1995.)

105.5 Fees.*

A fee of $581.45 shall be paid to the Building Official whenever a person requests a hearing or a rehearing before the appeals boards provided for in this Section.

Exception: No fee shall be required for the initial hearing requested pursuant to Sections 102.4.1, 103.4.5, 9606.4, 9807, or 9917.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 2002-0076 § 26, 2002.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

105.6 Tenure.

The tenure of appointed members of the Building Board of Appeals, Accessibility Appeals Board and Building Rehabilitation Appeals Board shall be subject to the provisions of Section 5.12.050 of Title 5 of the Los Angeles County Code.

(Ord. 2016-0053 § 2, 2016; Ord. 2006-0076 §§ 21 (part), 26 (part), 2002.)

SECTION 106 - PERMITS

106.1 Permits Required.

No person shall erect, construct, enlarge, alter, repair, move, improve, remove, connect, convert, demolish, or equip any building, structure, or portion thereof, or automatic fire protection system regulated by Chapter 9, perform any grading, or perform landscaping as regulated by Chapter 2.7 of Division 2 of Title 23 of the California Code of Regulations (Model Water Efficient Landscape Ordinance) or perform landscaping on slopes requiring planting in conformance with Section J110, or cause the same to be done, without first obtaining a separate permit for each such building, structure, automatic fire protection system, grading, or landscaping from the Building Official.

No person shall install, connect, move, remove, or equip any mobilehome, manufactured home, commercial modular, recreational vehicle or multifamily manufactured home subject to Sections 18300(f) or 18551 of the Health and Safety Code without first obtaining a separate permit.

(Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0066 § 2, 1995; Ord. 95-0065 § 3 (part), 1995.)

A building permit shall not be required for the following:

1. One-story detached accessory buildings used as tool and storage sheds, shade structures, pump houses, and similar uses, provided the gross floor area does not exceed 120 square feet (11.15 m^2), the height does not exceed 12 feet (3.69 m), and the maximum roof projection does not exceed 24 inches (610 mm).
2. Fences which are not used as a barrier to private swimming pools, spas, or hot tubs, and ground signs, provided that:
   - 2.1 Fences do not exceed 6 feet (1.8 m) in height .
   - 2.2 Ground signs do not exceed 6 feet (1.8 m) in height.
3. Tanks not storing hazardous material as defined in the Fire Code provided that:
   - 3.1 Steel tanks are supported on a foundation not more than 2 feet (610 mm) above grade and the overall height to diameter or width does not exceed 1½ times the diameter.
   - 3.2 Water tanks constructed of materials other than steel, including cisterns and rain barrels, are supported directly on grade, the overall height to diameter or width does not exceed 1½ times the diameter, and the capacity does not exceed 5000 gallons (18925 L).
4. Gantry cranes and similar equipment.
5. Retaining walls that retain not over 4 feet (1219 mm) in height measured from the bottom of the footing to the top of the wall, unless supporting a surcharge or impounding a Class I, II, or III-A liquids.
6. Motion picture, television and theater stage sets and scenery. Buildings or structures constructed as part of a set or as scenery shall not be occupied or used for any other purpose.
7. Ground mounted radio and television antennae towers which do not exceed 45 feet (13,716 mm) in height and ground supported dish antennas not exceeding 15 feet (4,572 mm) in height above finished grade in any position.
8. Light standards which do not exceed 30 feet (9,144 mm) in height.
9. Flagpoles not erected upon a building and not more than 15 feet (4,572 mm) high.
10. A playhouse or tree house provided that:
    - 10.1 It does not exceed 64 square feet (5.94 m^2) in area nor 8 feet (2438 mm) in height from floor to roof.
    - 10.2 The ceiling height as established by door height or plate line does not exceed 6 feet (1829 mm).
11. Canopies or awnings, completely supported by the exterior wall, attached to a Group R-3 or U Occupancy, and extending not more than 54 inches (1372 mm) from the exterior wall of the building, and not encroaching into the public right-of-way or any required fire separation distance specified by this Code.
12. Sheds, office or storage buildings, and other structures that are less than 1,500 square feet (139 m^2) and incidental to work authorized by a valid grading or building permit. Such structures must be removed upon expiration of the permit or completion of the work covered by the permit.
13. A portable metal hanger located on County-owned airports, provided that:
    - 13.1. It is less than 2,000 square feet (185.8 m^2) in area,
    - 13.2. It is used exclusively for the parking of aircraft,
    - 13.3. It bears the Department of Motor Vehicles, State of California insignia of approval for movement on any highway,
    - 13.4. It incorporates as an integral part of its basic construction a hitch or coupling device for towing,

17. Playground equipment not to exceed 12 feet (3.69 m) in height accessory to Group R-3 occupancy.
18. One-story detached animal cages and kennels, chicken coops, and animal pens provided the gross floor area does not exceed 400 square feet (37.2 m^2) and the height does not exceed 6 feet (1.8 m) and at least one horizontal dimension does not exceed 12 feet (3.69 m).
19. Non-combustible livestock shelters provided that the gross floor area does not exceed 300 square feet (27.9 m^2), the height does not exceed 12 feet (3.69 m), and at least 3 sides are each a minimum of 65 percent open.
20. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work where disabled access requirements do not apply.
21. Nonfixed and movable fixtures, cases, racks, counters and partitions not over 5 feet 9 inches (1753 mm) in height.

Unless otherwise exempted, separate plumbing, electrical and mechanical permits will be required for the above-exempted items.

Exemption from the permit requirements of this Code shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this Code, other laws, ordinances, or regulations, or required approvals from other County Departments and State and federal agencies.

(Ord. 2022-0051 § 2, 2022; Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 27, 2002; Ord. 95-0066 § 4, 1995; Ord. 95-0065 § 3 (part), 1995.)

106.4 Application for Permits.

106.4.1 Application.

To obtain a permit, the applicant shall first file an application for that purpose. Every such application shall:

1. Identify and describe the work to be covered by the permit for which application is made;
2. Describe the land on which the proposed work is to be done, by lot, block, tract, and house and street address, or similar description that will readily identify and locate the proposed building or work;
3. Show the use and occupancy of all parts of the building;
4. Be accompanied by plans and specifications as required in Section 106.4.2;
5. State the valuation of the proposed work or for grading the volume of earth to be handled;
6. Where applicable, state the area to be landscaped in square feet (m^2) and the source of water for irrigation;
7. Be signed by the permittee, or an authorized agent, who may be required to submit evidence to indicate such authority;
8. Give such other information as reasonably may be required by the Building Official.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

106.4.1.1 Expiration of Application.

When no permit is issued within one year following the date of the application therefor, the application shall automatically expire. Plans and specifications previously submitted may thereafter be returned to the applicant or destroyed by the Building Official. The Building Official may grant up to two extensions not exceeding 180 days per extension, beyond the initial one-year limit upon

prepared and designed by an engineer, architect or landscape architect licensed or registered by the state to practice as such. Submittals shall include special inspection and structural observation statements required by Chapter 17.

EXCEPTION: When authorized by the Building Official, complete plans and specifications need not be submitted for the following when drawings and data sufficient to determine the nature and scope of the work are submitted for review:

1. One-story buildings of conventional light-frame construction with a gross floor area not exceeding 600 square feet (55.74 m^2);
2. Small and/or minor work.

Plans, specifications, reports or documents for work regulated by this Code to which the provisions of Article 3, Chapter 7, Division 3 of the Business and Professions Code applies shall bear the signature and number or seal of a civil engineer, structural engineer or architect, registered or certified to practice in the State of California. A signature or seal shall not be required for work authorized by the said article to be performed by a person not registered or certified as a civil engineer, structural engineer or architect.

For buildings exceeding 160 feet (48.77 m) in height, the structural calculations and each sheet of structural plans shall be prepared under the supervision of and shall bear the signature or approved stamp of a person authorized by the State of California to use the title structural engineer. In addition, all architectural sheets shall bear the signature or approved stamp of an architect licensed by the State of California.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

106.4.3 Information on Plans and Specifications.

Construction documents shall be dimensioned and drawn to scale upon suitable material. Electronic media documents are permitted to be submitted. Construction documents shall be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that it will conform to the provisions of this Code and relevant laws, ordinances, rules, and regulations, as determined by the Building Official. The first sheet of each set of plans shall give the house and street address of the work and the name and address of the owner and persons who prepare them. Plans shall include a plot plan showing the location of the proposed building and of every existing building on the property. In lieu of detailed specifications, the Building Official may approve references on the plans to a specific section or part of this Code or other ordinances or laws.

Computations, stress diagrams and other data sufficient to show the correctness of the plans shall be submitted when required by the Building Official.

Where proposed construction will affect site drainage, existing and proposed drainage patterns shall be shown on the plot plan.

The plans shall show all mitigation measures required under the National Pollution Discharge Elimination System (NPDES) permit issued to the County of Los Angeles. For the application of NPDES permit requirements as they apply to grading plans and permits, see Appendix J of this Code.

All permittees must show compliance with the construction debris recycling requirements of the County of Los Angeles.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 29, 2002; Ord. 95-0066 § 5, 1995; Ord. 95-0065 § 3 (part), 1995.)

others, including deferred submittal items, for compatibility with the design of the building.

(Ord. 95-0066 § 6 (part), 1995.)

106.4.4.2 Deferred Submittals.

For the purposes of this Section, "deferred submittals" are defined as those portions of the design which are not submitted at the time of the application and which are to be submitted within a period specified by the Building Official.

Deferral of any submittal items shall have prior approval of the Building Official. The architect or engineer of record shall list the deferred submittals on the plans and shall submit the deferred submittal documents for review by the Building Official.

Submittal documents for deferred submittal items shall be submitted to the architect or engineer of record who shall review them and forward them to the Building Official with a notation indicating that the deferred submittal documents have been reviewed and that they have been found to be in general conformance with the design of the building. The deferred submittal items shall not be installed until their design and submittal documents have been approved by the Building Official.

(Ord. 2013-0048 § 2, 2013; Ord. 95-0066 § 6 (part), 1995.)

106.5 Permits.

106.5.1 Issuance.

The application, plans and specifications, geological or engineering reports and other required data filed by an applicant for a permit shall be checked by the Building Official. Such plans may be reviewed by other departments of the County to verify compliance with the laws and ordinances under their jurisdiction.

The Building Official shall issue a permit to the applicant for the work described in the application and plans filed therewith when the Building Official is satisfied that all of the following items comply:

1. The work described conforms to the requirements of this Code.
2. The work described conforms to the requirements of other pertinent laws and ordinances.
3. The fees specified by this Code have been paid.
4. The applicant has obtained a permit pursuant to Public Resources Code Section 30600 et seq., if such a permit is required.

When the Building Official issues the permit, the Building Official shall endorse in writing or stamp on the plans and specifications "APPROVED." Such approved plans and specifications shall not be changed, modified or altered without authorization from the Building Official, and all work shall be done in accordance with the approved plans. The issuance of a permit shall not be deemed to certify that the site of the described work is safe.

The Building Official may issue a permit for the construction of part of a building or structure before the entire plans and specifications for the whole building or structure have been submitted or approved, provided adequate information and detailed statements have been filed complying with all pertinent requirements of this Code. The holder of such permit shall proceed at his or her own risk without assurance that the permit for the entire building or structure will be granted.

(Ord. 2016-0053 § 2, 2016; Ord. 95-0065 § 3 (part), 1995.)

106.5.2 Retention of plans.

violate or cancel the provisions of this Code or any other laws or regulations shall be valid, except insofar as the work or use which it authorizes is lawful.

The issuance of a permit based on plans and specifications shall not prevent the Building Official from thereafter requiring the correction of errors in said plans and specifications, or from preventing building operations being carried on thereunder when in violation of this Code or of any other pertinent laws and ordinance of the County.

(Ord. 2002-0076 § 31, 2002; Ord. 95-0065 § 3 (part), 1995.)

106.5.4 Expiration.

Every permit issued by the Building Official under the provisions of this Code shall expire by limitation and become null and void if the work authorized by such permit is not commenced within 12 months from the date such permit is issued, or the work authorized by such permit is suspended or abandoned for a period of 180 days, or the permittee fails to obtain inspection as required by the provisions of Section 108 of this Code for a period of 180 days.

Exception: Permits issued to abate violation(s) in conjunction with a code enforcement action shall expire and become null and void at a date not to exceed 12 months from the issuance date or at a date determined by the Building Official.

The Building Official may grant one or more extensions of the time for action by the permittee for a period not exceeding 180 days from the date of expiration upon written request from the permittee and payment of a fee in an amount determined by the Building Official, not to exceed 25 percent of the permit fee.

Once a permit, including any extension(s) thereof, has expired, the permittee shall file a new application as specified in Section 106.4.

Permits for rebound tumbling equipment as defined in Chapter 66 shall be valid for a period of not exceeding one year. Permits for portable amusement devices and for temporary Group A-5 structures shall be valid for a period not exceeding 30 days. Permits for amusement devices erected under a building permit shall be valid for a period of 90 days.

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 32, 2002; Ord. 98-0020 § 5, 1998; Ord. 95-0065 § 3 (part), 1995.)

106.5.5 Suspension or revocation.

The Building Official may, in writing, suspend or revoke a permit issued under provisions of this Code if the permit was issued in error or on the basis of incorrect information supplied to the Building Official, or in violation of any of the provisions of this Code or of any other laws, ordinances or regulations.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

106.5.6 Combined building permit.

A combined building permit may be issued for new one-family or two-family dwellings, and additions and alterations to one-family or two-family dwellings, and attached garages, which will include all building, electrical, plumbing, heating, ventilating, and air-conditioning work, but will not include grading and landscape which require permits pursuant to any provision of this Code, or

Mechanical Code, except that the fee for the combined swimming pool permit shall be as provided in Section 107.1 of this Code.

(Ord. 2016-0053 § 2, 2016.)

SECTION 107 - FEES

107.1 Building Permit Fees.*

In addition to a permit issuance fee of $37.33, a fee for each building permit shall be paid to the Building Official as set forth in Table 1-A.

The determination of value or valuation under any of the provisions of this code shall be made by the Building Official. 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 protection systems and any other permanent work or permanent equipment.

EXCEPTIONS:

1. The total permit fee for a combined swimming pool permit, as provided in Section 106.5.7, shall be two times the building permit fee determined from Table 1-A and the barrier inspection fee of Section 107.9, item K.
2. The total permit fee for a combined building permit, as provided in Section 106.5.6, shall be 1.60 times the building permit fee determined from Table 1-A.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 98-0020 § 6, 1998; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.2 Plan Checking or Review Fees for Buildings or Structures.*

When an application for a building permit is submitted for review, a fee shall be paid to the Building Official. Said fee shall be equal to 85 percent of the building permit fee as set forth in Table 1-A, provided, however, the minimum fee shall be $110.75.

In addition to the aforementioned fees, the Building Official may require additional charges for review required by changes, additions or revisions of approved plans or reports, and for services beyond the first and second check due to changes, omissions or errors on the part of the applicant. The payment of said fees shall not exempt any person from compliance with other provisions of this Code.

The fees specified in this Section are separate fees from the permit fees specified in Section 107.1.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2002-0076 § 34, 2002; Ord. 98-0020 § 7, 1998; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.3 Standard Plans.*

time application is made for such identical structure. Such duplicate plans shall be compared, stamped and kept on the project site. In case of deviation from this standard plan, except as permitted in this subsection, complete plans, together with a full plan checking fee, shall be submitted for the proposed work.

Standard plans shall be valid for a period of one year from the date of approval. This period may be extended by the Building Official when there is evidence that the plans may be used again and the plans show compliance with this Code and all other applicable laws and ordinances.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.4 [Reserved]

107.5 Grading Permit Fees.*

In addition to a permit issuance fee of $37.33, a fee for each grading permit shall be paid to the Building Official as set forth in Table 1-B.

(Ord. 2013-0048 § 2, 2013; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.6 Plan Checking Fees for Grading.

A plan checking fee for grading equal to the fees set forth in Table 1-C shall be paid to the Building Official at the time of submitting plans. Said fee shall be in addition to other fees prescribed in the code. In addition to the aforementioned fees, the Building Official may require additional charges for review required by changes, additions or revisions of approved plans or reports, and for services beyond the initial and second check due to changes, omissions or errors on the part of the applicant. The payment of said fees shall not exempt any person from compliance with any provisions of this code.

The fees specified in this subsection are separate fees from the permit fees specified in Section 107.5.

Fees for the review of grading plans submitted in connection with parcel maps, tract maps, conditional use permits or other permits required by Title 22 of the Los Angeles County Code, are set forth in Title 21, Section 21.44.065, Title 22, Chapter 22.250, and Title 32, Section 320.

(Ord. 2022-0029 § 25, 2022; Ord. 2008-0039 § 11, 2008; Ord. 2005-0033 § 19, 2005; Ord. 95-0066 § 8, 1995; Ord. 95-0065 § 3 (part), 1995.)

107.7 Landscape Permit Fees.

A landscape permit fee shall be paid to the Building Official as set forth in Table 1-D. For landscaping in excess of one acre, the Building Official shall receive sufficient payment to recover inspection costs to the County.

(Ord. 95-0065 § 3 (part), 1995.)

107.8 Plan Checking Fees for Landscaping.

In addition to the fees set forth in Items A through K below, for issuance of each inspection application receipt $37.33

A. For a site inspection not otherwise covered herein by a fee and which is regulated by the Los Angeles County Code $569.73

B. For inspection of any use, occupancy or change in use or occupancy: .....

Group R or U Occupancy $295.75

Occupancy groups other than R or U

Affected floor area:

Less than 5,000 ft^2 (464.5 m^2) $728.91

5,001—10,000 ft^2 (464.6 m^2—929 m^2) $877.20

10,001—100,000 ft^2 (929.1 m^2—9290.3 m^2) $1,458.33

Above 100,000 ft^2 (9290.3 m^2) $2,210.37

C. Reserved. .....

D. For inspection of the demolition of a building or structure (including sewage system termination) $221.09

E. For inspection or reinspection of Group A-5 structures, each $295.75

F. For inspection of structures or devices regulated by Chapter 66: .....

The first structure or device $221.09

Each additional structure or device $35.57

G. For application and investigation for relocation building permits as required by the Existing Building Code: .....

Floor area: Up to 2,500 ft^2 (232.2 m^2) $588.91

2,501 ft^2 (232.3 m^2) and above $1,178.03

H. For investigation and/or permit for trailer coaches as required by Chapter 69 .....$219.01

I. For inspection outside of normal business hours, per hour $132.74

J. For inspection for which no fee is specifically indicated, per hour $132.74

K. For inspection of barriers for swimming pools, spas and hot tubs $124.54

2. For search of office records and a single copy of microfilmed permit $4.04

For each hour responding to public records requests which do not reasonably describe identifiable records $46.46

3. For approval in concept review pursuant to the 1976 Coastal Act (Section 30,000 et seq., Public Resources Code) $176.19

4. For geotechnical site review and processing geology or engineering reports submitted pursuant to Sections 110, 111, 113, 1804, and Appendix J, Sections J104.3 and J104.4: .....

A. Geotechnical review of building plans and geotechnical reports .....

B. Geotechnical site inspections and Geotechnical report review PRIOR to building permit application .....

Geotechnical site review (to determine if geotechnical reports are Required $557.80

Geotechnical report and plan review prior to building permit application (per review) $1,105.13

C. Geotechnical review of grading plans .....

1 - 1,000 cubic yards $911.00

1,001 - 10,000 cubic yards $1,217.85

10,001 - 100,000 cubic yards $1,659.93

100,001 - 500,000 cubic yards $2,182.37

500,001+ cubic yards .....$2,182.37 + $136.37/100,000 cubic yards of additional grading

D. Geotechnical report for grading plan review (review of initial and two addenda reports) .....

1 - 1,000 cubic yards $1,909.32

1,001 - 10,000 cubic yards $2,863.16

10,001 - 100,000 cubic yards $3,476.02

100,001 - 500,000 cubic yards $4,770.93

500,001+ cubic yards .....$4,770.93 + $204.81/100,000 cubic yards of additional grading

Review of Geotechnical addenda beyond third review .....$228.55/hr.

5. For processing coastal engineering reports $524.20
6. For determining occupant load for purposes of parking requirements pursuant to Title 22 (Zoning Ordinance) $148.08
7. For reproduction of microfilmed plans (plus $4.04 for each sheet to be reproduced) $42.00
8. For assignment of addresses: .....

Effective July 1, 2023:

A. House number assignment base fee for subdivisions - first house number $770.91

Each additional house number $9.54

B. House number assignment base fee for non-subdivisions - first house number $833.64

Each additional house number $9.54

Each additional parcel $62.74

C. House number change base fee - first house number $906.34

Each additional house number $17.21

Each additional parcel $71.35

9.

For the initial filing fee $296.16

For each hour or fraction thereof, in excess of two $148.08

18. Preliminary plan review for conceptual approval, code .....

    Application/interpretation prior to submittal of permit application (two staff-hour minimum) $296.16

    (**Exception:** no fee for 15 minutes or less)

    Additional fee beyond minimum, per hour or fraction thereof $148.08

19. Review of drawings and data which are sufficient to determine nature and scope of work in lieu of submittal of plans and specifications as defined in Section 107.2 (including pedestrian protection, underground tanks, etc.) $110.75
20. Minimum plan check fee for plans to be "substandard" $203.67
21. Plan maintenance fee, 2% of building permit fee (based on valuation of work) .....

    Minimum $13.38

    Maximum $569.73

22. Investigation fee for work done without a required permit shall be equal to the permit fee, but not less than $455.45

    Exception: One or two family dwellings, when work is performed by owner-builder $227.73

23. Noncompliance fee, when person fails to comply with written order: .....

    Group R-3 occupancy $136.78

    All other occupancies $273.77

24. Request for hearing before Building Board of Appeals $581.45

    Exception: Regarding the unsafe condition of building or structure per Section 102.4.1. Regarding the initial determination as a welded steel moment frame building in a high earthquake damaged area. Regarding the initial determination as a pre-April 13, 1975 concrete tilt-up building. Regarding initial determination as an unreinforced masonry building (URM)/potentially earthquake hazardous building.

(Ord. 2019-0056 § 2, 2019; Ord. 2019-0040 § 1, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 2008-0011 § 2, 2008; Ord. 2007-0108 § 2 (part), 2007; Ord. 2004-0031 § 1, 2004; Ord. 2002-0076 § 36, 2002; Ord. 99-0040 § 5, 1999; Ord. 98-0020 §§ 9, 10, 1998; Ord. 98-0019 § 4, 1998; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.10 Exemption from Fees.*

Neither the Los Angeles County Development Authority, nor any public officer or body acting in an official capacity on behalf of the Los Angeles County Development Authority, shall pay or deposit any building fee. This Section does not apply where a public officer is acting with reference to private assets, which have come under such public officer's jurisdiction by virtue of their office. (See Section 107.19 for affordable housing exemption.)

$1,000	
$25,001 to and including $50,000	$637.44
plus for each additional $1,000 or fraction thereof in excess of $25,000	$17.53
$50,001 to and including $100,000	$1,082.63
plus for each additional $1,000 or fraction thereof in excess of $50,000	$13.27
More than $100,000	$1,743.09
plus for each additional $1,000 or fraction thereof	$9.02

* For additional issuance fee, see Section 107.1.

[1] The building permit fee specified in the table above shall be increased by a surcharge of 0.013 percent of the total valuation of a Group R Occupancy or by 0.028 percent of the total valuation of all other occupancies or $0.50, whichever amount is higher, pursuant to Section 2705, Chapter 8, Division 2 of the Public Resources Code of the State of California (State Strong-Motion Instrumentation Program). This surcharge shall not be included in the building permit fee for the purpose of determining the plan check fee.

[2] The permit fee specified in the table above shall be increased by 10 percent for all construction work required to comply with the rules and regulations adopted by the Energy Resources Conservation and Development Commission of the State of California. This increase in fee shall be included in the building permit fee for the purpose of determining the plan checking fee.

[3] The permit fee specified in the table above shall be increased by 5 percent for all construction work required to comply with Title 24, California Code of Regulations, Section 101, et seq., the State's disabled access and adaptability requirements. The increase in fee shall be included in the building permit for the purpose of determining the plan check fee.

(Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

TABLE 1-B GRADING PERMIT FEES*
(Based on Volume of Material Handled)

10,001—100,000 cubic yards (7,646.3—76455 m^3)	$2,150.95 plus $59.11/1,000 cubic yards (764.6 m^3) or fraction thereof in excess of 10,000 cubic yards (7645.5 m^3)
100,001 cubic yards (76456 m^3) or more	$7,473.14 plus $147.25/10,000 cubic yards (7645.5 m^3) or fraction thereof in excess of 100,000 cubic yards (76455 m^3)

(Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

TABLE 1-C GRADING PLAN CHECK FEES*

(Based on Volume of Material Handled)

1—1,000 cubic yards (1 m^3—764.6 m^3)	$387.53 plus $131.80/100 cubic yards (76.5 m^3) or fraction thereof in excess of 100 cubic yards (76.5 m^3)
1,001—10,000 cubic yards (765.3—7,645.5 m^3)	$1,577.07 plus $109.40/1,000 cubic yards (764.6 m^3) or fraction thereof in excess of 1,000 cubic yards (764.6 m^3)
10,001—100,000 cubic yards (7,646.3—76,455 m^3)	$2,561.08 plus $64.50/1,000 cubic yards (764.6 m^3) or fraction thereof in excess of 10,000 cubic yards (7,645.5 m^3)
100,001—500,000 cubic yards (76,456—382,275 m^3)	$8,383.00 plus $178.47/10,000 cubic yards (7645.5 m^3) or fraction thereof in excess of 100,000 cubic yards (76,455 m^3)
500,001 cubic yards (382278 m^3) or more	$15,518.91 plus $161.98/10,000 cubic yards (7645.5 m^3) or fraction thereof in excess of 500,000 cubic yards (382,275 m^3)

(Ord. 2016-0053 § 2, 2016; Ord. 95-0065 § 3 (part), 1995.)

30,001 ft^2 - 1 acre (2787.2 m^2 - 4046.9 m^2)	$939.52

(Ord. 2019-0056 § 2, 2019; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

TABLE 1-E LANDSCAPE PLAN CHECK FEES UP TO ONE ACRE*

(Based on Area to be Landscaped)

500 - 7,500 ft^2 (46.5 m^2 - 696.8 m^2)	$2,115.58
7,501 - 15,000 ft^2 (696.9 m^2 - 1393.5 m^2)	$2,284.61
15,001 - 30,000 ft^2 (1393.6 m^2 - 2787.1 m^2)	$2,454.27
30,001 ft^2 - 1 acre (2787.2 m^2 - 4046.9 m^2)	$2,794.40

(Ord. 2019-0056 § 2, 2019; Ord. 2004-0029 § 9, 2004; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

TABLE 1-F CODE ENFORCEMENT FEES*

SERVICE	FEE
1 - Investigation and Processing	$440.62
2 - Preparation of job specifications	$590.16
3 - Reserved	
4 - Contract cancellation	$307.68
5 - Contract performance inspection	$235.71

11 - Filing of Special Assessment	$298.55

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 2002-0076 § 58, 2002.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.11 Surrender of Permit.

If no portion of the work or construction covered by a permit issued by the Building Official under the provisions of this Code has been commenced, the person to whom such permit has been issued may deliver such permit to the Building Official with a request that such permit be canceled. The Building Official shall thereupon stamp or write on the face of such permit the words, "Canceled at the request of the Permittee." Thereupon such permit shall be null and void and of no effect.

(Ord. 95-0065 § 3 (part), 1995.)

107.12 Refunds.

In the event that any person shall have obtained a permit and no portion of the work or construction covered by such permit shall have been commenced, and such permit shall have been canceled either as provided for in Section 106.5.4 or Section 107.11, the permittee, upon presentation to said Building Official of a request therefor, in writing, shall be entitled to a refund in an amount equal to 80 percent of the fee actually paid for such permit.

When approved by the Building Official and upon verification of eligibility, a refund may be processed provided the request has been submitted no later than one year after the expiration date of the permit.

No portion of the plan checking fee shall be refunded, unless no review has been performed on a set of plans, in which case 80 percent of the plan checking fee shall be refunded.

(Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 98-0020 § 11, 1998; Ord. 95-0065 § 3 (part), 1995.)

107.13 Investigation Fee for Work without Permit.*

Whenever any work has been commenced without a permit as required by the provisions of Section 106.1 of this Code, a special investigation shall be made prior to the issuance of the permit. An investigation fee shall be collected for each permit so investigated. The investigation fee shall be equal to and in addition to the permit fees specified in Sections 107.1, 107.5, and 107.7, but in no event shall the investigation fee be less than $455.45.

EXCEPTION: The investigation fee shall be $227.73 when the Building Official has determined that the owner-builder of a one- or two-family dwelling, accessory building or accessory structure had no knowledge that a permit was necessary and had not previously applied for a permit from the Building and Safety Division of the County of Los Angeles.

The payment of the investigation fee shall not exempt any person from compliance with all other provisions of this code nor from any penalty prescribed by law.

(Ord. 2013-0048 § 2, 2013; Ord. 2002-0076 § 37, 2002; Ord. 95-0065 § 3 (part), 1995.)

with an order. The amount of the noncompliance fee shall be $136.78 per building for Group R-3 Occupancies and $273.77 per building for all other occupancies, and shall be in addition to the fees specified elsewhere in this code.

(Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.15 Preliminary Review Fees.*

Upon payment of a preliminary review fee of $296.16, an applicant may have a building, structure, or other project reviewed by the Building Official prior to submittal of a permit application. Such fee entitles the applicant to two staff hours of review, which may be of any combination of building and specialty Code requirements. An additional fee of $148.08 per hour shall be charged for each hour or portion thereof in excess of two hours. All charges must be paid at the conclusion of any such meeting and before any written findings are issued.

Exception: No fee shall be charged for a preliminary review by one staff member which does not exceed 15 minutes.

(Ord. 2019-0056 § 2, 2019; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.16 Plan Maintenance Fee.*

Before issuing a building permit, the Building Official shall collect a plan maintenance fee for all building plans which are required to be retained by Section 19850 of the Health and Safety Code.

The amount of the plan maintenance fee shall be 2 percent of the building permit fee as set forth in Table 1-A provided, however, that the minimum fee shall be $13.38 and the maximum fee shall be $569.73. A plan maintenance fee shall be collected for each separate plan to be retained by the Building Official.

EXCEPTIONS:

1. Single or multiple dwellings not more than two stories and basement in height.
2. Garages and other structures appurtenant to buildings specified in Exception No. 1, above.
3. Farm or ranch buildings appurtenant to buildings specified in Exception No. 1, above.
4. Any one-story building where the span between bearing walls does not exceed 25 feet (7620 mm), except a steel frame or concrete building.

(Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

107.17 Annual Review of Fees.

107.18.1 General.

The fees established by Section 107 for building permits and for plan checking shall be modified for "Factory-built Housing" as set forth in this Section.

(Ord. 2019-0056 § 2, 2019; Ord. 95-0065 § 3 (part), 1995.)

107.18.2 Definitions.

For the purpose of this Section, certain terms are defined as follows:

FACTORY-BUILT HOUSING shall mean structures which meet all of the following criteria: (1) fabricated at an off-site location under the inspection of the State for which the state inspection agency has attested to compliance with the applicable State laws and regulations by the issuance of an insignia; (2) bearing the State insignia and which have not been modified since fabrication in a manner that would void the State approval; and (3) for which the County of Los Angeles has been relieved by statute of the responsibility for the enforcement of laws and regulations of the State of California or the County of Los Angeles.

UNIT shall mean a single factory-assembled component of the factory-built housing brought to the jobsite for connection to the foundation and/or connection to other units of the structure.

(Ord. 2019-0056 § 2, 2019; Ord. 95-0065 § 3 (part), 1995.)

107.18.3 Building permit fees.

A fee for each building permit shall be paid to the Building Official. The Building Official shall determine the estimated valuation in all cases and for such purpose the Building Official shall be guided by accepted estimating practices.

The building permit fee shall be established by determining the total number of units to be assembled at the jobsite to construct the building defined as factory-built housing and multiplying the building permit fee established in Table No. 1-A for the estimated valuation by the percentage listed below:

Job Assembled Units	Percentage of Table 1-A Fee
1—3	60
4—7	75
8 or more	90

(Ord. 95-0065 § 3 (part), 1995.)

107.18.4 Plan checking fees.

A plan checking fee shall be paid to the Building Official at the time of submitting plans and specifications for the proposed work. The plan checking fee shall be 80 percent of the building permit fee established by this Section.

To be eligible for this exemption, the nonprofit organization shall present a certificate issued by the Community Development Commission that such dwelling units qualify as housing for lower-income or very-low-income households and that the nonprofit organization is receiving a subsidy from Community Development Block Grant Funds or other public funding sources. This exemption shall not be granted when the subject dwelling units for lower- and/or very-low-income households are being constructed as a condition of approval by any other agency.

For the purposes of this Section only, certain terms are defined as follows:

BUILDING FEE shall include plan check, permit, and inspection fees required by Titles 26, 27, 28, 29, 30, 31 and 33 of the Los Angeles County Code.

LOWER-INCOME HOUSEHOLDS shall be as defined in Section 50079.5 of the Health and Safety Code.

NONPROFIT ORGANIZATION is a corporation organized under the Nonprofit Public Benefit Corporation Law of the State of California (Corporations Code Section 5120 et seq.) and which qualifies as an exempt organization under Section 501(c)(3) of the Internal Revenue Code of 1986 or the corresponding provision of any future United States internal revenue law. A corporation or body organized for the private gain of any person shall not be deemed to be a nonprofit organization.

VERY LOW-INCOME HOUSEHOLDS shall be as defined in Section 50105 of the Health and Safety Code.

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 95-0065 § 3 (part), 1995.)

SECTION 108 - INSPECTIONS

108.1 General.

All construction or work for which a building permit is required shall be subject to inspection by the Building Official and all such construction or work shall remain accessible and exposed for inspection purposes until approved by the Building Official. In addition, certain types of construction shall have continuous inspection as specified in Chapter 17.

Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this Code or of other laws. Inspections presuming to give authority to violate or cancel the provisions of this Code or of other laws shall not be valid.

It shall be the duty of the permit holder to cause the work to remain accessible and exposed for inspection purposes. Neither the Building Official nor the jurisdiction shall be liable for expense entailed in the removal or replacement of any material required to allow inspection.

A survey of the lot may be required by the Building Official to verify compliance of the structure with approved plans.

A site inspection may be required prior to plan check of building plans when the Building Official finds that a visual inspection of the site is necessary to establish drainage and/or grading requirements for the protection of property, existing buildings, or the proposed construction. The fee for such inspection shall be as set forth in Section 107.9. When approved by the Building Official, such a preinspection shall not be required for a building pad previously graded under the provisions of Appendix J.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 38, 2002; Ord. 95-0065 § 3 (part), 1995.)

108.2 Inspection Record Card.

permit holder's agent wherein the same fails to comply with this Code. Any portions which do not comply shall be corrected and such portion shall not be covered or concealed until authorized by the Building Official.

There shall be a final inspection and approval on all buildings when completed and ready for occupancy.

(Ord. 95-0065 § 3 (part), 1995.)

108.4 Required Inspections.

108.4.1 General.

Reinforcing steel or structural framework of any part of any building or structure shall not be covered or concealed without first obtaining the approval of the Building Official.

Excavation and foundation reinforcement shall not be covered or concealed without first obtaining the approval of the Building Official.

Upon notification from the permit holder or the permit holder's agent, the Building Official shall make the inspections as set forth in Sections 108.4.2 through 108.4.8.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2002-0076 § 39, 2002; Ord. 95-0065 § 3 (part), 1995.)

108.4.2 Foundation inspection.

Inspection shall be made after excavations for footings is complete and any required reinforcing steel is in place. For concrete foundations, any required forms shall be in place prior to inspection. All materials for the foundation shall be on the job site; however, where concrete is ready mixed in accordance with approved nationally recognized standards, the concrete need not be on the job site. Where the foundation is to be constructed of approved treated wood, additional inspections may be required by the Building Official.

(Ord. 2002-0076 § 40, 2002; Ord. 95-0065 § 3 (part), 1995.)

108.4.3 Concrete slab or under-floor inspection.

Inspection shall be made after all in-slab or under-floor reinforcing steel, building service equipment, conduit, piping accessories and other ancillary equipment items are installed but before any concrete is poured or floor sheathing installed, including the subfloor.

(Ord. 2002-0076 § 41, 2002; Ord. 95-0065 § 3 (part), 1995.)

108.4.4 Frame inspection.

Inspection shall be made after the roof, roof deck or sheathing, all framing, braced walls, fire blocking and bracing are in place and all conduits, plumbing pipes, chimneys and vents to be concealed are complete and the rough electrical, plumbing, and heating wires, conduits, plumbing pipes, and ducts are approved.

(Ord. 2016-0053 § 2, 2016; Ord. 2002-0076 § 42, 2002; Ord. 95-0065 § 3 (part), 1995.)

108.4.5 Lath inspection and/or gypsum board.

Inspections shall be made after the insulation, fenestration, duct installation, and mechanical and plumbing equipment has been installed, but prior to any of said elements being concealed.

(Ord. 2016-0053 § 2, 2016.)

108.4.8 Final inspection.

Inspection shall be made after finish grading and the building is completed and ready for occupancy.

(Ord. 2016-0053 § 2, 2016; Ord. 2002-0076 § 44, 2002; Ord. 95-0065 § 3 (part), 1995.)

108.5 Other Inspections.

In addition to the called inspections specified above, the Building Official may make or require any other inspections of any construction work to ascertain compliance with the provisions of this Code and other laws which are enforced by the building department.

For the purpose of determining compliance with Section 3403.8, the Building Official may cause any structure to be reinspected.

(Ord. 95-0065 § 3 (part), 1995.)

108.6 Special Inspector.

Before commencing duties, the special inspector shall be examined and shall obtain a certificate of registration from the Building Official. As to the written portion of the required examination, the Building Official may administer a written examination or the Building Official may require that a special inspector applicant successfully complete an examination administered by the International Code Council (ICC). Applications shall be made in writing and shall be accompanied by a fee of $330.70. When the Building Official requires the ICC Certificate in lieu of administering a written examination, the application shall be accompanied by proof of the required Certificate and a fee of $205.43. A separate application and a separate fee shall be required for each type of work, and shall be valid for one year from the application submission date. Requests for refunds shall be made within 30 days of expiration of the application, only for applicants who did not take the exam. Applicants failing to pass an examination shall be ineligible for re-examination for a period of 30 days. Applicants failing to pass an examination for a second time shall be ineligible for re-examination for a period of 180 days, at which time a new application and fee shall accompany the request for re-examination. Unless sooner revoked, certificates of registration for special inspectors shall expire biennially on June 30, and must be renewed by payment of biennial renewal fee of $136.78. Registrations issued from January 1 through June 30 in renewal years shall be valid through June 30 of the successive biennial period.

Upon evidence, satisfactory to the Building Official, of the failure of a special inspector to perform properly and effectively the duties of said office, the Building Official may revoke, suspend or refuse to renew any certificate of registration. Prior to such action, the holder shall be given an opportunity to appear before the Building Official and be heard.

For special inspections, see Chapter 17.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

Editor's note: Fee changes in this section were made by the Director of Public Works due to increases in the Consumer Price Index and are effective July 1, 2023.

No person shall own, use, occupy or maintain any structure on which "Non-inspected Work" has been performed.

For the purposes of this Code, "Non-inspected Work" shall be defined as any erection, construction, enlargement, alteration, repair, movement, improvement, removal, connection, conversion, demolition or equipping, for which a permit was first obtained, pursuant to Section 106.1 supra, but which has progressed beyond the point indicated in successive inspections, including but not limited to inspections set forth in Section 108.4, 108.5 and Chapter 17, without first obtaining inspection and approval of the Building Official.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0066 § 9, 1995.)

108.9 Reinspections.

An inspection fee may be assessed for reinspection, as determined by the Building Official, for any of the following reasons:

1. The portion of work for which inspection is requested is not complete;
2. Corrections given by the Building Official are not completed;
3. There is inadequate work site access preventing inspection;
4. The inspection record card is not posted or otherwise available on the work site;
5. The approved plans are not available for the inspector;
6. Work has deviated from the approved plans and has not been approved by the Building Official.

This Section is not to be interpreted as requiring additional hourly inspection fees the first time a job is rejected for failure to comply with the requirements of this Code.

To obtain reinspection, the applicant shall pay the hourly inspection fee in advance, as provided in Section 107.9.

(Ord. 2016-0053 § 2, 2016.)

SECTION 109 - USE AND OCCUPANCY

109.1 General.

No building or structure or portion thereof shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the Building Official has approved the building or structure or portion thereof for such use or occupancy as evidenced by the issuance of a certificate of occupancy or a temporary certificate of occupancy. A building of Group R-1, R-2, R-2.1, R-3, R-3.1, or R-4. Occupancy, if erected on a site where grading has been performed without a grading permit or pursuant to a grading permit issued under provisions of this Code, shall not be occupied, nor shall gas or electric utilities be connected thereto, unless the grading has been completed in accordance with Appendix J or the Building Official has found, should the grading not be so completed, that the site conditions will pose no hazard to health, safety or welfare of occupants and/or occupants of adjacent properties, and that a temporary certificate of occupancy has been issued.

Approval of a building or structure for use or occupancy (including, but not limited to, final inspection approval and/or issuance of a certificate of occupancy or temporary certificate of occupancy) shall not be construed as approval of a violation of the provisions of this Code or of other laws and regulations. Approvals presuming to give authority to violate or cancel the provisions of this Code or of other laws or regulations are not valid. The Building Official may, in writing, suspend or revoke any such approvals or certificates whenever the Building Official determines that the approval or certificate was issued in error, or on the basis of incorrect

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

109.3 Certificate Issued.

When the building or structure has passed final inspection, and when the building or structure complies with the applicable laws and regulations, and the required fees have been paid, the Building Official shall issue a certificate of occupancy which shall contain the following:

1. The building or miscellaneous permit number.
2. The address of the building or structure.
3. The name and address of the owner.
4. A description of that portion of the building for which the certificate is issued.
5. A statement that the described portion of the building complies with the requirements of this Code for group and division of occupancy and the use for which the proposed occupancy is classified.
6. The name of the Building Official.

(Ord. 2016-0053 § 2, 2016; Ord. 95-0065 § 3 (part), 1995.)

109.4 Temporary Certificate.

If the Building Official finds that no substantial hazard will result from occupancy of any building or portion thereof before the same is completed, the Building Official may issue a temporary certificate of occupancy for the use of a portion or portions of a building or structure prior to the completion of the entire building or structure. A request for issuance of a temporary certificate of occupancy must be made in writing.

Such temporary certificate of occupancy shall be valid for a period not to exceed three months. Upon request of the owner or permittee the Building Official may, in writing, extend the temporary certificate of occupancy when it is determined that the circumstances so warrant. After the expiration of a temporary certificate of occupancy and any extension(s) thereof, the building or structure shall not be used or occupied until the Building Official has approved the building for such use or occupancy.

(Ord. 2016-0053 § 2, 2016; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

109.5 Posting.

The certificate of occupancy shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

EXCEPTION: Group R-3, and Group U Occupancies.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

109.5.1 Live loads posted.

A durable sign that indicates the "live load" shall be required in commercial or industrial buildings where the floor or roof or portion thereof is or has been designed with a live load that exceeds 50 psf. The live load sign shall be posted on that part of each story or roof to which it applies, in a conspicuous place. The live load sign shall be posted as a condition precedent to the issuance of a certificate of occupancy. It shall be unlawful to remove or deface any such sign.

of Section 110.1.2, this prohibition shall not apply when provision is made to eliminate such hazard to the satisfaction of the Building Official by providing adequate drainage facilities by protective walls, suitable fill, raising the floor level of the building, a combination of these methods, or by other means. The Building Official, in the application of this Section for buildings, structures, and grading located in whole or in part in flood hazard areas, shall enforce, as a minimum, the current Federal Flood Plain Management Regulations defined in Title 44, Code of Federal Regulations, Section 60.3, and may require the applicant or property owner to provide the following information and/or comply with the following provisions:

1. Delineation of flood hazard areas, floodway boundaries and flood zones, and the design flood elevation, as appropriate;
2. The elevation of the proposed lowest floor, including basement, in flood hazard areas (A Zones), and the height of the proposed lowest floor, including basement, above the highest adjacent grade;
3. The elevation of the bottom of the lowest horizontal structural member in coastal high hazard areas (V Zone);
4. If the design flood elevations are not included on the community's Flood Insurance Rate Map (FIRM), then the applicant shall obtain and reasonably utilize any design flood elevation and floodway data available from other sources, as approved by the Building Official; and
5. During construction, upon placement of the lowest floor, including basement, and prior to further vertical construction, the permittee shall provide to the Building Official documentation, prepared and sealed by a registered design professional, certifying the elevation of the lowest floor, including basement.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 95-0065 § 3 (part), 1995.)

* **Editor's note:** Volume 5 of the Los Angeles County Code contains the Flood Control District Code.

110.1.2

Portions of the unincorporated territory of the County of Los Angeles subject to severe flood hazard by reason of inundation, overflow, erosion or deposition of debris are established as floodways by Chapter 11.60 of Title 11 of the Los Angeles County Code. Whenever, in such ordinance establishing floodways, reference is made to any floodway, it shall be construed to mean a floodway referred to in this Section. A person shall not perform work for which a building or grading permit is required within the boundaries of an established floodway if such work increases the flood hazard to adjacent properties by either increasing the capital flood water surface elevation, deflecting flows or increasing bank erosion. Such work may be performed within an established floodway, and a building or grading permit therefor may be issued, where provisions are made to the satisfaction of the Building Official to avoid such an increase in the flood hazard.

(Ord. 95-0065 § 3 (part), 1995.)

110.2 Geotechnical Hazards.

110.2.1

No building or grading permit shall be issued under the provisions of this section when the Building Official finds that property outside the site of the proposed work could be damaged by activation or acceleration of a geotechnically hazardous condition and such activation or acceleration could be attributed to the proposed work on, or change in use of, the site for which the permit is

(part), 1995.)

110.2.3

Subject to the conditions of Subsection 110.2.1, permits may be issued in the following cases.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

110.2.3.1

When the applicant has submitted an engineering geology and/or soils engineering report or reports complying with the provisions of Section 111 such that said reports show to the satisfaction of the Building Official that the hazard will be eliminated prior to the use or occupancy of the land or structures.

(Ord. 2010-0053 § 2, 2010; Ord. 2002-0076 § 48, 2002; Ord. 95-0065 § 3 (part), 1995.)

110.2.3.2

When the applicant has submitted an engineering geology and/or soils engineering report or reports that comply with the provisions of Section 111, and that demonstrate, to the satisfaction of the Building Official, that the site is safe for the intended use.

(Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

110.2.3.3

When the proposed work involves the alteration or repair of existing structures and the cost of such alteration or repair does not exceed 25 percent of the current market value of the existing structure, such value to be based on assumed continuation of the established legal use. Before a permit may be issued pursuant to this section, the owner shall do all of the following:

1. If required by the Building Official, submit an engineering geology and/or soils engineering report or reports that contain(s), at a minimum, a qualitative and/or conditional finding that the proposed work complies with the provisions of Section 110.2.1.
2. Record in the office of the Department of Registrar-Recorder, a statement that the owner is aware that the records of the Building Official indicate that the property is potentially subject to hazard from landslide, settlement, or slippage.
3. Record in the office of the Department of Registrar-Recorder, an agreement relieving the County and all officers and employees thereof of any liability for any damage or loss which may result from issuance of such a permit. This agreement shall provide that it is binding on all successors in interest of the owner and shall continue in effect until the Building Official records in the office of the Department of Registrar-Recorder a statement that the Building Official has determined that such hazard from landslide, settlement or slippage no longer exists. The repair work shall consist of restoring the original construction. The Building Official may require that provisions be made in anticipation of future settlement. For the purposes of this Section 110.2.3.3, "alteration" does not include an addition or additions.

(Ord. 2016-0053 § 2, 2016; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 49, 2002; Ord. 95-0065 § 3 (part), 1995.)

110.2.3.4

agreement shall provide that it is binding on all successors in interest of the owner and shall continue in effect until the Building Official records in the office of the Department of Registrar-Recorder a statement that the Building Official has determined that a hazard from landslide, settlement, or slippage no longer exists.

This Section shall not apply to structures constructed after July 6, 1968.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 50, 2002; Ord. 95-0065 § 3 (part), 1995.)

110.2.3.5

When the proposed work involves the repair of a single-family residence or accessory structures where the cost of such repair exceeds 25 percent of the current market value of the existing building.

The scope of the repair work shall be subject to the approval of the Building Official. Before a permit may be issued pursuant to this Section, the owner shall do all of the following:

1. Submit an engineering geology and/or soils engineering report or reports that contain(s), at a minimum, a qualitative and/or conditional finding that the proposed work complies with the provisions of Section 110.2.1.
2. Record in the office of the Department of Registrar-Recorder a statement by the owner acknowledging that the records of the Building Official indicate that the property is potentially subject to hazard from landslide, settlement, or slippage.
3. Record in the office of the Department of Registrar-Recorder an agreement relieving the County and all officers and employees thereof of any liability for any damage or loss which may result from issuance of such a permit. This agreement shall provide that it is binding on all successors in interest of the owner and shall continue in effect until the Building Official records in the office of the Department of Registrar-Recorder a statement that the Building Official has determined that such hazard from landslide, settlement, or slippage no longer exists.

(Ord. 2019-0056 § 2, 2019; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

110.2.3.6

When the proposed work involves the replacement of structures destroyed by causes other than landslide, settlement, or slippage, and the permit applicant was the owner of the property at the time of the loss, their immediate heir(s), or their authorized representative, and the application for a permit under this Section is filed no later than ten (10) years following the date of the loss.

The replacement structure(s) shall not exceed the area, number of stories, load, or number of fixtures and bedrooms of the structure that was destroyed. No change in occupancy type shall be permitted. Before a permit may be issued pursuant to this Section, the owner shall do all of the following:

1. Demonstrate, to the satisfaction of the Building Official, that the replacement structure and/or the associated private sewage disposal system (if any) and/or the replacement landscaping (if any) will not result in a greater amount of groundwater infiltration than occurred under the original condition.
2. Submit an engineering geology and/or soils engineering report or reports that contain, at a minimum, a qualitative and/or conditional finding that the proposed work complies with the provisions of Section 110.2.1, and that contain recommendations for enhancing the stability of the site.
3.

When the proposed work involves a one-story, detached, light-framed structure not intended or used for human occupancy, such as a garage, carport, patio cover, deck or storage shed, accessory to a single-family residence not exceeding 400 square feet (37.2 m^2) in gross floor area nor 12 feet (3.69 m) in height. Before a permit may be issued pursuant to this Section, the owner shall do all of the following:

1. If required by the Building Official, submit an engineering geology and/or soils engineering report or reports that contain(s), at a minimum, a qualitative and/or conditional finding that the proposed work complies with the provisions of Section 110.2.1.
2. Record in the office of the Department of Registrar-Recorder a statement by the owner acknowledging that the owner is aware that the records of the Building Official indicate that the property is potentially subject to hazard from landslide, settlement, or slippage.
3. Record in the office of the Department of Registrar-Recorder an agreement relieving the County and all officers and employees thereof of any liability for any damage or loss which may result from issuance of such a permit. This agreement shall provide that it is binding on all successors in interest of the owner and shall continue in effect until the Building Official records in the office of the Department of Registrar-Recorder a statement that the Building Official has determined that such hazard from landslide, settlement, or slippage no longer exists.

(Ord. 2019-0056 § 2, 2019; Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 98-0020 § 13 (part), 1998.)

110.2.3.8

When the Building Official determines that the hazard from landslide, settlement, or slippage is based solely on the fact that the area has been identified as a potentially liquefiable area in a seismic hazard zone (pursuant to Public Resources Code Section 2690 et seq.) and a foundation investigation is performed in connection with the work in accordance with Section 1803.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 52, 2002; Ord. 98-0020 § 13 (part), 1998; Ord. 95-0065 § 3 (part), 1995.)

110.2.3.9

Notwithstanding any other provisions of this Section, the Building Official may, at his or her discretion, deny a permit for any building, structure, or grading subject to hazard from landslide, settlement, or slippage, which cannot be mitigated and may endanger the health or safety of the occupants, adjoining property, or the public.

(Ord. 2010-0053 § 2, 2010; Ord. 2007-0108 § 2 (part), 2007.)

110.2.3.10

When the proposed work involves the repair and restoration of a slope. Before a permit may be issued pursuant to this Section, the owner shall submit an engineering geology and/or soils engineering report or reports that contain(s) the following:

1. A description and analysis of the existing conditions, including the cause or causes of the failed slope.
2. Recommendations for the repair of the failed slope.

building.

2. Ground mount photovoltaic solar systems.
3. Recovering and reroofings.
4. New and replacement mechanical and plumbing equipment.
5. Window change-outs.
6. Similar work as determined by the Building Official.

(Ord. 2016-0053 § 2, 2016.)

110.3 Fills Containing Decomposable Material.

Permits shall not be issued for new buildings or enclosed structures, additions, or conversions of a building or structure to habitable or occupiable space regulated by this Code within 1,000 feet (304.8 m) of fills containing rubbish or other decomposable material unless the fill is isolated by approved natural or artificial protective systems or unless designed according to the recommendation contained in a report prepared by a registered design professional, such as a licensed civil engineer or a licensed petroleum engineer. Such report shall contain a description of the investigation, study, and recommendation to minimize the possible intrusion, and to prevent the accumulation of explosive concentrations of decomposition gases within or under enclosed portions of such building or structure. At the time of the final inspection, the registered design professional shall furnish a signed statement attesting that the building or structure has been constructed in accordance with the design professional's recommendations as to decomposition gases required herein.

Exception: When approved by the Building Official, mitigation of decomposition gases shall not be required for additions to single-family dwellings not exceeding 400 square feet (37.2 m^2) in gross floor area and/or alterations to single-family dwellings.

(Ord. 2019-0056 § 2, 2019; Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

110.4 Methane Gas Hazards.

Permits shall not be issued for new buildings or enclosed structures, additions, or conversions of a building or structure to habitable or occupiable space regulated by this Code on, adjacent to, or within 300 feet (91.44 m) of active, abandoned or idle oil or gas well(s) unless designed according to recommendations contained in a report prepared by a registered design professional, such as a licensed civil engineer or a licensed petroleum engineer, to evaluate whether such wells are being properly operated or maintained, or are abandoned. No permits shall be issued until documentation of proper operation, maintenance, abandonment, or reabandonment is submitted to and approved by the Building Official.

Exceptions:

1. When approved by the Building Official, mitigation of methane gas hazards shall not be required for additions or alterations to existing buildings or structures located no closer than 200 feet (60.96 m) to active, abandoned, or idle oil or gas well(s).
2. Grading permits may be issued when the proposed work is necessary to mitigate the methane gas hazard.

As used in this Section, "well" shall mean any well as defined by Section 3008 of the California Public Resources Code.

engineer's recommendations to address the contaminated soil conditions.

As used in this Section, "contaminated soil" shall mean contaminated soil as defined by Title 14 of California Code Regulation Section 17361(b). "Contaminated soil" shall also include soil containing harmful concentrations of any additional organic or inorganic compounds that the Building Official determines to be hazardous or potentially hazardous.

(Ord. 2019-0056 § 2, 2019.)

110.6 Conditional Use.

Work required by this Section as a condition for the use of the site shall be performed prior to the connection of the utilities or occupancy of the building.

(Ord. 2019-0056 § 2, 2019; Ord. 95-0065 § 3 (part), 1995.)

SECTION 111 - ENGINEERING GEOLOGY AND SOILS ENGINEERING REPORTS

The Building Official may require an engineering geology or soils engineering report, or both, where in the Building Official's opinion, such reports are essential for the evaluation of the safety of the site. The engineering geology or soils engineering report or both shall contain a finding regarding the safety of the site of the proposed work against hazard from landslide, settlement or slippage and a finding regarding the effect that the proposed work will have on the geotechnical stability of the area outside of the proposed work. Any engineering geology report shall be prepared by a certified engineering geologist licensed in the State of California. Any soils engineering report shall be prepared by a civil engineer licensed in the State of California, experienced in the field of soil mechanics, or a geotechnical engineer licensed in the State of California. When both an engineering geology and soils engineering report are required for the evaluation of the safety of a building site, the two reports shall be coordinated before submission to the Building Official.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 53, 2002; Ord. 95-0065 § 3 (part), 1995.)

SECTION 112 - EARTHQUAKE FAULT MAPS

Earthquake Fault Zone Maps within the County of Los Angeles prepared under Sections 2622 and 2623 of the California Public Resources Code, which show traces of earthquake faults, are hereby declared to be, on the date of official issue, a part of this Code, and may be referred to elsewhere in this Code. Earthquake Fault Zone Maps revised under the above sections of the California Public Resources Code shall, on the date of their official issue, supersede previously issued maps, which they replace.

Copies of each of the above maps shall be available for examination by the public at the Department of Public Works, Department of Regional Planning and the Executive Office of the Board of Supervisors.

(Ord. 2019-0056 § 2, 2019; Ord. 2002-0076 § 54, 2002; Ord. 95-0065 § 3 (part), 1995.)

SECTION 113 - EARTHQUAKE FAULTS

113.1 General.

The construction of a building or structure near a known active earthquake fault and regulated by this Code shall be permitted as set forth in this Section.

Engineers, Land Surveyors, and Geologists to practice geology in California.

(Ord. 2019-0056 § 2, 2019; Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

113.4 Known Active Earthquake Faults.

For the purpose of this Section, known active earthquake faults are those faults which have had displacement within Holocene time (approximately the last 11,000 years) as defined in the most current issue of Special Publication 42 of the California Geological Survey.

(Ord. 2007-0108 § 2 (part), 2007; Ord. 95-0065 § 3 (part), 1995.)

113.5 Construction Limitations.

No building or structure shall be constructed over or upon the trace of a known active earthquake fault which is shown on maps maintained by the Building Official. These maps include, but are not limited to, earthquake fault zone maps prepared under Sections 2622 and 2623 of the California Public Resources Code.

The absence of a known active earthquake fault trace at the proposed building location shall be determined by a professional geologist licensed in the State of California in the following cases:

1. When the proposed building is within (50) feet (15.24 m) of that line designated by the Building Official as the assumed location of a known active earthquake fault on the aforementioned maps.
2. When the proposed building is within 50 feet (15.24 m) of the most probable ground location of the trace of a known active earthquake fault shown on the aforementioned maps.

In these cases the Building Official may require the excavation of a trench, for the purpose of determining the existence of an active earthquake fault. Such a trench will be required if a lack of distinguishable fault features in the vicinity prevents the Building Official from determining by a site examination, review of available aerial photographs, or by other means that the fault trace does not underlie the proposed building. The trench shall be approximately perpendicular to the most probable direction of the fault trace, at least 1-1/2 feet (0.15 m) wide, and at least five feet in depth measured from natural grade, or to a depth satisfactory to the Building Official.

The trench must be accessible for mapping and inspection by the Building Official, when requested, and meet the requirements of Title 8 of the California Code of Regulations, Construction Safety Orders. The trench need not extend further than the full width of the proposed structure plus 5 feet (1.52 m) beyond the traversed exterior walls. A known active earthquake fault shall be presumed nonexistent if an exposure is not found by the professional geologist in the walls or floor of the trench.

The Building Official may require a more extensive investigation by a professional geologist as evidence to the absence of a known active earthquake fault prior to the issuance of a permit for Groups A, E, I, H and R, Division 1 Occupancies and B, F, M and S Occupancies over one story in height.

The results of the investigation, conclusions and recommendations shall be presented in a geology report prepared by a professional geologist as defined by Section 113.3. The report shall comply with the guidelines presented in Note 49 prepared by the California Department of Conservation, Geological Survey.

from a known active earthquake fault. The owner shall also record in the office of the Department of Registrar-Recorder an agreement relieving the County and all officers and employees thereof of any liability for any damage or loss which may result from the issuance of such a permit. This agreement shall provide that it is binding on all successors in interest of the owner and shall continue in effect until the Building Official records in the office of the Department of Registrar-Recorder a statement that the Building Official has determined that a hazard from a known active earthquake fault no longer exists.

EXCEPTION: The provisions of this Section do not apply to:

1. One-story, detached light-frame buildings not intended or used for human occupancy and not exceeding 1,000 square feet (92.9 m^2) in gross floor area or 12 feet (3.66 m) in building height.
2. Alterations or repairs to an existing building provided that the aggregate value of such work within any 12-month period does not exceed 50 percent of the current market value of the existing building. For the purposes of this Section 113.5, "alteration" does not include an addition or additions.
3. Swimming pools, retaining walls, fences and minor work of a similar nature.

(Ord. 2016-0053 § 2, 2016; Ord. 2013-0048 § 2, 2013; Ord. 2007-0108 § 2 (part), 2007; Ord. 2002-0076 § 55, 2002; Ord. 95-0065 § 3 (part), 1995.)

113.6 Maps of Active Faults.

The Department of Public Works shall maintain maps available to the public showing the location of known active earthquake faults. In the absence of additional information, the location of known active earthquake faults shall be as shown on Earthquake fault zone maps as required by Section 112.

(Ord. 2002-0076 § 56, 2002; Ord. 95-0065 § 3 (part), 1995.)

113.7 Earthquake Fault Zones.

Work within the earthquake fault zones established under Sections 2622 and 2623 of the California Public Resources Code shall comply with State laws, policies, criteria, rules and regulations applicable to such work. Fees established by Chapter 7.5 of Division 2 of the California Public Resources Code shall be collected and disbursed as required by State law.

In addition to the State regulations, the provisions of this Section shall apply when geologic investigations, mapping, aerial photographs, other acceptable data or Earthquake Fault Zone Maps show the location of a known active earthquake fault as defined by Section 113.4.

(Ord. 2002-0076 § 57, 2002; Ord. 95-0065 § 3 (part), 1995.)

114 through 118 are hereby reserved.

(Ord. 2007-0108 § 2 (part), 2007.)

SECTION 119 - APPLICATION OF STATE AGENCIES

Following is a list of the state agencies that adopt building standards, the specific scope of application of the agency responsible for enforcement, and the specific statutory authority of each agency to adopt and enforce such building standards, unless otherwise stated.

SECTION 701A - SCOPE, PURPOSE AND APPLICATION

701A.1 Scope.

This Chapter applies to building materials, systems, and/or assemblies used in the exterior design and construction of new buildings, and to additions, alterations, or repairs made to existing buildings, erected, constructed, or moved within a Wildland-Urban Interface (WUI) Fire Area as defined in Section 702A.

(Ord. 2022-0051 § 3, 2022.)

701A.3 Application.

New buildings, and any additions, alterations, or repairs made to existing buildings located in or moved within any Fire Hazard Severity Zone or any Wildland-Urban Interface (WUI) Fire Area designated by the Los Angeles County Fire Department, that is constructed after the application date shall comply with the provisions of this Chapter (see Section 701A.3.1). This shall include all new buildings, and any additions, alterations, or repairs made to existing buildings, with residential, commercial, educational, institutional or similar occupancy type use, which shall be referred to in this chapter as "applicable building(s)" (see definition in Section 702A), as well as new buildings and structures, and any additions, alterations, or repairs made to existing buildings accessory to those applicable buildings (see Exceptions 1 and 4).

Exceptions:

. . .

4. Accessory buildings and miscellaneous structures, including additions, alterations, or repairs, as specified in Section 710A shall comply only with the requirements of that Section.
5. Reserved.

(Ord. 2022-0051 § 4, 2022.)

701A.3.1 Application date and where required.

New buildings for which an application for a building permit is submitted on or after July 1, 2008, and any additions, alterations, or repairs made to existing buildings for which an application for a building permit is submitted on or after January 1, 2023, located in any Fire Hazard Severity Zone or Wildland-Urban Interface Fire Area shall comply with all sections of this Chapter, including all of the following areas:

. . .

Exceptions:

1. Buildings located in any Fire Hazard Severity Zone within State Responsibility Areas, for which an application for a building permit is submitted on or after January 1, 2008, shall comply with all sections of this Chapter.
2.

1. Building permit issuance. The Building Official shall, prior to construction, provide the owner or applicant a certification that the building as proposed to be built complies with all applicable state and local building standards, including those for materials and construction methods for wildfire exposure as described in this Chapter. Issuance of a building permit by the Building Official for the proposed building shall be considered as complying with this Section.
2. Building permit final. The Building Official shall, upon completion of construction, provide the owner or applicant with a copy of the final inspection report that demonstrates the building was constructed in compliance with all applicable state and local building standards, including those for materials and construction methods for wildfire exposure as described in this Chapter. Issuance of a certificate of occupancy by the Building Official for the proposed building shall be considered as complying with this Section.

(Ord. 2022-0051 § 6, 2022.)

SECTION 702A - DEFINITIONS

. . .

FIRE HAZARD SEVERITY ZONES. Geographical areas designated pursuant to California Public Resources Codes Sections 4201 through 4204 and classified as Very High, High, or Moderate in State Responsibility Areas or as Local Responsibility Areas in Very High Fire Hazard Severity Zones designated pursuant to California Government Code Sections 51175 through 51189. See Title 32 - Fire Code - of the Los Angeles County Code, Chapter 49.

. . .

FIRE PROTECTION PLAN. A document prepared for a specific project or development proposed for a Wildland-Urban Interface (WUI) Fire Area. It describes ways to minimize and mitigate potential for loss from wildfire exposure.

The Fire Protection Plan shall be in accordance with this Chapter and Title 32 - Fire Code - of the Los Angeles County Code, Chapter 49.

. . .

WILDLAND-URBAN INTERFACE (WUI). A geographical area identified by the state as a "Fire Hazard Severity Zone" in accordance with the Public Resources Code Sections 4201 through 4204 and Government Code Sections 51175 through 51189, or other areas designated by the Los Angeles County Fire Department to be at a significant risk from wildfires.

(Ord. 2022-0051 § 7, 2022.)

SECTION 703A - STANDARDS OF QUALITY

703A.2 Qualification by testing.

Material and material assemblies tested in accordance with the requirements of Section 703A shall be accepted for use when the results and conditions of those tests are met. Product evaluation testing of material and material assemblies shall be approved or listed by the State Fire Marshal, the Building Official, or identified in a current report issued by an approved agency.

(Ord. 2022-0051 § 8, 2022.)

703A.3 Approved agency.

(Ord. 2022-0051 § 11, 2022.)

703A.6 Alternates for materials, design, tests, and methods of construction.

The Building Official is permitted to modify the provisions of this Chapter for site-specific conditions in accordance with Chapter 1, Section 104.2.7. When required by the Building Official for the purposes of granting modifications, a fire protection plan shall be submitted in accordance with Title 32 - Fire Code - of the Los Angeles County Code, Chapter 49.

(Ord. 2022-0051 § 12, 2022.)

SECTION 704A - IGNITION-RESISTANT CONSTRUCTION

704A.4 Alternative methods for determining ignition-resistant material.

. . .

3. Deleted.

(Ord. 2022-0051 § 13, 2022.)

SECTION 705A - ROOFING

705A.2 Roof coverings.

Roof coverings shall be Class A as specified in Section 1505.2. Where the roofing profile has an air-space under the roof covering, installed over a combustible deck, a 72 lb. (32.7 kg) cap sheet complying with ASTM D3909 Standard Specification for "Asphalt Rolled Roofing (Glass Felt) Surfaced with Mineral Granules," shall be installed over the roof deck. Bird stops shall be used at the eaves when the profile fits, to prevent debris at the eave. Hip and ridge caps shall be mudded in to prevent intrusion of fire or embers.

Exception: Cap sheet is not required when no less than 1" of mineral wool board or other noncombustible material is located between the roofing material and wood framing or deck.

Alternately, a Class A fire rated roof underlayment, tested in accordance with ASTM E108, shall be permitted to be used. If the sheathing consists of exterior fire-retardant-treated wood, the underlayment shall not be required to comply with a Class A classification. Bird stops shall be used at the eaves when the profile fits, to prevent debris at the eave. Hip and ridge caps shall be mudded in to prevent intrusion of fire or embers. Wood shingles and wood shakes are prohibited in any Fire Hazard Severity Zones regardless of classification.

(Ord. 2022-0051 § 14, 2022.)

SECTION 710A - ACCESSORY STRUCTURES

710A.3 Where required.

. . .

When required by the Building Official, miscellaneous structures that require a permit, and accessory buildings that are 120 square feet (11.15 m^2) or less, when separated from an applicable building on the same lot by a distance of 3 feet (914 mm) or more but less than 50 feet (15 240 mm), shall comply with either Section 710A.3.4 or Section 710A.3.3, respectively.

710A.3.4 Miscellaneous structures located 3 feet (914 mm) or more but less than 50 feet (15 240 mm).

When required by the Building Official, miscellaneous structures that require a permit and are separated from an applicable building on the same lot by a distance of 3 feet (914 mm) or more but less than 50 feet (15 240 mm) shall be constructed of noncombustible materials or of ignition-resistant materials as described in Section 704A.2.

(Ord. 2022-0051 § 17, 2022.)

CHAPTER 10 - MEANS OF EGRESS

SECTION 1031 - EMERGENCY ESCAPE AND RESCUE

1031.2.1 Operational constraints and opening control devices.

. . .

Where security bars (burglar bars) are installed on emergency egress and rescue windows or doors, such devices shall comply with California Building Standards Code, Part 12, Chapter 12-3 and other applicable provisions of Part 2.

. . .

(Ord. 2022-0051 § 18, 2022.)

CHAPTER 15 - ROOF ASSEMBLIES AND ROOFTOP STRUCTURES

TABLE 1507.3.7

CLAY AND CONCRETE TILE ATTACHMENT[a, b, c]

GENERAL - CLAY OR CONCRETE ROOF TILE			
Maximum Allowable Stress Design Wind Speed, V_{asd} [f] **(mph)**	Mean roof height (feet)	Roof slope <3:12	Roof slope 3:12 and over
85	0 - 60	Minimum slope: 2.5:12 Two fasteners per tile.	Two fasteners per tile.
100	0 - 40		
. . .	. . .	. . .	

		4:12. One fastener per tile.	Tiles with installed weight less than 9 lbs/sq. ft. require not fewer than one fastener per tile.	required for every tile. Tiles with installed weight less than 9 lbs./sq. ft. require not fewer than one fastener per tile.
100	0 - 40			
. . .	. . .	. . .		

INTERLOCKING CLAY OR CONCRETE ROOF TILE WITH PROJECTING ANCHOR LUGS (Installations on solid sheathing without battens)		
Maximum Allowable Stress Design Wind Speed, V_{asd} [f] **(mph)**	Mean roof height (feet)	Minimum roof slopes 4 units vertical in 12 units horizontal Maximum slope 7 units vertical in 12 units horizontal
. . .	. . .	. . .

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 mile per hour = 0.447 m/s, 1 pound per square foot = 4.882 kg/m^2.

[a] Minimum fastener size. Hot dipped galvanized ring shank or other corrosion-resistant nails not less than No. 11 gage with $^5/_{16}$-inch head. Fasteners shall be long enough to penetrate into the sheathing ¾ inch or through the thickness of the sheathing, whichever is less. Attaching wire for clay and concrete tile shall not be smaller than 0.083 inch and shall be copper, brass, or stainless steel.

. . .

(Ord. 2022-0051 § 19, 2022.)

CHAPTER 16 - STRUCTURAL DESIGN

SECTION 1613 - EARTHQUAKE LOADS

1613.5.2 ASCE 7, Section 12.11.2.2.3.

Modify ASCE 7, Section 12.11.2.2.3, to read as follows:

12.11.2.2.3 Wood diaphragms.

The anchorage of concrete or masonry structural walls to wood diaphragms shall be in accordance with AWC SDPWS 4.1.5.1 and this Section. Continuous ties required by this Section shall be in addition to the diaphragm sheathing. Anchorage shall not be accomplished by use of toenails or nails subject to withdrawal, nor shall wood ledgers or framing be used in cross-grain bending or cross-grain tension. The diaphragm sheathing shall not be considered effective as providing ties or struts required by this Section.

For structures assigned to Seismic Design Category D, E, or F, wood diaphragms supporting concrete or masonry walls shall comply with the following:

1. The spacing of continuous ties shall not exceed 40 feet. Added chords of diaphragms may be used to form subdiaphragms to transmit the anchorage forces to the main continuous crossties.
2. The maximum diaphragm shear used to determine the depth of the subdiaphragm shall not exceed 75 percent of the maximum diaphragm shear.

(Ord. 2022-0051 § 20, 2022.)

1613.5.3 ASCE 7, 12.12.3.

Modify ASCE 7 Equation 12.12-1 of Section 12.12.3 to read as follows:

(Equation 12.12-1)

(Ord. 2022-0051 § 20, 2022.)

1613.6 Seismic design provisions for hillside buildings.

1613.6.1 Purpose.

The purpose of this Section is to establish minimum regulations for the design and construction of new buildings and additions to existing buildings when constructing such buildings on or into slopes steeper than one unit vertical in three units horizontal (33.3 percent). These regulations establish minimum standards for seismic force resistance to reduce the risk of injury or loss of life in the event of earthquakes.

(Ord. 2022-0051 § 21, 2022.)

1613.6.2 Scope.

The provisions of this Section shall apply to the design of the lateral-force-resisting system for hillside buildings at and below the base level diaphragm. The design of the lateral-force-resisting system above the base level diaphragm shall be in accordance with the provisions for seismic and wind design as required elsewhere in this Chapter.

BASE LEVEL DIAPHRAGM is the floor at, or closest to, the top of the highest level of the foundation.

DIAPHRAGM ANCHORS are assemblies that connect a diaphragm to the adjacent foundation at the uphill diaphragm edge.

DOWNHILL DIRECTION is the descending direction of the slope approximately perpendicular to the slope contours.

FOUNDATION is concrete or masonry that supports a building, including footings, stem walls, retaining walls, and grade beams.

FOUNDATION EXTENDING IN THE DOWNHILL DIRECTION is a foundation running downhill and approximately perpendicular to the uphill foundation.

HILLSIDE BUILDING is any building or portion thereof constructed on or into a slope steeper than one unit vertical in three units horizontal (33.3 percent). If only a portion of the building is supported on or into the slope, these regulations apply to the entire building.

PRIMARY ANCHORS are diaphragm anchors designed for and providing a direct connection as described in Sections 1613.6.5 and 1613.6.7.3 between the diaphragm and the uphill foundation.

SECONDARY ANCHORS are diaphragm anchors designed for and providing a redundant diaphragm to foundation connection, as described in Sections 1613.6.6 and 1613.6.7.4.

UPHILL DIAPHRAGM EDGE is the edge of the diaphragm adjacent and closest to the highest ground level at the perimeter of the diaphragm.

UPHILL FOUNDATION is the foundation parallel and closest to the uphill diaphragm edge.

(Ord. 2022-0051 § 21, 2022.)

1613.6.4 Analysis and design.

1613.6.4.1 General.

Every hillside building within the scope of this Section shall be analyzed, designed, and constructed in accordance with the provisions of this Chapter. When the code-prescribed wind design produces greater effects, the wind design shall govern, but detailing requirements and limitations prescribed in this Section and all referenced Sections shall be followed.

(Ord. 2022-0051 § 21, 2022.)

1613.6.4.2 Base level diaphragm-downhill direction.

The following provisions shall apply to the seismic analysis and design of the connections for the base level diaphragm in the downhill direction.

(Ord. 2022-0051 § 21, 2022.)

1613.6.4.2.1 Base for lateral force design defined.

For seismic forces acting in the downhill direction, the base of the building shall be the floor at, or closest to, the top of the highest level of the foundation.

(Ord. 2022-0051 § 21, 2022.)

diaphragm to the foundation.

(Ord. 2022-0051 § 21, 2022.)

1613.6.5.2 Location of primary anchors.

A primary anchor and diaphragm strut shall be provided in line with each foundation extending in the downhill direction. Primary anchors and diaphragm struts shall also be provided where interior vertical lateral-force-resisting elements occur above and in contact with the base level diaphragm. The spacing of primary anchors and diaphragm struts or collectors shall in no case exceed 30 feet (9,144 mm).

(Ord. 2022-0051 § 21, 2022.)

1613.6.5.3 Design of primary anchors and diaphragm struts.

Primary anchors and diaphragm struts shall be designed in accordance with the requirements of Section 1613.6.8.

(Ord. 2022-0051 § 21, 2022.)

1613.6.5.4 Limitations.

The following lateral-force-resisting elements shall not be designed to resist seismic forces below the base level diaphragm in the downhill direction:

1. Wood structural panel wall sheathing;
2. Cement plaster and lath;
3. Gypsum wallboard; and
4. Tension-only braced frames.

Braced frames designed in accordance with the requirements of Section 2205.2.2 may be used to transfer forces from the primary anchors and diaphragm struts to the foundation provided lateral forces do not induce flexural stresses in any member of the frame or in the diaphragm struts. Deflections of frames shall account for the variation in slope of diagonal members when the frame is not rectangular.

(Ord. 2022-0051 § 21, 2022.)

1613.6.6 Base shear resistance for secondary anchors.

1613.6.6.1 General.

In addition to the primary anchors required by Section 1613.6.5, the base shear in the downhill direction shall be resisted through secondary anchors in the uphill foundation connected to diaphragm struts in the base level diaphragm.

Exception: Secondary anchors are not required where foundations extending in the downhill direction spaced at not more than 30 feet (9,144 mm) on center extend up to and are directly connected to the base level diaphragm for at least 70 percent of the diaphragm depth.

(Ord. 2022-0051 § 21, 2022.)

(Ord. 2022-0051 § 21, 2022.)

1613.6.7 Diaphragms below the base level for downhill direction.

The following provisions shall apply to the lateral analysis and design of the connections for all diaphragms below the base level diaphragm in the downhill direction.

(Ord. 2022-0051 § 21, 2022.)

1613.6.7.1 Diaphragm defined.

Every floor level below the base level diaphragm shall be designed as a diaphragm.

(Ord. 2022-0051 § 21, 2022.)

1613.6.7.2 Design force.

Each diaphragm below the base level diaphragm shall be designed for all tributary loads at that level using a minimum seismic force factor not less than the base shear coefficient.

(Ord. 2022-0051 § 21, 2022.)

1613.6.7.3 Design force-resistance for primary anchors.

The design force described in Section 1613.5.7.2 shall be resisted through primary anchors from diaphragm struts provided in each diaphragm to the foundation. Primary anchors shall be provided and designed in accordance with the requirements and limitations of Section 1613.5.5.

(Ord. 2022-0051 § 21, 2022.)

1613.6.7.4 Design force-resistance for secondary anchors.

1613.6.7.4.1 General.

In addition to the primary anchors required in Section 1613.5.7.3, the design force in the downhill direction shall be resisted through secondary anchors in the uphill foundation connected to diaphragm struts in each diaphragm below the base level.

Exception: Secondary anchors are not required where foundations extending in the downhill direction, spaced at not more than 30 feet (9,144 mm) on center, extend up to and are directly connected to each diaphragm below the base level for at least 70 percent of the diaphragm depth.

(Ord. 2022-0051 § 21, 2022.)

1613.6.7.4.2 Secondary anchor capacity.

Secondary anchors at each diaphragm below the base level diaphragm shall be designed for a minimum force equal to the design force but not less than 300 pounds per lineal foot (4.38 kN/m). The secondary anchors shall be uniformly distributed along the uphill diaphragm edge and shall be spaced at a maximum of four feet (1,219 mm) on center.

(Ord. 2022-0051 § 21, 2022.)

70 mm) in size. Nuts shall be tightened to finger-tight plus one full (1/2) wrench turn prior to covering the framing.

2. Fastening. The diaphragm to foundation anchorage shall not be accomplished by the use of toenailing, nails subject to withdrawal, or wood in cross-grain bending or cross-grain tension.
3. Size of Wood Members. Wood diaphragm struts, collectors, and other wood members connected to primary anchors shall not be less than three-inch (76 mm) nominal width. The effects of eccentricity on wood members shall be evaluated as required per Item 9.
4. Design. Primary and secondary anchorage, including diaphragm struts, splices, and collectors shall be designed for 125 percent of the tributary force.
5. Allowable Stress Increase. The one-third allowable stress increase permitted under Section 1605.3.2 shall not be taken when the working (allowable) stress design method is used.
6. Steel Element of Structural Wall Anchorage System. The strength design forces for steel elements of the structural wall anchorage system, with the exception of anchor bolts and reinforcing steel, shall be increased by 1.4 times the forces otherwise required.
7. Primary Anchors. The load path for primary anchors and diaphragm struts shall be fully developed into the diaphragm and into the foundation. The foundation must be shown to be adequate to resist the concentrated loads from the primary anchors.
8. Secondary Anchors. The load path for secondary anchors and diaphragm struts shall be fully developed in the diaphragm but need not be developed beyond the connection to the foundation.
9. Symmetry. All lateral force foundation anchorage and diaphragm strut connections shall be symmetrical. Eccentric connections may be permitted when demonstrated by calculation or tests that all components of force have been provided for in the structural analysis or tests.
10. Wood Ledgers. Wood ledgers shall not be used to resist cross-grain bending or cross-grain tension.

(Ord. 2022-0051 § 21, 2022.)

1613.6.9 Lateral-force-resisting elements normal to the downhill direction.

1613.6.9.1 General.

In the direction normal to the downhill direction, lateral-force-resisting elements shall be designed in accordance with the requirements of this Section.

(Ord. 2022-0051 § 21, 2022.)

1613.6.9.2 Base shear.

In developing the base shear for seismic design, the response modification coefficient (R) shall not exceed 5 for bearing wall and building frame systems.

(Ord. 2022-0051 § 21, 2022.)

1613.6.9.3 Vertical distribution of seismic forces.

For seismic forces acting normal to the downhill direction the distribution of seismic forces over the height of the building using Section 12.8.3 of ASCE 7 shall be determined using the height measured from the top of the lowest level of the building foundation.

1613.6.9.5 Distribution of lateral forces.

1613.6.9.5.1 General.

The design lateral force shall be distributed to lateral-force-resisting elements of varying heights in accordance with the stiffness of each individual element.

(Ord. 2022-0051 § 21, 2022.)

1613.6.9.5.2 Wood structural panel sheathed walls.

The stiffness of a stepped wood structural panel shear wall may be determined by dividing the wall into adjacent rectangular elements, subject to the same top of wall deflection. Deflections of shear walls may be estimated by AWC SDPWS Section 4.3.2. Sheathing and fastening requirements for the stiffest section shall be used for the entire wall. Each section of wall shall be anchored for shear and uplift at each step. The minimum horizontal length of a step shall be 8 feet (2438 mm) and the maximum vertical height of a step shall be 2 feet, 8 inches (813 mm).

(Ord. 2022-0051 § 21, 2022.)

1613.6.9.5.3 Reinforced concrete or masonry shear walls.

Reinforced concrete or masonry shear walls shall have forces distributed in proportion to the rigidity of each section of the wall.

(Ord. 2022-0051 § 21, 2022.)

1613.6.9.6 Limitations.

The following lateral force-resisting-elements shall not be designed to resist lateral forces below the base level diaphragm in the direction normal to the downhill direction:

1. Cement plaster and lath;
2. Gypsum wallboard; and
3. Tension-only braced frames.

Braced frames designed in accordance with the requirements of Section 2205.2.1.2 of this Code may be designed as lateral-force-resisting elements in the direction normal to the downhill direction, provided lateral forces do not induce flexural stresses in any member of the frame. Deflections of frames shall account for the variation in slope of diagonal members when the frame is not rectangular.

(Ord. 2022-0051 § 21, 2022.)

1613.6.10 Specific design provisions.

1613.6.10.1 Footings and grade beams.

All footings and grade beams shall comply with the following:

1. Grade beams shall extend at least 12 inches (305 mm) below the lowest adjacent grade and provide a minimum 24-inch (610 mm) distance horizontally from the bottom outside face of the grade beam to the face of the descending slope.
2.

to a minimum 18 inches (457 mm) above the highest adjacent grade.

Exception: At paved garage and doorway entrances to the building, the stem wall need only extend to the finished concrete slab, provided the wood framing is protected with a moisture proof barrier.

2. Wood ledgers supporting a vertical load of more than 100 pounds per lineal foot (1.46 kN/m) based on Allowable Stress Design (ASD) levels and located within 48 inches (1219 mm) of adjacent grade are prohibited. Galvanized steel ledgers and anchor bolts, with or without wood nailers, or treated or decay resistant sill plates supported on a concrete or masonry seat, may be used.

(Ord. 2022-0051 § 21, 2022.)

1613.6.10.3 Sill plates.

All sill plates and anchorage shall comply with the following:

1. All wood framed walls, including nonbearing walls, when resting on a footing, foundation, or grade beam stem wall, shall be supported on wood sill plates bearing on a level surface.
2. Power-driven fasteners shall not be used to anchor sill plates except at interior nonbearing walls not designed as shear walls.

(Ord. 2022-0051 § 21, 2022.)

1613.6.10.4 Column base plate anchorage.

The base of isolated wood posts (not framed into a stud wall) supporting a vertical load of 4,000 pounds (17.8 kN) or more based on ASD levels, and the base plate for a steel column shall comply with the following:

1. When the post or column is supported on a pedestal extending above the top of a footing or grade beam, the pedestal shall be designed and reinforced as required for concrete or masonry columns. The pedestal shall be reinforced with a minimum of four No. 4 bars extending to the bottom of the footing or grade beam. The top of exterior pedestals shall be sloped for positive drainage.
2. The base plate anchor bolts or the embedded portion of the post base, and the vertical reinforcing bars for the pedestal, shall be confined with two No. 4 or three No. 3 ties within the top 5 inches (127 mm) of the concrete or masonry pedestal. The base plate anchor bolts shall be embedded a minimum of 20 bolt diameters into the concrete or masonry pedestal. The base plate anchor bolts and post bases shall be galvanized and each anchor bolt shall have at least two galvanized nuts above the base plate.

(Ord. 2022-0051 § 21, 2022.)

1613.6.10.5 Steel beam to column supports.

All steel beam to column supports shall be positively braced in each direction. Steel beams shall have stiffener plates installed on each side of the beam web at the column. The stiffener plates shall be welded to each beam flange and the beam web. Each brace connection or structural member shall consist of at least two 5/8 inch (15.9 mm) diameter machine bolts.

(Ord. 2022-0051 § 21, 2022.)

(Ord. 2022-0051 § 22, 2022.)

1613.7.2 General.

The suspended ceilings and lighting systems shall be limited to 6 feet (1828 mm) below the structural deck unless the lateral bracing is designed by a licensed engineer or architect.

(Ord. 2022-0051 § 22, 2022.)

1613.7.3 Sprinkler heads.

All sprinkler heads (drops) except fire-resistance-rated floor/ceiling or roof/ceiling assemblies, shall be designed to allow for free movement of the sprinkler pipes with oversize rings, sleeves or adaptors through the ceiling tile. Sprinkler heads and other penetrations shall have a 2-inch (50mm) oversize ring, sleeve, or adapter through the ceiling tile to allow for free movement of at least 1 inch (25mm) in all horizontal directions. Alternatively, a swing joint that can accommodate 1 inch (25 mm) of ceiling movement in all horizontal directions is permitted to be provided at the top of the sprinkler head extension.

Sprinkler heads penetrating fire-resistance-rated floor/ceiling or roof/ceiling assemblies shall comply with Section 714.

(Ord. 2022-0051 § 22, 2022.)

1613.7.4 Special requirements for means of egress.

Suspended ceiling assemblies located along means of egress serving an occupant load of 30 or more and at lobbies accessory to Group A Occupancies shall comply with the following provisions.

(Ord. 2022-0051 § 22, 2022.)

1613.7.4.1 General.

Ceiling suspension systems shall be connected and braced with vertical hangers attached directly to the structural deck along the means of egress serving an occupant load of 30 or more and at lobbies accessory to Group A Occupancies. Spacing of vertical hangers shall not exceed 2 feet (610 mm) on center along the entire length of the suspended ceiling assembly located along the means of egress or at the lobby.

(Ord. 2022-0051 § 22, 2022.)

1613.7.4.2 Assembly device.

All lay-in panels shall be secured to the suspension ceiling assembly with two hold-down clips minimum for each tile within a 4-foot (1219 mm) radius of the exit lights and exit signs.

(Ord. 2022-0051 § 22, 2022.)

1613.7.4.3 Emergency systems.

Independent supports and braces shall be provided for light fixtures required for exit illumination. Power supply for exit illumination shall comply with the requirements of Section 1008.3 of this Code.

(Ord. 2022-0051 § 22, 2022.)

1704.2.3 Statement of special inspections.

The applicant shall submit a statement of special inspections in accordance with Section 106.4, as a condition for permit issuance. This statement shall be in accordance with Section 1704.3.

. . .

(Ord. 2022-0051 § 23, 2022.)

1704.6 Structural observations.

Where required by the provisions of Section 1704.6.1 the owner or the owner's authorized agent shall employ a structural observer to perform structural observations. The structural observer shall visually observe representative locations of structural systems, details and load paths for general conformance to the approved construction documents. Structural observation does not include or waive the responsibility for the inspections in Section 108 or the special inspections in Section 1705 or other sections of this Code. The structural observer shall be one of the following individuals:

1. The registered design professional responsible for the structural design, or
2. A registered design professional designated by the registered design professional responsible for the structural design.

Prior to the commencement of observations, the structural observer shall submit to the Building Official a written statement identifying the frequency and extent of structural observations.

The owner or owner's authorized agent shall coordinate and call a preconstruction meeting between the structural observer, contractors, affected subcontractors, and special inspectors. The structural observer shall preside over the meeting. The purpose of the meeting shall be to identify the major structural elements and connections that affect the vertical and lateral load resisting systems of the structure and to review scheduling of the required observations. A record of the meeting shall be included in the report submitted to the Building Official.

Observed deficiencies shall be reported in writing to the owner or owner's authorized agent, special inspector, contractor, and the Building Official. Upon the form prescribed by the Building Official, the structural observer shall submit to the Building Official a written statement at each significant construction stage stating that the site visits have been made and identifying any reported deficiencies which, to the best of the structural observer's knowledge, have not been resolved. A final report by the structural observer, which states that all observed deficiencies have been resolved, is required before acceptance of the work by the Building Official.

(Ord. 2022-0051 § 24, 2022.)

1704.6.1 Structural observations for structures.

. . .

3. A lateral design is required for the structure or portion thereof.

Exception: One-story wood framed Group R-3 and Group U Occupancies less than 2,000 square feet in area, provided the adjacent grade is not steeper than 1 unit vertical in 10 units horizontal (10 percent sloped), assigned to Seismic Design Category D.

. . .

or used in the footing construction.

. . .

4. Concrete patios, and sidewalks, on grade.

(Ord. 2022-0051 § 26, 2022.)

1705.13 Special inspections for seismic resistance.

. . .

Exception: The special inspections specified in Sections 1705.13.1 through 1705.13.9 are not required for structures designed and constructed in accordance with one of the following:

. . .

3. The structure is a detached one- or two-family dwelling not exceeding two stories above grade plane, provided the structure is not assigned to Seismic Design Category D, E, or F and does not have any of the following horizontal or vertical irregularities in accordance with Section 12.3 of ASCE 7:

. . .

(Ord. 2022-0051 § 27, 2022.)

CHAPTER 18 - SOILS AND FOUNDATIONS

SECTION 1807 - FOUNDATION WALLS, RETAINING WALLS AND EMBEDDED POSTS AND POLES

1807.1.4 Permanent wood foundations systems.

Permanent wood foundation systems shall be designed and installed in accordance with AWC PWF. Lumber and plywood shall be preservative-treated in accordance with AWPA U1 (Commodity Specification A, Special Requirement 4.2), and shall be identified in accordance with Section 2303.1.9.1. Permanent wood foundation systems shall not be used for structures assigned to Seismic Design Category D, E, or F.

(Ord. 2022-0051 § 28, 2022.)

1807.1.6 Prescriptive design of concrete and masonry foundation walls.

Concrete and masonry foundation walls that are laterally supported at the top and bottom shall be permitted to be designed and constructed in accordance with this Section. Prescriptive design of foundation walls shall not be used for structures assigned to Seismic Design Category D, E, or F.

(Ord. 2022-0051 § 29, 2022.)

1807.2 Retaining walls.

2. Posts embedded in earth shall not be used to provide lateral support for structural or nonstructural materials such as plaster, masonry or concrete unless bracing is provided that develops the limited deflection required.

Wood poles shall be treated in accordance with AWPA U1 for sawn timber posts (Commodity Specification A, Use Category 4B) and for round timber posts (Commodity Specification B, Use Category 4B). Wood poles and posts embedded in direct contact with soil shall not be used for structures assigned to Seismic Design Category D, E, or F.

Wood poles and posts embedded in accordance with Methods 2 and 3 of Section 1807.3.3 shall not be permitted for structures assigned to Seismic Design Category D, E, or F, except when used to support nonhabitable, nonoccupiable structures such as fences when approved by the Building Official.

(Ord. 2022-0051 § 31, 2022.)

SECTION 1809 - SHALLOW FOUNDATIONS

1809.3 Stepped footings.

. . .

For structures assigned to Seismic Design Category D, E, or F, the stepping requirement shall also apply to the top surface of continuous footings supporting walls. Footings shall be reinforced with four No. 4 reinforcing bars. Two bars shall be located at the top and bottom of the footings as shown in Figure 1809.3.

(Ord. 2022-0051 § 32, 2022.)

FIGURE 1809.3
STEPPED FOOTING

(Ord. 2022-0051 § 33, 2022.)

1809.7 Prescriptive footings for light-frame construction.

Where a specific design is not provided, concrete or masonry-unit footings supporting walls of light-frame construction shall be permitted to be designed in accordance with Table 1809.7. Prescriptive footings in accordance with Table 1809.7 shall not be used to support structures that exceed one story above grade plane and are assigned to Seismic Design Category D, E, or F.

(Ord. 2022-0051 § 34, 2022.)

3	18	8

. . .

c. [Reserved].

. . .

g. [Deleted].

(Ord. 2022-0051 § 35, 2022.)

1809.12 Timber footings.

Timber footings shall be permitted for buildings of Type V construction and as otherwise approved by the Building Official. Such footings shall be treated in accordance with AWPA U1 (Commodity Specification A, Use Category 4B). Treated timbers are not required where placed entirely below permanent water level, or where used as capping for wood piles that project above the water level over submerged or marsh lands. The compressive stresses perpendicular to grain in untreated timber footings supported upon treated piles shall not exceed 70 percent of the allowable stresses for the species and grade of timber as specified in the ANSI/AWC NDS. Timber footings shall not be used in structures assigned to Seismic Design Category D, E, or F.

(Ord. 2022-0051 § 36, 2022.)

SECTION 1810 - DEEP FOUNDATIONS

1810.3.2.4 Timber.

Timber deep foundation elements shall be designed as piles or poles in accordance with ANSI/AWC NDS. Round timber elements shall conform to ASTM D25. Sawn timber elements shall conform to DOC PS-20. Timber shall not be used in structures assigned to Seismic Design Category D, E, or F.

(Ord. 2022-0051 § 37, 2022.)

CHAPTER 19 - CONCRETE

SECTION 1905 - MODIFICATIONS TO ACI 318

1905.1 General.

The text of ACI 318 shall be modified as indicated in Sections 1905.1.1 through 1905.1.11.

(Ord. 2022-0051 § 38, 2022.)

1905.1.7 ACI 318, Section 14.1.4.

Delete ACI 318, Section 14.1.4, and replace with the following:

cross-sectional area of the footing. A minimum of one bar shall be provided at the top and bottom of the footing. Continuity of reinforcement shall be provided at corners and intersections.

Detached one- and two-family dwellings three stories or less in height and constructed with stud-bearing walls are permitted to have plain concrete footings with at least two continuous longitudinal reinforcing bars not smaller than No. 4 and a total area of less than 0.002 times the gross cross-sectional area of the footing.

(Ord. 2022-0051 § 39, 2022.)

1905.1.8 ACI 318, Section 17.2.3.

These requirements shall be applicable to all buildings. Modify ACI 318, Sections 17.2.3.4.2, 17.2.3.4.3 (d), and 17.2.3.5.2 to read as follows:

. . .

(Ord. 2022-0051 § 40, 2022.)

1905.1.9. ACI 318, Section 18.7.5.

Modify ACI 318, Section 18.7.5, by adding Sections 18.7.5.8 and 18.7.5.9 as follows:

18.7.5.8 Where the calculated point of contraflexure is not within the middle half of the member clear height, provide transverse reinforcement as specified in ACI 318, Section 18.7.5.1, Items (a) through (c), over the full height of the member.

18.7.5.9 At any section where the design strength, φP_n, of the column is less than the sum of the shears V_e computed in accordance with ACI 318, Sections 18.7.6.1 and 18.6.5.1, for all the beams framing into the column above the level under consideration, transverse reinforcement as specified in ACI 318, Sections 18.7.5.1 through 18.7.5.3, shall be provided. For beams framing into opposite sides of the column, the moment components may be assumed to be of opposite sign. For the determination of the design strength, φP_n, of the column, these moments may be assumed to result from the deformation of the frame in any one principal axis.

(Ord. 2022-0051 § 41, 2022.)

1905.1.10. ACI 318, Section 18.10.4.

Modify ACI 318, Section 18.10.4, by adding Section 18.10.4.7 as follows:

18.10.4.7 Walls and portions of walls with $P_u > 0.35P_o$ shall not be considered to contribute to the calculated shear strength of the structure for resisting earthquake-induced forces. Such walls shall conform to the requirements of ACI 318, Section 18.14.

(Ord. 2022-0051 § 42, 2022.)

1905.1.11 ACI 318, Section 18.12.6.

Modify ACI 318, by adding Section 18.12.6.2, as follows:

18.12.6.2 Collector and boundary elements in topping slabs placed over precast floor and roof elements shall not be less than 3 inches (76 mm) or 6 d_b in thickness, where d_b is the diameter of the largest reinforcement in the topping slab.

(Ord. 2022-0051 § 43, 2022.)

Exception: Staples may be used to resist or transfer seismic forces when the allowable shear values are substantiated by cyclic testing and approved by the Building Official.

. . .

(Ord. 2022-0051 § 44, 2022.)

TABLE 2304.10.2

FASTENING SCHEDULE [h]

. . .

h. Staples shall not be used to resist or transfer seismic forces in structures assigned to Seismic Design Category D, E, or F.

(Ord. 2022-0051 § 45, 2022.)

2304.10.3.1 Quality of nails..

In Seismic Design Category D, E, or F, mechanically-driven nails used in wood structural panel shear walls shall meet the same dimensions as that required for hand-driven nails, including diameter, minimum length, and minimum head diameter. Clipped head or box nails are not permitted in new construction. The allowable design value for clipped head nails in existing construction may be taken at no more than the nail-head-area ratio of that of the same size hand-driven nails.

(Ord. 2022-0051 § 46, 2022.)

2304.12.2.8 Wood used in retaining walls and cribs.

Wood installed in retaining or crib walls shall be preservative treated in accordance with AWPA U1 for soil and fresh water use. Wood shall not be used in retaining or crib walls for structures assigned to Seismic Design Category D, E, or F.

(Ord. 2022-0051 § 47, 2022.)

SECTION 2305 - GENERAL DESIGN REQUIREMENTS FOR LATERAL-FORCE-RESISTING SYSTEMS

2305.4 Hold-down connectors.

In Seismic Design Category D, E, or F, hold-down connectors shall be designed to resist shear wall overturning moments using 75 percent of the allowable seismic load values. Such values shall be established in a valid research report from approved sources or by accepted engineering practice and the provisions of this Code.

Exception: Values established by specialized cyclic and dynamic testing may be used when approved by the Building Official in accordance with Section 104.2.8.

Connector bolts into wood framing shall require steel plate washers on the post on the opposite side of the anchorage device. Plate size shall be a minimum of 0.229 inches by 3 inches by 3 inches (5.82 mm by 76 mm by 76 mm) in size. Hold-down connectors shall be tightened to finger tight plus one-half (½) wrench turn just prior to covering the wall framing.

(Ord. 2022-0051 § 48, 2022.)

SECTION 2306 - ALLOWABLE STRESS DESIGN

be applied directly to the framing members.

Exception: Wood structural panel diaphragms are permitted to be fastened over solid lumber planking or laminated decking, provided the panel joints and lumber planking or laminated decking joints do not coincide.

(Ord. 2022-0051 § 49, 2022.)

2306.3 Wood-frame shear walls.

Wood-frame shear walls shall be designed and constructed in accordance with AWC SDPWS. For structures assigned to Seismic Design Category D, E, or F, application of Tables 4.3A and 4.3B of AWC SDPWS shall include the following:

1. Wood structural panel thickness for shear walls shall not be less than 3/8 inch thick and studs shall not be spaced at more than 16 inches on center.
2. The maximum nominal unit shear capacities for 3/8 inch wood structural panels resisting seismic forces in structures assigned to Seismic Design Category D, E, or F is 400 pounds per linear foot (plf).

Exception: Other nominal unit shear capacities may be permitted if such values are substantiated by cyclic testing and approved by the Building Official.

3. Nails shall be placed not less than 1/2 inch from the panel edges and not less than 3/8 inch from the edge of the connecting members for shears greater than 350 plf using ASD or 500 plf using LRFD. Nails shall be placed not less than 3/8 inch from panel edges and not less than 1/4 inch from the edge of the connecting members for shears of 350 plf or less using ASD or 500 plf or less using LRFD.

For structures assigned to Seismic Design Category D, E, or F, application of Table 4.3B of ANSI/AWC SDPWS shall not be allowed.

For structures assigned to Seismic Design Category D, E, or F, application of Table 4.3C of ANSI/AWC SDPWS shall not be used below the top level in a multi-level building.

Where panels are fastened to framing members with staples, requirements and limitations of AWC SDPWS shall be met and the allowable shear values set forth in Table 2306.3(1), 2306.3(2) or 2306.3(3) shall only be permitted for structures assigned to Seismic Design Category A, B, or C.

Exception: Allowable shear values where panels are fastened to framing members with staples may be used if such values are substantiated by cyclic testing and approved by the Building Official.

The allowable shear values in Tables 2306.3(1) and 2306.3(2) are permitted to be increased 40 percent for wind design. Panels complying with ANSI/APA PRP-210 shall be permitted to use design values for Plywood Siding in the AWC SDPWS.

Wood structural panel shear walls used to resist seismic forces in structures assigned to Seismic Design Category D, E, or F shall be applied directly to the framing members.

(Ord. 2022-0051 § 50, 2022.)

SECTION 2307 - LOAD AND RESISTANCE FACTOR DESIGN

2307.2 Wood-frame panel shear walls.

(Ord. 2022-0051 § 52, 2022.)

SECTION 2308 - CONVENTIONAL LIGHT-FRAME CONSTRUCTION

2308.6.5.1 Alternate braced wall (ABW).

An ABW shall be constructed in accordance with this section and Figure 2308.6.5.1. In one-story buildings, each panel shall have a length of not less than 2 feet 8 inches (813 mm) and a height of not more than 10 feet (3048 mm). Each panel shall be sheathed on one face with 3/8-inch (3.2 mm) minimum-thickness wood structural panel sheathing nailed with 8d common or galvanized box nails in accordance with Table 2304.10.1 and blocked at wood structural panel edges. For structures assigned to Seismic Design Category D or E, each panel shall be sheathed on one face with 15/32-inch minimum-thickness (11.9 mm) wood structural panel sheathing nailed with 8d common nails spaced 3 inches on panel edges, 3 inches at intermediate supports. Two anchor bolts installed in accordance with Section 2308.3.1 shall be provided in each panel. Anchor bolts shall be placed at each panel outside quarter points. Each panel end stud shall have a hold-down device fastened to the foundation, capable of providing an approved uplift capacity of not less than 1,800 pounds (8006 N). The hold-down device shall be installed in accordance with the manufacturer's recommendations. The ABW shall be supported directly on a foundation or on floor framing supported directly on a foundation that is continuous across the entire length of the braced wall line. This foundation shall be reinforced with not less than one No. 4 bar top and bottom. Where the continuous foundation is required to have a depth greater than 12 inches (305 mm), a minimum 12-inch by 12-inch (305 mm by 305 mm) continuous footing is permitted at door openings in the braced wall line. This continuous footing edge shall be reinforced with not less than one No. 4 bar top and bottom. This reinforcement shall be lapped 24 inches (610 mm) with the reinforcement required in the continuous foundation located directly under the braced wall line.

. . .

(Ord. 2022-0051 § 53, 2022.)

FIGURE 2308.6.5.1
ALTERNATE BRACED WALL PANEL (ABW)

A PFH shall be constructed in accordance with this section and Figure 2308.6.5.2. The adjacent door or window opening shall have a full-length header.

In one-story buildings, each panel shall have a length of not less than 16 inches (406 mm) and a height of not more than 10 feet (3048 mm). Each panel shall be sheathed on one face with a single layer of 3/8-inch (9.5 mm) minimum-thickness wood structural panel sheathing nailed with 8d common or galvanized box nails in accordance with Figure 2308.6.5.2. For structures assigned to Seismic Design Category D or E, each panel shall be sheathed on one face with 15/32-inch minimum-thickness (11.9 mm) wood structural panel sheathing nailed with 8d common nails spaced 3 inches on panel edges, 3 inches at intermediate supports and in accordance with Figure 2308.6.5.2. The wood structural panel sheathing shall extend up over the solid sawn or glued-laminated header and shall be nailed in accordance with Figure 2308.6.5.2. A built-up header consisting of at least two 2-inch by 12-inch (51 mm by 305 mm) boards, fastened in accordance with Item 24 of Table 2304.10.1 shall be permitted to be used. A spacer, if used, shall be placed on the side of the built-up beam opposite the wood structural panel sheathing. The header shall extend between the inside faces of the first full-length outer studs of each panel. The clear span of the header between the inner studs of each panel shall be not less than 6 feet (1829 mm) and not more than 18 feet (5486 mm) in length. A strap with an uplift capacity of not less than 1,000 pounds (4,400 N) shall fasten the header to the inner studs opposite the sheathing. One anchor bolt not less than 5/8 inch (15.9 mm) diameter and installed in accordance with Section 2308.3.1 shall be provided in the center of each sill plate. The studs at each end of the panel shall have a hold-down device fastened to the foundation with an uplift capacity of not less than 3,500 pounds (15 570 N).

Where a panel is located on one side of the opening, the header shall extend between the inside face of the first full-length stud of the panel and the bearing studs at the other end of the opening. A strap with an uplift capacity of not less than 1,000 pounds (4400 N) shall fasten the header to the bearing studs. The bearing studs shall also have a hold-down device fastened to the foundation with an uplift capacity of not less than 1,000 pounds (4400 N). The hold-down devices shall be an embedded strap type, installed in accordance with the manufacturer's recommendations. The PFH panels shall be supported directly on a foundation that is continuous across the entire length of the braced wall line. This foundation shall be reinforced with not less than one No. 4 bar top and bottom. Where the continuous foundation is required to have a depth greater than 12 inches (305 mm), a minimum 12-inch by 12-inch (305 mm by 305 mm) continuous footing is permitted at door openings in the braced wall line. This continuous footing shall be reinforced with not less than one No. 4 bar top and bottom. This reinforcement shall be lapped not less than 24 inches (610 mm) with the reinforcement required in the continuous foundation located directly under the braced wall line.

. . .

(Ord. 2022-0051 § 55, 2022.)

FIGURE 2308.6.5.2

PORTAL FRAME WITH HOLD-DOWNS (PFH)

(Ord. 2022-0051 § 56, 2022.)

2308.6.8.1 Foundation requirements.

. . .

Exception: For structures with a maximum plan dimension not more than 50 feet (15 240 mm), continuous foundations are required at exterior walls only for structures assigned to Seismic Design Category A, B, or C.

For structures in Seismic Design Categories D and E, exterior braced wall panels shall be in the same plane vertically with the foundation or the portion of the structure containing the offset shall be designed in accordance with accepted engineering practice and Section 2308.1.1.

(Ord. 2022-0051 § 57, 2022.)

2308.6.9 Attachment of sheathing.

Fastening of braced wall panel sheathing shall not be less than that prescribed in Tables 2308.6.1 or 2304.10.2. Wall sheathing shall not be attached to framing members by adhesives. Staple fasteners in Table 2304.10.2 shall not be used to resist or transfer seismic forces in structures assigned to Seismic Design Category D, E, or F.

Exception: Staples may be used to resist or transfer seismic forces when the allowable shear values are substantiated by cyclic testing and approved by the Building Official.

All braced wall panels shall extend to the roof sheathing and shall be attached to parallel roof rafters or blocking above with framing clips (18 gauge minimum) spaced at maximum 24 inches (6096 mm) on center with four 8d nails per leg (total eight 8d nails per clip). Braced wall panels shall be laterally braced at each top corner and at maximum 24-inch (6096 mm) intervals along the top plate of discontinuous vertical framing.

(Ord. 2022-0051 § 58, 2022.)

CHAPTER 31 - SPECIAL CONSTRUCTION

SECTION 3115 - INTERMODAL SHIPPING CONTAINERS

3115.1 General.

. . .

Exceptions:

6. Single-unit stand-alone intermodal shipping containers used as temporary storage or construction trailer on active construction sites. Construction support facilities for uses and activities not directly associated with the actual processes of construction, including, but not limited to, offices, meeting rooms, plan rooms, other administrative or support functions shall not be exempt from Section 3115.

. . .

(Ord. 2022-0051 § 59, 2022.)

(Ord. 2022-0051 § 59, 2022.)

3115.8.2 Welds.

The strength of new welds and connections shall be no less than the strength provided by the original connections. All new welds and connections shall be designed and constructed in accordance with Chapters 16, 17, and 22.

. . .

(Ord. 2022-0051 § 59, 2022.)

3115.8.4 Detailed structural design procedure.

A structural analysis meeting the requirements of this Section shall be provided to the Building Official to demonstrate the structural adequacy of the intermodal shipping containers.

Exception: Structures using an intermodal shipping container designed in accordance with Section 3115.8.5.

(Ord. 2022-0051 § 59, 2022.)

3115.8.4.1 Material properties.

Structural material properties for existing intermodal shipping container steel components shall be established by Section 2202.

(Ord. 2022-0051 § 59, 2022.)

3115.8.4.2 Seismic design parameters.

The seismic force-resisting system shall be designed and detailed in accordance with ASCE 7 and one of the following:

1. Where all or portions of the profiled steel panel elements are considered to be the seismic force-resisting system, design and detailing shall be in accordance with AISI S100 and ASCE 7, Table 12.2-1 requirements for steel systems not specifically detailed for seismic resistance, excluding cantilevered column systems.
2. Where all or portions of the profiled steel panel elements are not considered to be part of the seismic force-resisting system, an independent seismic force-resisting system shall be selected and detailed in accordance with ASCE 7, Table 12.2-1.
3. Where all or portions of the profiled steel panel elements are retained and integrated into a seismic force-resisting system other than as permitted by Section 3115.8.4.2, Item 1, seismic design parameters shall be developed from testing and analysis in accordance with Section 104.11 and ASCE 7, Section 12.2.1.1 or 12.2.1.2.

(Ord. 2022-0051 § 59, 2022.)

3115.8.4.3 Allowable shear value.

The allowable shear values for the profiled steel panel side walls and end walls shall be determined in accordance with the design approach selected in Section 3115.8.4.2. Where penetrations are made in the side walls or end walls designated as part of the lateral force-resisting system, the penetrations shall be substantiated by rational analysis.

. . .

5. Limits on structural height, h_n = 9.5 feet (2900 mm).

(Ord. 2022-0051 § 59, 2022.)

3115.8.5.3 Allowable shear.

The allowable shear for the profiled steel panel side walls (longitudinal) and end walls (transverse) for wind design and seismic design using the coefficients of Section 3115.8.5.2 shall be in accordance with Table 3115.8.5.3, provided that all of the following conditions are met:

1. The total linear length of all openings in any individual side walls or end walls shall be limited to not more than 50 percent of the length of that side wall(s) or end wall(s), as shown in Figure 3115.8.5.3(1).
2. Any full height wall length, or portion thereof, less than 4 feet (305 mm) shall not be considered as a portion of the lateral force-resisting system, as shown in Figure 3115.8.5.3(2).
3. All side walls or end walls used as part of the lateral force-resisting system shall have an existing or new boundary element on all sides to form a continuous load path, or paths, with adequate strength and stiffness to transfer all forces from the point of application to the final point of resistance, as shown in Figure 3115.8.5.3(3). The existing door interlocking mechanism shall not be considered as a component of the required load path.
4. Where openings are made in container walls, floors or roofs, for doors, windows and other openings:
   4.1 The opening shall be framed with steel elements that are designed in accordance with Chapters 16 and 22.
   4.2 The cross section and material grade of any new steel element shall be equal to or greater than the steel element removed.
5. A maximum of one penetration not greater than 6-inches (152 mm) in diameter for conduits, pipes, tubes or vents, or not greater than 16 square inches (10 323 mm^2) for electrical boxes, is permitted for each individual 8-foot (2438 mm) length of lateral force-resisting wall. Penetrations located in walls that are not part of the lateral force-resisting system shall not be limited in size or quantity. Existing intermodal shipping container vents shall not be considered a penetration, as shown in Figure 3115.8.5.3(4).
6. End wall door or doors designated as part of the lateral force-resisting system shall be intermittently welded closed around the full perimeters of the door panels.

(Ord. 2022-0051 § 59, 2022.)

TABLE 3115.8.5.3

ALLOWABLE SHEAR VALUES FOR PROFILED STEEL PANEL SIDE WALLS AND END WALLS FOR WIND OR SEISMIC LOADING

. . .

a. The allowable shear values for the side walls and end walls of the intermodal shipping containers are derived from ISO 1496-1 and reduced by a factor of safety of 5.

b. Container designation type is derived from ISO 668.

c. Limitations of Sections 3115.8.5.1 and 3115.8.5.3 shall apply.

(Ord. 2022-0051 § 60, 2022.)

towers, membrane or temporary structures not regulated by Chapter 31, and other structures.

AMUSEMENT DEVICE OR STRUCTURE is any device or structure such as rebound tumbling equipment, merry-go-round, captive air-planes, dark houses and similar devices or structures which the public is invited or permitted to ride or use for the purpose of amusement.

(Ord. 2016-0053 § 67, 2016; Ord. 2013-0048 § 69, 2013; Ord. 99-0040 § 68 (part), 1999.)

6601.2 Permits.

No person shall erect or construct or proceed with the erection or construction of any public assembly tent, amusement device, or other structure regulated by this Chapter without first filing an application and obtaining a permit therefor from the Building Official. A permit shall be required each time said structure is erected or moved.

Any person desiring a permit under this Chapter shall, at the time of filing an application therefor, pay to the Building Official a fee as set forth in Section 107.

(Ord. 99-0040 § 68 (part), 1999.)

6601.3 Construction Requirements.

Amusement devices, and all other structures, equipment or devices regulated by this Chapter, whether specifically mentioned or not, shall be made structurally safe, with due allowance for impact, wear and injury during use.

Where not otherwise specifically provided in this Code, the construction, installation, maintenance and use of everything regulated by this Chapter shall provide adequate safety for the loads to which they may be subjected.

(Ord. 2016-0053 § 68, 2016; Ord. 99-0040 § 68 (part), 1999.)

6601.4 Certificate of Occupancy.

No structure regulated by this Chapter shall be used or occupied unless or until an inspection has been made and a certificate of occupancy has been issued as provided in Section 109 each time said structure is erected or moved.

(Ord. 99-0040 § 68 (part), 1999.)

6601.5 Unsafe Structure or Device.

Whenever any structure or device regulated by this Chapter is being used or occupied contrary to the provisions of this Code or in a dangerous or unsafe manner, the Building Official may order such use or occupancy discontinued by notice in writing served on any persons engaged in using or occupying or causing to be used or occupied such structure or device, and all such persons shall forthwith discontinue such use or occupancy until authorized by the Building Official to continue the same.

(Ord. 99-0040 § 68 (part), 1999.)

SECTION 6602 - AMUSEMENT DEVICES

6602.1 General.

All structures or devices regulated by this Section shall be constructed and maintained as required in Section 6601.

(Ord. 99-0040 § 68 (part), 1999.)

6602.4 Special Safety Measures.

In case of doubt, the Building Official, at any time, may order a structure or device regulated by this Chapter to be tested in his or her presence with loads equal to double the weight of the proposed occupants, loaded either uniformly or eccentrically.

When necessary for safety, the Building Official may limit the speed of operation of such devices or order sufficient alterations to make them safe.

(Ord. 99-0040 § 68 (part), 1999.)

6602.5 Exit Facilities.

Exits and exit passageways shall be provided from or between structures or devices to ensure safety in case of panic or disaster.

(Ord. 99-0040 § 68 (part), 1999.)

6602.6 Special Hazards.

Adequate fire-extinguishing apparatus shall be provided subject to the approval of the Building Official.

(Ord. 99-0040 § 68 (part), 1999.)

6602.7 Reinspection.

The Building Official may cause all structures and devices regulated by this Section to be reinspected, and fees for such inspection shall be paid as required by Section 107.

(Ord. 99-0040 § 68 (part), 1999.)

SECTION 6603 - REBOUND TUMBLING EQUIPMENT

Rebound tumbling equipment, as used in this Chapter and Section 107, is a fabric bed or surface designed to provide resilience by virtue of its own elasticity or that provided by an elastic or spring suspension system, or by both, within a stable and tested frame and intended to be used for jumping, bouncing or acrobatic tumbling.

(Ord. 99-0040 § 68 (part), 1999.)

SECTION 6604 - REBOUND TUMBLING CENTER

6604.1 General.

Rebound tumbling center, as used in this Chapter, is a place where rebound tumbling equipment is provided and maintained for public use and shall comply with Sections 6604.1 through 6604.6.

(Ord. 2016-0053 § 70, 2016; Ord. 99-0040 § 68 (part), 1999.)

4. Three feet (914 mm) from sides or corners to nearest fence, building or other similar construction.

The area surrounding the rebound tumbling equipment shall be surfaced to prevent a dust nuisance and have a reasonably level surface of pea gravel or equivalent type of material from a safety and dust control standpoint.

(Ord. 2016-0053 § 71, 2016; Ord. 99-0040 § 68 (part), 1999.)

6604.3 Construction of Pits.

Pits for rebound tumbling centers shall be so constructed that they will not interfere with the operation of the equipment and be of a depth not less than 3 feet (914 mm) nor more than 4 feet (1219 mm) at centers.

Such pits shall be so framed that the rebound tumbling equipment is held in a level position and is supported on a solid stable surface. Lumber used as framing for pits shall not be less than 2 inches (51 mm) in thickness and shall be securely connected together.

(Ord. 2016-0053 § 72, 2016; Ord. 99-0040 § 68 (part), 1999.)

6604.4 Construction of Equipment.

Precautionary measures shall be taken to prevent broken springs on rebound tumbling equipment disengaging from the assembly.

(Ord. 2016-0053 § 73, 2016; Ord. 99-0040 § 68 (part), 1999.)

6604.5 Use of Padding.

The frames of rebound tumbling equipment shall be completely padded to provide reasonable safety. Pads 2 inches (51 mm) thick filled with cotton liners shall be deemed to meet this requirement.

(Ord. 2016-0053 § 74, 2016; Ord. 99-0040 § 68 (part), 1999.)

6604.6 Fencing.

The entire rebound tumbling center shall be completely enclosed by fencing not less than 5 feet (1524mm) in height.

(Ord. 2016-0053 § 75, 2016; Ord. 99-0040 § 68 (part), 1999.)

6604.7 Inspection.

The Building Official shall inspect annually every rebound tumbling center.

(Ord. 2016-0053 § 76, 2016; Ord. 99-0040 § 68 (part), 1999.)

SECTION 6605 - AUTOMOBILE RACING FACILITIES

6605.1 Scope.

Every person or corporation owning or operating oval and other closed track automobile racing facilities shall erect and maintain protective fencing between grandstands or bleacher areas in accordance with Section 6605.2. This Section shall not apply where racing is limited to quarter midget cars, go-carts and similar smaller vehicles.

(Ord. 2016-0053 § 77, 2016; Ord. 99-0040 § 68 (part), 1999.)

3. When such surface is within 50 feet (15 240 mm) of grandstands or bleachers and such grandstands and bleachers are located within the infield or other area surrounded by the track.

(Ord. 2016-0053 § 77, 2016; Ord. 99-0040 § 68 (part), 1999.)

6605.2.2 Height.

Fencing shall extend 12 feet (3658 mm) above the highest grade of the racing surface.

(Ord. 2016-0053 § 77, 2016; Ord. 99-0040 § 68 (part), 1999.)

6605.2.3 Construction.

At and adjacent to curves, the fencing shall be of galvanized wire mesh, minimum No. 11 gauge, with a maximum spacing between wire of 2-1/2 inches (63 mm). Galvanized steel posts spaced not greater than 12 feet (3658 mm) on center shall be designed to resist a minimum loading of 100 pounds (444.83N) applied perpendicular to the fence 5 feet (1524 mm) from its base. Two-and-one-half-inch diameter (63 mm) standard weight, Schedule 40, steel pipe (2-7/8-inch [73 mm] outside diameter) embedded in a concrete foundation 3 feet (914 mm) deep and 18 inches (457 mm) in diameter will satisfy this requirement. Continuous seven-strand 1/4 inch (6.4 mm) diameter galvanized steel cable shall be provided horizontally at top and bottom of the fencing. Additional continuous 1/4 inch (6.4 mm) horizontal cables shall be provided at a 4-foot (1219 mm) maximum spacing. Such cable shall be mechanically fastened to the post.

At location other than curves, the spacing between wires may be increased to 4 inches (102 mm).

(Ord. 2016-0053 § 77, 2016; Ord. 99-0040 § 68 (part), 1999.)

6605.3 Curves.

For the purpose of this Section, curves are defined as those portions of the track having a radius of less than 1,000 feet (304.8 m) at the inside edge and shall include a distance of 50 feet (15 240 mm) from each end of the curve.

(Ord. 2016-0053 § 77, 2016; Ord. 99-0040 § 68 (part), 1999.)

CHAPTER 67 - SECURITY PROVISIONS

Title 26 of the Los Angeles County Code is amended by adding Chapter 67, entitled "SECURITY PROVISIONS," to read as follows:

SECTION 6701 - PURPOSE

The purpose of this Chapter is to set forth minimum standards of construction for resistance to unlawful entry.

(Ord. 99-0040 § 69 (part), 1999.)

SECTION 6702 - SCOPE

The provisions of this Chapter shall apply to enclosed Groups B, F, M, R, and S Occupancies and enclosed private garages.

prescribed by this Code when such alternate provides equivalent security based on a recommendation of the County Sheriff. Any alternate security provisions shall comply with Penal Code Section 14051.

(Ord. 2013-0048 § 71, 2013; Ord. 99-0040 § 69 (part), 1999.)

SECTION 6705 - DEFINITIONS

For the purpose of this Chapter, certain terms are defined as follows:

CYLINDER GUARD is a protective metal device of hardened steel or with a hardened steel insert that covers or surrounds the exposed portion of the lock cylinder for the purpose of protecting the cylinder from wrenching, prying, cutting, driving through, or pulling out by attack tools.

DEADBOLT is a bolt which has no automatic spring action and which is operated by a key cylinder, thumbturn or lever, and is positively held fast when in the projected position.

DEADLOCKING LATCH is a latch in which the latch bolt is positively held in the projected position by a guard bolt, plunger or auxiliary mechanism.

LATCH is a device for automatically retaining the door in a closed position upon its closing.

(Ord. 99-0040 § 69 (part), 1999.)

SECTION 6706 - TESTS—SLIDING GLASS DOORS

Panels shall be closed and locked. Tests shall be performed in the following order.

6706.1 Test A.

With the panels in the normal position, a concentrated load of 300 pounds (1334.5 N) shall be applied separately to each vertical pull stile incorporating a locking device, at a point on the stile within 6 inches (152.4 mm) of the locking device, in the direction parallel to the plane of glass that would tend to open the door.

(Ord. 99-0040 § 69 (part), 1999.)

6706.2 Test B.

Repeat Test A while simultaneously adding a concentrated load of 150 pounds (667.2 N) to the same area of the same stile in a direction perpendicular to the plane of glass toward the interior side of the door.

(Ord. 99-0040 § 69 (part), 1999.)

6706.3 Test C.

Repeat Test B with the 150-pound (667.2 N) force in the reversed direction toward the exterior side of the door.

(Ord. 99-0040 § 69 (part), 1999.)

6706.4 Tests D, E and F.

Repeat Tests A, B and C with the movable panel lifted upwards to its full limit within the confines of the door frame.

6707.1 Test A.

With the sliding sash in the normal position, a concentrated load of 150 pounds (667.2 N) shall be applied separately to each sash member incorporating a locking device, at a point on the sash member within 6 inches (152.4 mm) of the locking device, in the direction parallel to the plane of glass that would tend to open the window.

(Ord. 99-0040 § 69 (part), 1999.)

6707.2 Test B.

Repeat Test A while simultaneously adding a concentrated load of 75 pounds (333.6 N) to the same area of the same sash member in the direction perpendicular to the plane of glass toward the interior side of the window.

(Ord. 99-0040 § 69 (part), 1999.)

6707.3 Test C.

Repeat Test B with the 75 pounds (333.6 N) of force in the reversed direction toward the exterior side of the window.

(Ord. 99-0040 § 69 (part), 1999.)

6707.4 Tests D, E and F.

Repeat Tests A, B and C with the movable sash lifted upwards to its full limit within the confines of the window frame.

(Ord. 99-0040 § 69 (part), 1999.)

6707.5 Identification.

Sliding glass window assemblages subject to the provisions of this Section shall bear a label or other approved means of identification indicating compliance with these tests. The label shall be a type authorized through a recognized testing agency which provides periodic follow-up inspection service.

(Ord. 99-0040 § 69 (part), 1999.)

SECTION 6708 - DOORS—GENERAL

A door forming a part of the enclosure of a dwelling unit or of an area occupied by one tenant of a building shall be constructed, installed, and secured as set forth in Sections 6709, 6711 and 6712, when such door is directly reachable or capable of being reached from a street, highway, yard, court, passageway, corridor, balcony, patio, breezeway, private garage, portion of the building which is available for use by the public or other tenants, or similar area. A door enclosing a private garage with an interior opening leading directly to a dwelling unit shall also comply with said Sections 6709, 6710, 6711 and 6712.

(Ord. 99-0040 § 69 (part), 1999.)

SECTION 6709 - DOORS—SWINGING DOORS

6709.1 Swinging Wooden Doors.

Wood panel-type doors with panels fabricated of lumber not less than 1-3/8 inches (35 mm) thick, provided shaped portions of the panels are not less than 1/4 inch (6.4 mm) thick. Individual panels shall not exceed 300 square inches (0.19 m^2) in area. Stiles and rails shall be of solid lumber with overall dimensions of not less than 1-3/8 inches (35 mm) in thickness and 3 inches (76 mm) in width. Mullions shall be considered a part of adjacent panels unless sized as required herein for stiles and rails except mullions not over 18 inches (457 mm) long may have an overall width of not less than 2 inches (51 mm). Carved areas shall have a thickness of not less than 3/8 inches (9.5 mm). Dimensional tolerances published in recognized industry standards may be utilized.

(Ord. 2013-0048 § 72, 2013; Ord. 99-0040 § 69 (part), 1999.)

6709.1.3 Hollow-core Doors.

Hollow-core doors or doors less than 1-3/8 inches (35 mm) in thickness either of which are covered on the inside face with 16-gauge sheet metal attached with screws at 6 inches (152 mm) maximum centers around the perimeter.

Lights in doors shall be as set forth in Sections 6714 and 6715.

(Ord. 2013-0048 § 72, 2013; Ord. 99-0040 § 69 (part), 1999.)

6709.2 Single Swinging Door, Pair of Doors and Dutch Doors.

A single swinging door, the active leaf of a pair of doors, and the bottom leaf of Dutch doors shall be equipped with a deadbolt and a latch. If a key-locking feature is incorporated in the latching mechanism, a dead latch shall be used. The deadbolt and latch may be activated by one lock or by individual locks. Deadbolts shall contain hardened inserts, or equivalent, so as to repel cutting tool attack. The deadbolt lock or locks shall be key operated from the exterior side of the door and engaged or disengaged from the interior side of the door by a device not requiring a key, tool or excessive force.

EXCEPTIONS:

1. The latch may be omitted from doors in Group B Occupancies.
2. In other than residential occupancies, locks may be key-operated, or otherwise operated from the inside when not prohibited by Chapter 10 or other laws and regulations.
3. A swinging door of width greater than 5 feet (1524 mm) may be secured as set forth in Section 6711.
4. In residential occupancies, doors, other than means of egress doors complying with Section 1010 and emergency escape and rescue doors complying with Section 1030, may be equipped with security-type hardware which requires a key to release from the interior side of the door if the sleeping rooms are protected with a fire-warning system as set forth in Sections 907.2.11 and an automatic sprinkler system as required by Section 903.2.8.

A straight deadbolt shall have a minimum throw of l inch (25.4 mm) and the embedment shall not be less than 5/8 inch (15.9 mm) into the holding device receiving the projected bolt. A hook shape or expanding lug deadbolt shall have a minimum throw of 3/4 inch (19 mm). All deadbolts of locks which automatically activate two or more deadbolts shall embed at least 1/2 inch (12.7 mm), but need not exceed 3/4 inch (19 mm), into the holding devices receiving the projected bolts.

(Ord. 2016-0053 § 79, 2016; Ord. 2013-0048 § 72, 2013; Ord. 2010-0053 § 78, 2010; Ord. 2007-0108 § 27 (part), 2007; Ord. 99-0040 § 69 (part), 1999.)

6709.3 Inactive Leaf of a Pair of Door or Upper Leaf of a Dutch Door.

(Ord. 2013-0048 § 72, 2013; Ord. 99-0040 § 69 (part), 1999.)

6709.4 Door Stops.

Door stops on wooden jambs for in-swinging doors shall be of one-piece construction with the jamb or joined by a rabbet.

(Ord. 2013-0048 § 72, 2013; Ord. 99-0040 § 69 (part), 1999.)

6709.5 Nonremovable Pins.

Nonremovable pins shall be used in pin-type hinges which are accessible from the outside when the door is closed.

(Ord. 2013-0048 § 72, 2013; Ord. 99-0040 § 69 (part), 1999.)

6709.6 Cylinder Guards.

Cylinder guards shall be installed on cylinder locks for deadbolts whenever the cylinder projects beyond the outside face of the door or is otherwise accessible to attack tools.

(Ord. 2013-0048 § 72, 2013; Ord. 99-0040 § 69 (part), 1999.)

SECTION 6710 - DOORS: SLIDING GLASS DOORS

Sliding glass doors shall be equipped with locking devices and shall be so installed that, when subjected to tests specified in Section 6706, they remain intact and engaged. Movable panels shall not be rendered easily openable or removable from the frame during or after the tests.

Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in hollow-metal doors whenever the cylinder projects beyond the face of the door or is otherwise accessible to gripping tools.

Locking devices installed on sliding glass doors complying with Sections 1010 and 1030 shall be releasable from the inside without the use of a key, tool, or excessive force.

(Ord. 2016-0053 § 80, 2016; Ord. 2010-0053 § 79, 2010; Ord. 2007-0108 § 27 (part), 2007; Ord. 99-0040 § 69 (part), 1999.)

SECTION 6711 - DOORS—OVERHEAD AND SLIDING DOORS

Metal or wooden overhead and sliding doors shall be secured with a deadbolt lock, padlock with a hardened steel shackle, or equivalent when not otherwise locked by electric power operation. Locking devices, when installed at the jamb of metal or wooden overhead doors, shall be installed on both jambs when such doors exceed 9 feet (2743 mm) in width. Metal or wooden sliding doors exceeding 9 feet (2743 mm) in width and provided with a jamb-locking device shall have the door side opposite the lock restrained by a guide or retainer.

Cylinder guards shall be installed on all mortise or rim-type cylinder locks installed in hollow-metal doors whenever the cylinder projects beyond the face of the door or is otherwise accessible to gripping tools.

(Ord. 99-0040 § 69 (part), 1999.)

SECTION 6712 - DOORS—METAL ACCORDION GRATE OR GRILLE-TYPE DOORS

building shall be constructed, installed and secured as set forth in Sections 6714 and 6715, when the bottom of such window, skylight or light is not more than 16 feet (4877 mm) above the grade of a street, highway, yard, court, passageway, corridor, balcony, patio, breezeway, private garage, portion of the building which is available for use by the public or other tenants, or similar area.

A window enclosing a private garage with an interior opening leading directly to a dwelling unit shall also comply with said Sections 6714 and 6715.

(Ord. 99-0040 § 69 (part), 1999.)

SECTION 6714 - LIGHTS—MATERIAL

Lights within 40 inches (1016 mm) of a required locking device on a door when in the closed and locked position and openable from the inside without the use of a key, and lights with a least dimension greater than 6 inches (152.4 mm) but less than 48 inches (1219.2 mm) in Groups B, F, M and S Occupancies, shall be fully tempered glass, laminated glass of at least 1/4 inch (6.4 mm) thickness, approved burglary-resistant material, or guarded by metal bars, screens or grilles in an approved manner.

(Ord. 99-0040 § 69 (part), 1999.)

SECTION 6715 - LIGHTS—LOCKING DEVICES

6715.1 Emergency Egress Windows.

Locking devices installed on windows providing the emergency egress required by Section 1030 shall be releasable from the inside without use of a key, tool, or excessive force.

(Ord. 2016-0053 § 81, 2016; Ord. 2013-0048 § 73, 2013; Ord. 2010-0053 § 80, 2010; Ord. 2007-0108 § 27 (part), 2007; Ord. 99-0040 § 69 (part), 1999.)

6715.2 Sliding Glass Windows.

Sliding glass windows shall be provided with locking devices that, when subject to the tests specified in Section 6707, remain intact and engaged. Movable panels shall not be rendered easily openable or removable from the frame during or after the tests.

(Ord. 2013-0048 § 73, 2013; Ord. 99-0040 § 69 (part), 1999.)

6715.3 Other Openable Windows.

Other openable windows shall be provided with substantial locking devices which render the building as secure as the devices required by this Section. In Groups B, F, M and S Occupancies, such devices shall be a glide bar, bolt, cross bar, and/or padlock with hardened steel shackle.

(Ord. 2013-0048 § 73, 2013; Ord. 99-0040 § 69 (part), 1999.)

6715.4 Special Types of Windows.

Louvered windows, except those above the first story in Group R Occupancies which cannot be reached without a ladder, shall be of material or guarded as specified in Section 6714 and individual panes shall be securely fastened by mechanical fasteners requiring a tool for removal and not accessible on the outside when the window is in the closed position.

6717.1 Wooden Hatchways.

Wooden hatchways of less than 1-3/4-inch (44 mm)-thick solid wood shall be covered on the inside with 16-gauge sheet metal attached with screws at 6-inch (152 mm) maximum centers around perimeter.

(Ord. 2013-0048 § 74, 2013; Ord. 99-0040 § 69 (part), 1999.)

6717.2 Hatchways, Scuttles and Similar Openings.

The hatchway, scuttle and similar openings shall be secured from the inside with a slide bar, slide bolt, and/or padlock with a hardened steel shackle.

(Ord. 2013-0048 § 74, 2013; Ord. 99-0040 § 69 (part), 1999.)

6717.3 Outside Pin-type Hinges.

Outside pin-type hinges shall be provided with nonremovable pins or a means by which the door cannot be opened through removal of hinge pins while the door is in the closed position.

(Ord. 2013-0048 § 74, 2013; Ord. 99-0040 § 69 (part), 1999.)

6717.4 Other Types of Openings.

Other openings exceeding 96 square inches (0.062 m^2) with a least dimension exceeding 8 inches (203 mm) shall be secured by metal bars, screens or grilles in an approved manner.

(Ord. 2013-0048 § 74, 2013; Ord. 99-0040 § 69 (part), 1999.)

CHAPTER 68 - EXPEDITED PERMITTING FOR SMALL RESIDENTIAL ROOFTOP SOLAR ENERGY SYSTEMS

Title 26 of the Los Angeles County Code is amended by adding Chapter 68, entitled "EXPEDITED PERMITTING FOR SMALL RESIDENTIAL ROOFTOP SOLAR ENERGY SYSTEMS," to read as follows:

SECTION 6801 - SCOPE

The provisions of this Chapter are intended to help the State of California reach its economic, energy and environmental goals by providing a standardized and streamlined permitting process to encourage the use of small residential rooftop solar energy systems. This Chapter shall apply to the permitting process for small residential rooftop solar energy systems that meet the requirements of Section 6807, which are installed on a one- or two-family dwelling and involve either a photovoltaic system that is no larger than 10 kilowatts alternating current, or a solar thermal system for residential service water heating and solar pool heating that is no larger than 30 kilowatts thermal.

(Ord. 2015-0034, § 1, 2015.)

SECTION 6802 - DEFINITIONS

rating, or a solar thermal system for residential service water heating and solar pool heating that is no larger than 30 kilowatts thermal.

SOLAR ENERGY SYSTEM. Solar energy system shall mean either of the following:

1. Any solar collector or other solar energy device whose primary purpose is to provide for the collection, storage, and distribution of solar energy for electricity generation, space heating or cooling, or for water heating.
2. Any structural design feature of a building, whose primary purpose is to provide for the collection, storage, and distribution of solar energy for electricity generation, space heating or cooling, or for water heating.

(Ord. 2016-0053 § 82, 2016; Ord. 2015-0034, § 1, 2015.)

SECTION 6803 - APPLICATION FOR PERMITS

The application for a permit shall meet the requirements of Section 106.4 and may be submitted in person or electronically through the online submittal system maintained by the Building Official. Prior to submitting the application for an expedited permit, the applicant shall verify that the installation meets all criteria in Section 6807 to qualify for expedited permit issuance. Upon receipt of a complete small residential rooftop solar energy system application, plan check review will be completed within one to three business days.

(Ord. 2015-0034, § 1, 2015.)

SECTION 6804 - PERMITS

Upon approval of a permit application by the Building Official, a building, electrical or plumbing permit, as applicable, will be issued for the work described in the application. A combined solar energy permit may be issued for photovoltaic system installation, which will include all building and electrical work. The combined solar energy permit is subject to the requirements of this Code and the Electrical Code.

(Ord. 2016-0053 § 83, 2016; Ord. 2015-0034, § 1, 2015.)

SECTION 6805 - FEES

Permit fees for the installation of small residential rooftop solar energy systems shall be charged according to the applicable fees prescribed in Section 107 of this Code, Section 82-8 of the Electrical Code, and Sections 103.10 and 103.11 of the Plumbing Code, as applicable. The combined solar energy permit fee for small residential rooftop photovoltaic systems shall not exceed the amount set forth in Government Code section 66015 or other applicable law.

When an incomplete application is submitted, a written correction notice detailing all deficiencies in the application and any additional information required to be eligible for expedited permit issuance will be issued.

(Ord. 2019-0056 § 66, 2019; Ord. 2016-0053 § 84, 2016; Ord. 2015-0034, § 1, 2015.)

SECTION 6806 - INSPECTIONS

6806.1 General.

1. Fastening of roof mounting system to structural framing members.
2. Grounding and bonding of panels.
3. Nameplates of modules and inverters.

If the small residential rooftop solar energy system fails inspection, subsequent inspections are authorized until the work is approved by the Building Official.

(Ord. 2015-0034, § 1, 2015.)

SECTION 6807 - SMALL RESIDENTIAL ROOFTOP SOLAR ENERGY SYSTEM REQUIREMENTS

6807.1 General.

The design of small residential rooftop solar energy systems shall comply with this Section to qualify for expedited permit issuance.

6807.2 Height Limit.

The solar panel or module array shall not exceed the maximum legal building height as defined in the Los Angeles County Planning and Zoning Code, Building Code, and Residential Code, or other applicable legal authority, based on the most restrictive provision.

6807.3 Solar Permitting Guidebook.

The submitted plans must comply with Building Code Manual 6807, Article 1, including its checklist and standard plans as developed in substantial conformance with the California Solar Permitting Guidebook adopted by the Governor's Office of Planning and Research and as adopted by the Building Official.

6807.4 Minimum Photovoltaic System Standards.

The photovoltaic system shall be identified and listed for the application as referenced in the Electrical Code.

6807.5 Minimum Solar Thermal System Standards.

The solar thermal systems shall be certified by Solar Rating and Certification Corporation or other approved listing agencies as specified in the Plumbing Code.

6807.6 Compliance With Laws.

The solar energy system shall also comply with all other applicable Los Angeles County Codes and California health and safety laws.

(Ord. 2015-0034, § 1, 2015.)

CHAPTER 69 - TRAILER COACHES

Title 26 of the Los Angeles County Code is amended by adding Chapter 69, entitled "TRAILER COACHES", to read as follows:

2. In a camp, park or labor camp, regulated by a governmental agency.
3. When stored for sales or display purposes and not otherwise used or occupied.
4. When temporarily used by a caretaker on a construction project.
5. When stored and not used for living or sleeping purposes.

(Ord. 2013-0048 § 75, 2013; Ord. 99-0040 § 70 (part), 1999.)

SECTION 6903 - PERMIT REQUIRED

A trailer coach shall not be used, maintained or occupied contrary to the provisions of this Chapter and the applicable State laws and regulations. Before using a trailer coach for living or sleeping purposes a person shall obtain a permit to do so from the Building Official. If the time during which a trailer coach may be so used is limited by the provisions of Title 22 - Planning and Zoning of the Los Angeles County Code, then the permit hereunder shall also be so limited. Otherwise the permit is valid until revoked.

(Ord. 2013-0048 § 76, 2013; Ord. 99-0040 § 70 (part), 1999.)

SECTION 6904 - APPLICATION AND FEE REQUIRED

To obtain such a permit an application in writing shall be filed with the Building Official accompanied by a fee as required by Section 107. This fee shall be the permit fee if the permit can legally be issued and which shall otherwise be retained by the Department to cover the cost of investigation and inspection. The application shall:

1. Describe the property on which the trailer coach is or will be during the period of such use.
2. Give a legal description of such property.
3. Give the date on which such use will begin.
4. State that (a) any sanitary facilities of the trailer coach will be sealed so that they cannot be used on the property or (b) the sewage disposal system for the trailer coach will comply with the Plumbing Code, Title 28 of the Los Angeles County Code, and other local and State regulations governing plumbing for trailers.
5. Include the current State license number.
6. Give other information as the Building Official may require.

EXCEPTION: An application for a trailer coach on premises on which has existed a residence damaged or destroyed due to a major disaster within the previous six months shall be exempt from the required fee.

(Ord. 99-0040 § 70 (part), 1999.)

SECTION 6905 - CONDITIONS OF PERMIT

Permits required by Section 6903 shall be subject to the following conditions:

1. Such use will not violate any law, statute, of this or any other ordinance.
2. The trailer coach has a current valid state vehicle license.
3. The trailer coach is the only occupied trailer coach on the premises.
4. The trailer coach is, or will be, maintained in a sanitary and safe manner, and is not a nuisance.

adequate toilet and sanitary facilities located within 200 feet (60.960 mm) of such trailer coach, authorizing the use of such toilet and sanitary facilities at all times during the day and night for the life of the permit.

(Ord. 99-0040 § 70 (part), 1999.)

SECTION 6906 - REVOCATION OF PERMITS

The Building Official may, in the exercise of reasonable discretion, revoke any permit issued pursuant to this Chapter if, after due investigation, and after a hearing, not less than five days written notice of which is given to the permittee, the Building Official determines that the holder thereof has violated any of the provisions of this Chapter or any other ordinance. Written notice of such revocation shall be posted on the trailer coach or personally delivered, if the person to whom the permit was issued is on the property.

(Ord. 99-0040 § 70 (part), 1999.)

SECTION 6907 - OTHER PERMITS REQUIRED

Permits issued under the provisions of this Chapter convey no right to erect any building or do any plumbing work or do any electrical work. Regular building, plumbing, electrical and other permits shall be secured for all such work.

(Ord. 99-0040 § 70 (part), 1999.)

SECTION 6908 - VALIDITY OF PERMIT

A permit issued pursuant to this Chapter gives no person a vested right to continue to use a trailer coach. The Board of Supervisors reserves the right at any time to enact any ordinance prohibiting any use of trailer coaches which the Board of Supervisors finds will be detrimental to the public peace, health, safety or general welfare, and every person obtaining a permit pursuant to this Chapter take such permit upon such understanding.

(Ord. 99-0040 § 70 (part), 1999.)

CHAPTER 94 - REPAIR OF WELDED STEEL MOMENT FRAME BUILDINGS LOCATED IN HIGH EARTHQUAKE DAMAGED AREAS

Title 26 of the Los Angeles County Code is amended by adding Chapter 94, entitled "REPAIR OF WELDED STEEL MOMENT FRAME BUILDINGS LOCATED IN HIGH EARTHQUAKE DAMAGED AREAS," to read as follows:

SECTION 9401 - PURPOSE

This Chapter provides systematic procedures and standards for identification of welded steel moment frame buildings, and time periods under which these buildings are required to be structurally inspected and repaired. Where inspection finds damage, this Chapter requires the building to be repaired or demolished. This Chapter sets forth minimum standards for structural seismic resistance to reduce the risk of loss of life and injury by the inspection and repair of lateral load resisting welded steel moment frame connections. Compliance with these standards will not necessarily prevent loss of life or injury, or prevent earthquake damage to repaired buildings. This Chapter does not require existing electrical, plumbing, mechanical or fire safety systems to be altered.

event of a disaster, such as jails, detention facilities, and courthouses, or

3. Located within the following earthquake high-damage areas.

(Ord. 2013-0048 § 77, 2013; Ord. 2002-0076 § 139, 2002; Ord. 99-0040 § 73 (part), 1999.)

9402.2 Earthquake High Damage Areas.

The January 17, 1994 Northridge earthquake high-damage areas are defined as:

1. That unincorporated portion of Los Angeles County known as Universal City and bounded by the Los Angeles River and the City of Los Angeles on the north, and bounded on the east, south and west by westerly, northerly and easterly boundaries of the City of Los Angeles.
2. That unincorporated portion of Los Angeles County bounded on the south by the northerly boundary of the City of Los Angeles, bounded on the west by the easterly boundary of Ventura County, bounded on the north by State Highway 126, and bounded on the East and North by the westerly and southerly boundaries of the City of Santa Clarita and the Antelope Valley Freeway.

(Ord. 99-0040 § 73 (part), 1999.)

9402.3 Preliminary Identification of Buildings.

Preliminary identification of buildings under the scope of this Chapter shall include the following:

1. Field survey;
2. Review of construction documents on file with the Building Official.

(Ord. 99-0040 § 73 (part), 1999.)

SECTION 9403 - DEFINITIONS

For purposes of this Chapter, the applicable definitions identified in Chapter 16 of this Code and the following definitions apply:

WELDED STEEL MOMENT FRAME is a form of steel building where lateral loads are resisted, in part, by welded beam-to-column connections designed to resist bending moments.

(Ord. 2016-0053 § 85, 2016; Ord. 2007-0108 § 29 (part), 2007; Ord. 99-0040 § 73 (part), 1999.)

SECTION 9404 - ADMINISTRATION

9404.1 Service of Order.

The Department of Public Works shall identify those buildings within the scope of this Chapter and shall take reasonable measures to issue an Inspection and Repair Compliance Order as provided in this Section.

(Ord. 99-0040 § 73 (part), 1999.)

9404.2 Contents of Order.

The owner may appeal the Building Official's initial determination that the building is within the scope of this Chapter by submitting building plans of existing construction to the Building Official which clearly document structural systems and connections and thereby establish that the structural system is not a welded steel moment frame. Alternately, the owner may appeal the Building Official's initial determination that the building is within the scope of this Chapter to the Building Board of Appeals established by Section 105. Such appeal shall be filed with the Board within 30 days from the date of service of the order described in Section 9404.2. Any such appeal shall be heard by the Board no later than 90 days after the date that the appeal is filed. Such appeal shall be made in writing and the grounds thereof shall be stated clearly and concisely. All materials which the appellant wishes considered by the Building Board of Appeals shall be submitted to the Board 14 calendar days before the hearing.

If no appeal is filed within 30 days of the date the Inspection and Repair Compliance Order is served, the building shall be considered to be within the scope of this Chapter.

Appeals and requests for modifications to satisfy requirements of this Chapter other than appeal of the requirements of the Inspection and Repair Compliance Order shall be made in accordance with the normal appeal procedures established in Sections 104.2.7 and 105.

(Ord. 2002-0076 § 141, 2002; Ord. 99-0040 § 73 (part), 1999.)

9404.4 Recordation.

At or about 30 days after the Inspection and Repair Compliance Order is served, or in the case of an appeal, when the Building Official or Appeals Board determines the building is within the scope of this Chapter, the Department of Public Works shall file with the Office of the County Recorder a certificate stating that the subject building is considered to be within the scope of Chapter 94. The certificate shall state that the owner thereof has been ordered to structurally inspect the building and, if necessary, to structurally repair or demolish the building as set forth in Chapter 94. If the building is subsequently determined by the Department of Public Works not to be within the scope of this Chapter, or is demolished, or is modified so as to meet the requirements of this Chapter, the Department of Public Works shall file with the Office of the County Recorder a certificate terminating the status of the subject building as being classified within the scope of Chapter 94.

(Ord. 99-0040 § 73 (part), 1999.)

9404.5 Enforcement.

If the owner fails to comply with the Inspection and Repair Compliance Order issued by the Department of Public Works pursuant to this Chapter or with rulings by the Building Board of Appeals within the time limits set forth in Section 9405 and Table 94-A, the Department of Public Works may order the entire building vacated and maintained vacated until such compliance has been accomplished. If, within 90 days after the date the building has been ordered vacated, or within such additional time as may have been granted by the Building Board of Appeals, the owner has still not complied with the Inspection and Repair Compliance Order issued by the Department of Public Works pursuant to this Chapter or with the rulings by the Building Board of Appeals, the Department of Public Works may order demolition of the building in accordance with the provisions of Section 102 of this Code.

(Ord. 2002-0076 § 142, 2002; Ord. 99-0040 § 73 (part), 1999.)

9404.6 Prosecution.

(Ord. 2002-0076 § 143, 2002.)

SECTION 9404 - GENERAL REQUIREMENTS

The owner of each building within the scope of this Chapter shall, upon service of an Inspection and Repair Compliance Order, cause a structural inspection of certain welded steel moment frame connections that resist seismic lateral loading in the building to be made by a structural engineer licensed in the State of California. The number and location of connections to be inspected shall be selected by the structural engineer and approved by the building official prior to inspection. The structural engineer shall prepare and submit an inspection report stating whether or not the building has damage to these connections. The inspection report shall include the results of any ultrasonic tests or the results of other approved methods of testing connections. If the inspection report indicates there are damaged connections, the report shall state the number of damaged connections and the owner shall either obtain a demolition permit and demolish the building or submit plans and procedures prepared by a structural engineer for repair of connections, obtain a permit for the repair and perform the repair work.

The owner shall submit the required structural analysis, obtain any necessary permits and commence and complete the required construction or demolition within the time limits set forth in Table 94-A. These time limits shall run from the date the Inspection and Repair Compliance Order is served.

Once an Inspection and Repair Compliance Order has been served, buildings within the scope of this Chapter may not be structurally altered, remodeled or added to without first complying with the provisions of this Chapter unless the Building Official determines that the alteration is minor in nature.

(Ord. 2007-0108 § 29 (part), 2007; Ord. 2002-0076 § 144, 2002; Ord. 99-0040 § 73 (part), 1999.)

TABLE 94-A

TIME LIMITS FOR COMPLIANCE WITH INSPECTION AND REPAIR COMPLIANCE ORDER[1,2]

SUBMIT INSPECTION REPORT WITHIN	OBTAIN PERMIT WITHIN	COMMENCE REPAIR OR DEMOLITION WITHIN	REPAIR COMPLETE OR DEMOLITION WITHIN
12 months	18 months [3]	24 months [3]	36 months [3]

[1] All dates are measured from the date the inspection and repair compliance order is served pursuant to Section 9404.

[2] For any work required by this Chapter, the time limits shown herein shall supersede the time limits specified in Section 106.5.4.

[3] These time limits may be extended by 12 months at the discretion of the Building Official provided the owner has demonstrated a good faith effort to meet the requirements of this Chapter. A maximum of two such extensions may be granted.

(Ord. 2013-0048 § 79, 2013; Ord. 2002-0076 § 145, 2002; Ord. 99-0040 § 73 (part), 1999.)

CHAPTER 95 - EARTHQUAKE HAZARD REDUCTION FOR EXISTING CONCRETE TILT-UP BUILDINGS

anchorage to the horizontal diaphragm.

This Chapter provides systematic procedures and standards for identification of such concrete tilt-up wall buildings, and time periods under which these buildings are required to be structurally analyzed and anchored. Where analysis finds deficiencies, this Chapter requires the building to be strengthened or demolished.

This Chapter sets forth minimum standards for structural seismic resistance to reduce the risk of loss of life and injury by the installation of wall anchors and connections to the horizontal diaphragms. Compliance with these standards will not necessarily prevent loss of life or injury, or prevent earthquake damage to rehabilitated buildings. This Chapter does not require existing electrical, plumbing, mechanical or fire protection systems to be altered.

(Ord. 2013-0048 § 80, 2013; Ord. 99-0040 § 74 (part), 1999.)

SECTION 9502 - SCOPE

The provisions of this Chapter shall apply to all tilt-up concrete wall buildings with flexible diaphragms constructed, under construction, or for which a building permit was issued prior to April 13, 1975.

(Ord. 2016-0053 § 86, 2016; Ord. 2007-0108 § 30 (part), 2007; Ord. 99-0040 § 74 (part), 1999.)

SECTION 9503 - DEFINITIONS

For purposes of this Chapter, the applicable definitions contained in this Code and the following definitions shall apply:

ESSENTIAL FACILITIES is defined as any building conforming to the definition of essential facilities as set forth in Chapter 2.

FLEXIBLE DIAPHRAGMS is defined as roofs and floors such as those sheathed with plywood, wood decking (1-by or 2-by) or metal decks without concrete topping slabs.

TILT-UP CONCRETE WALL is a form of precast concrete panel construction, where the panel is either cast at the construction site in a horizontal position, or offsite and, after curing, incorporated into the structure of the building, in a vertical position.

(Ord. 2016-0053 § 87, 2016; Ord. 2013-0048 § 81, 2013; Ord. 2007-0108 § 30 (part), 2007; Ord. 2002-0076 § 146, 2002; Ord. 99-0040 § 74 (part), 1999.)

SECTION 9504 - ADMINISTRATION

9504.1 Service of Order.

The Department of Public Works shall attempt to identify those buildings within the scope of this Chapter and shall take reasonable measures to issue an Earthquake Hazard Reduction Compliance Order as provided in this Section.

(Ord. 99-0040 § 74 (part), 1999.)

9504.2 Contents of Order.

The Earthquake Hazard Reduction Compliance Order shall be in writing and shall be served either personally or by mail, postage prepaid, upon the owner as shown on the last equalized assessment, or by posting on the building. The order shall specify that the building appears to be within the scope of this Chapter and, therefore, is required to meet the minimum seismic standards of this

Appeals and requests for modifications from any other determinations, orders or actions of the Department of Public Works pursuant to this Chapter shall be made in accordance with the normal appeal procedures established in Sections 104.2.7 and 105.

(Ord. 2002-0076 § 148, 2002; Ord. 99-0040 § 74 (part), 1999.)

9504.4 Recordation.

At or about the time that the Earthquake Hazard Reduction Compliance Order is served, the Department of Public Works shall file with the Office of the County Recorder a certificate stating that the subject building appears to be within the scope of Chapter 95. The certificate shall state that the owner thereof has been ordered to structurally analyze the building and, if necessary, to structurally alter or demolish the building as set forth in Chapter 95. The certificate shall also state that the owner has 60 days from the date of the order to appeal the determination that the subject building is within the scope of Chapter 95 and that if such an appeal is not submitted, the determination will be final and binding.

If the building is subsequently determined by the Department of Public Works not to be within the scope of this Chapter, or is demolished, or is modified so as to meet the requirements of this Chapter, the Department of Public Works shall file with the Office of the County Recorder a certificate terminating the status of the subject building as being classified within the scope of Chapter 95.

(Ord. 2002-0076 § 149, 2002; Ord. 99-0040 § 74 (part), 1999.)

9504.5 Enforcement.

If the owner of the subject building fails to comply with any order issued by the Department of Public Works pursuant to this Chapter, the Department of Public Works may order the entire building vacated and maintained vacated until such compliance has been accomplished. If, within 90 days after the date the building has been ordered vacated, or within such additional time as may have been granted by the Building Board of Appeals, the owner or other person in charge or control of the subject building has still not complied with any order issued pursuant to this Chapter, the Department of Public Works may order demolition of the building in accordance with the provisions of Section 102 of this Code.

(Ord. 2002-0076 § 150, 2002; Ord. 99-0040 § 74 (part), 1999.)

9504.6 Prosecution.

In case the owner shall fail, neglect or refuse to comply with the directions in the Earthquake Hazard Reduction Compliance Order (if neither the owner nor any other person requests a hearing) or with any order of the Building Board of Appeals, the owner shall be guilty of a misdemeanor and the building official may cause such owner of the building or property to be prosecuted as a violator of this Code.

(Ord. 2002-0076 § 151 (part), 2002.)

9504.7 Other Abatement Procedures.

The provisions of this Chapter shall not in any manner limit or restrict the County or the District Attorney from enforcing County Ordinances or abating public nuisances in any other manner provided by law.

(Ord. 2002-0076 § 151 (part), 2002.)

SECTION 9505 - GENERAL REQUIREMENTS

alteration or demolition within the time limits set forth in Table 95-A. These time limits shall run from the date the Earthquake Hazard Reduction Compliance Order is served.

Once an Earthquake Hazard Reduction Compliance Order has been served, buildings within the scope of this Chapter may not be structurally altered, remodeled or added to without first complying with the provisions of this Chapter unless the Building Official determines that the alteration is minor in nature.

(Ord. 2002-0076 § 152, 2002; Ord. 99-0040 § 74 (part), 1999.)

9505.2 Alteration and repairs.

Alterations and repairs required to meet the provisions of this Chapter shall comply with applicable structural requirements of this Code unless specifically modified in this Chapter.

(Ord. 2016-0053 § 88, 2016.)

9505.3 Requirements for plans.

The plans shall accurately reflect the results of the engineered investigation and design and shall show all pertinent dimensions and sizes for plan review and construction. The following shall be provided:

1. Floor plans and roof plans shall show existing framing construction, diaphragm construction, proposed wall anchors, cross-ties and collectors. Existing nailing, anchors, cross-ties and collectors shall also be shown on the plans if they are considered part of the lateral force-resisting systems.
2. At elevations where there are alterations or damage, details shall show roof and floor heights, dimensions of openings, locations and extent of existing alterations or damage and proposed repairs.
3. Typical wall panel details and sections with panel thickness, height, pilasters and location of anchors shall be provided.
4. Details shall include existing and new anchors and the method of developing anchor forces into the diaphragm framing, existing and/or new cross-ties, and existing and/or new or improved support of roof and floor girders at pilasters or walls.
5. The basis for design and the applicable Building Code used for the design shall be stated on the plans.
6. Plans submitted pursuant to the provisions of this Chapter shall be signed by the licensed civil or structural engineer or architect responsible for the seismic analysis of the building and shall comply with the requirements of this Code and this Section.

(Ord. 2016-0053 § 88, 2016.)

9505.4 Structural observation, testing, inspection.

Structural observation, in accordance with Section 1704.6, shall be required for all structures in which seismic retrofit is being performed in accordance with this Chapter. Structural observation shall include visual observation of work for conformance to the approved construction documents and confirmation of existing conditions assumed during design.

Structural testing and inspection for new construction materials shall be in accordance with this Code, except as modified by this Chapter.

The elements of the wall anchorage system shall be designed in accordance with this Code without the use of the 1.33 short duration allowable stress increase when using allowable stress design.

Wall anchors shall be provided to resist out-of-plane forces, independent of existing shear anchors.

Exception: Existing cast-in-place shear anchors may be used as wall anchors if the tie element can be readily attached to the anchors and if the engineer or architect can establish tension values for the existing anchors through the use of approved as-built plans or testing, and thorough analysis showing that the bolts are capable of resisting the total shear load (including dead load) while being acted upon by the maximum tension force due to earthquake. Criteria for analysis and testing shall be determined by the Building Official.

Expansion anchors are only allowed with special inspection and approved testing for seismic loading.

Attaching the edge of plywood sheathing to steel ledgers does not comply with the positive anchoring requirements of this Chapter. Attaching the edge of steel decks to steel ledgers is not considered as providing the positive anchorage of this Chapter unless testing and/or analysis is performed to establish shear values for the attachment perpendicular to the edge of the deck. Where steel decking is used as a wall anchor system, the existing connections shall be subject to field verification and the new connections shall be subject to special inspection.

(Ord. 2016-0053 § 89, 2016; Ord. 2013-0048 § 82, 2013; Ord. 2007-0108 § 30 (part), 2007; Ord. 99-0040 § 74 (part), 1999.)

9506.3 Development of Anchor Loads into the Diaphragm.

Development of anchor loads into roof and floor diaphragms shall comply with Section 1613 of this Code, using horizontal forces that are 75 percent of those used for new construction.

Exception: If continuously tied girders are present, then the maximum allowable spacing between the continuity ties is the greater of the girder spacing or 24 feet (7314 mm). Added chords of diaphragms may be used to form subdiaphragms to transmit the anchorage forces to the main continuous cross-ties. The maximum shear used to determine the depth of the subdiaphragm shall not exceed 75 percent of the maximum diaphragm shear.

In wood diaphragms, anchorage shall not be accomplished by use of toenails or nails subject to withdrawal. Wood ledgers, top plates or framing shall not be used in cross-grain bending or cross-grain tension. The continuous ties required by Section 1613 of this Code shall be in addition to the diaphragm sheathing.

Lengths of development of anchor loads in wood diaphragms shall be based on existing field nailing of the sheathing unless existing edge nailing is positively identified on the original construction plans or at the site.

(Ord. 2016-0053 § 89, 2016; Ord. 2010-0053 § 81, 2010; Ord. 99-0040 § 74 (part), 1999.)

9506.4 Anchorage at Pilasters.

Anchorage of pilasters shall be designed for the tributary wall anchoring load per Section 9506.1 of this Code, considering the wall as a two-way slab. The edges of the two-way slab shall be considered fixed when there is continuity at pilasters and shall be considered pinned at roof and floor. The pilasters or the walls immediately adjacent to the pilasters shall be anchored directly to the roof framing such that the existing vertical anchor bolts at the top of the pilasters are by-passed without permitting tension or shear failure at the top of the pilasters.

(Ord. 2016-0053 § 89, 2016.)

9506.6 Combination of Anchor Types.

New anchors used in combination on a single framing member shall be of compatible behavior and stiffness.

(Ord. 2016-0053 § 89, 2016.)

9506.7 Anchorage at Interior Walls.

Existing interior reinforced concrete or reinforced masonry walls that extend to the floor above or to the roof diaphragm shall be anchored for out-of-plane forces per Sections 9506.1 and 9506.3. Walls extending through the roof diaphragm shall be anchored for out-of-plane forces on both sides, and continuity ties shall be spliced across or continuous through the interior wall to provide diaphragm continuity.

(Ord. 2016-0053 § 89, 2016.)

9506.8 Collectors.

If collectors are not present at reentrant corners or interior shear walls, they shall be provided. Existing or new collectors shall be designed for the capacity required to develop into the diaphragm a force equal to the lesser of the rocking or shear capacity of the reentrant wall or the tributary shear based on 75 percent of the horizontal forces specified in Chapter 16 of this Code. The capacity of the collector need not exceed the capacity of the diaphragm to deliver loads to the collector. A connection shall be provided from the collector to the reentrant wall to transfer the full collector force (load). If a truss or beam other than a rafter or purlin is supported by the reentrant wall or by a column integral with the reentrant wall, then an independent secondary column is required to support the roof or floor members whenever rocking or shear capacity of the reentrant wall is less than the tributary shear.

(Ord. 2016-0053 § 89, 2016.)

9506.9 Mezzanines.

Existing mezzanines relying on reinforced concrete or reinforced masonry walls for vertical and/or lateral support shall be anchored to the walls for the tributary mezzanine load. Walls depending on the mezzanine for lateral support shall be anchored per Sections 9506.1, 9506.2 and 9506.3.

Exception: Existing mezzanines that have independent lateral and vertical support need not be anchored to the walls.

(Ord. 2016-0053 § 89, 2016.)

SECTION 9507 - MATERIALS OF CONSTRUCTION

All materials permitted by this Code, including their appropriate strength or allowable stresses, may be used to meet the requirements of this Chapter.

(Ord. 2016-0053 § 90, 2016; Ord. 99-0040 § 74 (part), 1999.)

TABLE 95-A

[1] All dates are measured from the date the Earthquake Hazard Reduction Compliance Order is served pursuant to Section 9504.

[2] For any work required by this Chapter, the time limits shown herein shall supersede the time limits specified in Section 106.5.4.

(Ord. 2013-0048 § 84, 2013; Ord. 2002-0076 § 154, 2002; Ord. 99-0040 § 74 (part), 1999.)

CHAPTER 96 - EARTHQUAKE HAZARD REDUCTION FOR EXISTING UNREINFORCED MASONRY BEARING WALL BUILDINGS

Title 26 of the Los Angeles County Code is amended by adding Chapter 96, entitled "EARTHQUAKE HAZARD REDUCTION FOR EXISTING UNREINFORCED MASONRY BEARING WALL BUILDINGS," to read as follows:

SECTION 9601 - PURPOSE

This Chapter promotes public safety and welfare by reducing the risk of death or injury otherwise resulting from earthquake damage to certain buildings constructed before March 20, 1933, which have insufficient resistance to moderate or strong earthquakes.

The provisions of this Chapter constitute minimum standards for structural seismic resistance established primarily to reduce the risk of loss of life and injury. Compliance with these standards will not necessarily prevent loss of life or injury or prevent earthquake damage to an existing building. This Chapter shall not require existing electrical, plumbing, mechanical, or fire safety systems to be altered unless they constitute a hazard to life or property.

This Chapter provides systematic procedures and standards for identification and classification of these buildings based on their present use. Priorities, time periods, and standards are also established under which these buildings are required to be structurally analyzed and anchored. Where the analysis identifies deficiencies, this Chapter requires the building to be strengthened or demolished.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

SECTION 9602 - SCOPE

The provisions of this Chapter shall apply to buildings which, prior to March 20, 1933, were constructed or were under construction and which have unreinforced masonry bearing walls as defined herein. This Chapter shall also apply to buildings for which a building permit was issued prior to March 20, 1933, and which have unreinforced masonry bearing walls as defined herein.

EXCEPTION: This Chapter shall not apply to dwellings and lodging houses defined as Group R-3 Occupancies nor to accessory buildings defined as Group U Occupancies.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

SECTION 9603 - DEFINITIONS

(12192 mm) apart in each story. Crosswalls shall be full-story height with a minimum length of 1-1/2 times the story height.

2. Any building used for its intended purpose, as determined by the building official, for less than 20 hours per week.

HISTORICAL BUILDING. A historical building is any building designated as a historical building by the federal, state, or County government or an agency thereof.

LOW-RISK BUILDING. A low-risk building is any building, other than an essential building, having an occupant load of less than 20 as determined by Chapter 10 of this Code.

MEDIUM-RISK BUILDING. A medium-risk building is any building, not classified as a high-risk building or an essential building, having an occupant load of 20 or more as determined by Chapter 10 of this Code.

(Ord. 2016-0053 § 92, 2016; Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

SECTION 9604 - RATING CLASSIFICATIONS

The rating classifications identified in Table 96-A are hereby established and each building within the scope of this Chapter shall be placed in one such rating classification by the Building Official. The total occupant load of the entire building as determined by Chapter 10 of this Code shall be used to determine the rating classification.

EXCEPTION: For purposes of this Chapter, portions of buildings constructed to act independently when resisting seismic forces may be placed in separate rating classifications.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

SECTION 9605 - GENERAL REQUIREMENTS

9605.1 Time limitations.

The owner of each building within the scope of this Chapter shall, upon service of an order and within the time limits set forth in this Chapter, cause a structural analysis to be made of the building by a licensed civil or structural engineer or architect. If the building does not comply with standards specified in this Chapter and Appendix Chapter A1 of the Existing Building Code, then the owner shall cause the building to be structurally altered to conform to such standards or shall cause the building to be demolished.

The owner of a building within the scope of this Chapter shall comply with the requirements set forth above by submitting plans that comply with the requirements of Section 9608 to the Building Official for review within the stated time limits of the following items:

1. Within 270 days after service of the order, a structural analysis, which is subject to approval by the Building Official and which shall demonstrate that the building meets the minimum requirements of this Chapter; or
2. Within 270 days after service of the order, the structural analysis and plans for structural alterations of the building to comply with this Chapter; or
3. Within 120 days after service of the order, plans for the installation of wall anchors in accordance with the requirements specified in Appendix Chapter A1 of the Existing Building Code; or
4. Within 270 days after service of the order, plans for the demolition of the building.

C. Each such extended time limit shall begin to run from the date the order is served in accordance with Section 9606, except that the time limit to commence structural alterations or demolition shall begin to run from the date the building permit is issued.

(Ord. 2010-0053 § 83, 2010.)

SECTION 9606 - ADMINISTRATION

9606.1 Order—service.

The Building Official shall, in accordance with the priorities set forth in Table 96-C, issue an order as provided in this Section to the owner of each building within the scope of this Chapter.

Prior to the service of an order as set forth in Table 96-C, a bulletin may be issued to the owner as shown upon the last equalized assessment roll of a building considered by the Building Official to be within the scope of this Chapter. The bulletin may contain information the Building Official deems appropriate. The bulletin may be issued by mail or in person.

(Ord. 2010-0053 § 83, 2010.)

9606.2 Order—priority of service.

Priorities for the service of the order for buildings within the scope of this Chapter shall be in accordance with the rating classification as shown in Table 96-C. Within each separate rating classification, the priority of the order shall normally be based on the occupant load of the building. The owner of buildings housing the largest occupant loads shall be served first. The minimum time period prior to the service of the order as shown in Table 96-C shall be measured from the effective date of this Chapter. The Building Official may, upon receipt of a written request from the owner, order such owner to bring the building into compliance with this Chapter prior to the normal service date for such building set forth in this Chapter.

(Ord. 2010-0053 § 83, 2010.)

9606.3 Order—contents.

The order shall be in writing and shall be served either personally or by certified or registered mail upon the owner as shown on the last equalized assessment roll of the building. The order shall specify that the building has been determined by the Building Official to be within the scope of this Chapter and, therefore, is required to meet the minimum seismic standards of this Chapter. The order shall specify the rating classification of the building and shall be accompanied by a copy of Section 9605 which sets forth the owner's alternatives and time limits for compliance.

(Ord. 2010-0053 § 83, 2010.)

9606.4 Appeal from order.

The owner of the building may appeal the Building Official's initial determination that the building is within the scope of this Chapter to the Building Board of Appeals established by Section 105. Such appeal shall be filed with the Board within 60 days from the service date of the order described in Section 9606.3. Any such appeal shall be decided by the Board no later than 90 days after the date that the appeal is filed. Such appeal shall be made in writing and the grounds thereof shall be stated clearly and concisely. Appeals or requests for modifications from any other determinations, orders or actions by the building official pursuant to this Chapter shall be made in accordance with the procedures established in Sections 104.2.7 and 105.

(Ord. 2010-0053 § 83, 2010.)

(Ord. 2010-0053 § 83, 2010.)

9606.6 Abatement orders.

If the owner of the subject building fails to comply with any order issued by the Building Official pursuant to this Chapter within any of the time limits set forth in Section 9605, then the Building Official shall verify that the record owner of this building has been properly served. If the order has been served on the record owner, then the Building Official may order that the entire building be vacated and that the building remain vacated until such order has been complied with. If compliance with such order has not been accomplished within 90 days after the date the building has been ordered vacated or such additional time as may have been granted by the Building Board of Appeals, then the Building Official may order its demolition in accordance with the provisions of Section 102.1 of this Code.

(Ord. 2010-0053 § 83, 2010.)

9606.7 Hearing.

An owner who has been served with an abatement order as described in Section 9606.6 may request a hearing before the Building Board of Appeals to request postponement of County action leading to demolition, vacation of building, or other abatement procedure. All such requests shall be accompanied by a rehearing fee as specified in Section 105. At such a rehearing, the Board will consider all evidence submitted and after such consideration may find that a postponement is warranted and so order, or may find that further postponement is unwarranted and order any abatement work considered necessary to be performed by a specified date after which date the Building Official shall cause such work to be performed or completed without further notice. Nothing in this Section shall prevent the Board itself or the Building Official from bringing any matter before the Board for rehearing.

(Ord. 2010-0053 § 83, 2010.)

9606.8 Violation.

It shall be unlawful to own, use, occupy, maintain, or be in control of a building for which an order requiring compliance with this Chapter has been served where said order has not been complied with.

(Ord. 2010-0053 § 83, 2010.)

9606.9 Prosecution.

In case the owner shall fail, neglect, or refuse to comply with the directions in the Order (if neither the owner nor any other person requests a hearing) or with any order of the Building Board of Appeals, the owner shall be guilty of a misdemeanor and the Building Official may cause such owner of the building or property to be prosecuted as a violator of this Code.

(Ord. 2010-0053 § 83, 2010.)

9606.10 Other abatement procedures.

The provisions of this Chapter shall not in any manner limit or restrict the County or the District Attorney from enforcing County Ordinances or abating public nuisances in any other manner provided by law.

(Ord. 2010-0053 § 83, 2010.)

SECTION 9607 - HISTORICAL BUILDINGS

9607.2.1 Dimensions.

Unreinforced adobe masonry walls shall not exceed a height or length-to-thickness ratio of five for exterior-bearing walls and must be provided with a reinforced bond beam at the top, interconnecting all walls.

Minimum beam depth shall be 6 inches (152 mm) and a minimum width of 8 inches (203 mm) less than the wall width. Minimum wall thickness shall be 18 inches (457 mm) for exterior-bearing walls and 10 inches (254 mm) for adobe partitions. No adobe structures shall exceed one story in height unless the historic evidence indicates a two-story height. In such cases, the height-to-thickness ratio shall be the same as above for the first floor based on the total two-story height, and the second floor wall thickness shall not exceed the ratio five by more than 20 percent. Bond beams shall be provided at the roof and second-floor levels.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9607.2.2 Foundation.

Foundation footings shall be reinforced concrete under newly reconstructed walls and shall be 50 percent wider than the wall above, soil conditions permitting, except that the foundation wall may be 4 inches (102 mm) less in width than the wall above if a rock, burned brick, or stabilized adobe facing is necessary to provide authenticity.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9607.2.3 Compressive Strength of Brick and Adobe Brick Masonry.

Existing unstabilized brick and adobe brick masonry shall have an average compressive strength of 225 pounds per square inch (1551 kPa) when tested in accordance with ASTM C 67.

One sample out of five may have a compressive strength of not less than 188 pounds per square inch (1296 kPa). Unstabilized brick may be used where existing bricks are unstabilized and where the building is not susceptible to flooding conditions or direct exposure. Adobe may be allowed a maximum value of 3 pounds per square inch (21 kPa) for shear with no increase for lateral forces.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9607.2.4 Mortar.

Mortar may be of the same soil composition and stabilization as the brick in lieu of cement mortar.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9607.2.5 Tension Stresses.

Nominal tension stresses due to seismic forces normal to the wall may be neglected if the wall meets thickness requirements and shear values allowed by this Section.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9607.3 Archaic Materials.

Allowable stresses for archaic materials not specified in this Code shall be based on substantiating research data or engineering judgment, subject to the Department's satisfaction.

9608.1 General.

In addition to the seismic analysis required elsewhere in this Chapter, the licensed engineer or architect responsible for the seismic analysis of the building shall determine and record the information required by this Section and shall provide a complete set of plans, which show in detail compliance with all the requirements of this Chapter and Appendix Chapter A1 of the Existing Building Code.

(Ord. 2016-0053 § 94, 2016; Ord. 2010-0053 § 83, 2010.)

9608.2 Construction Details.

The following requirements with appropriate construction details shall be made part of the submitted plans.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9608.2.1 Anchorage at Roof and Floor Levels.

All unreinforced masonry walls shall be anchored at the roof and all floor levels as specified in Appendix Chapter A1 of the Existing Building Code, or by an approved equivalent method.

(Ord. 2016-0053 § 94, 2016; Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9608.2.2 Diaphragm Chord.

Diaphragm chord stresses of horizontal diaphragms shall be developed in existing materials or by addition of new materials.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9608.2.3 Trusses and Beams.

Where trusses and beams other than rafters or joists are supported on masonry, independent secondary columns shall be installed to support vertical loads of the roof or floor members.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9608.2.4 Parapets and Exterior Walls.

Parapets and exterior wall appendages not capable of resisting the forces specified in this Chapter shall be removed, stabilized, or braced to ensure that the parapets and appendages remain in their original position.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

9608.2.5 Mortar Joints.

All deteriorated mortar joints in unreinforced masonry walls shall be pointed with Type S or N mortar.

Prior to any pointing, the wall surface must be raked and cleaned to remove loose and deteriorated mortar. Pointing shall be done under the continuous inspection of a registered special masonry or concrete inspector. At the conclusion of the project, the inspector shall submit a written report to the Building Official setting forth the portion of work inspected.

(Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

3. The extent and type of parapet corrections which were performed in accordance with Section 302.6 of the Existing Building Code.
4. Accurately dimensioned floor plans and masonry wall elevations showing dimensioned openings, piers, wall thickness, and heights.
5. The location of cracks or damaged portions or unreinforced masonry walls requiring repairs.
6. The type of interior wall surfaces and ceilings, and if reinstallation or anchoring of existing plaster is necessary.
7. The general condition of the mortar joints and if the joints need pointing.

(Ord. 2016-0053 § 94, 2016; Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

SECTION 9609 - INTERPRETATION OF THIS CHAPTER

Removal and replacement of unreinforced masonry interior or exterior walls with materials and construction conforming to the requirements of this Code for new buildings constitutes compliance with this Chapter. Upon completion of such work, the remainder of the structure is, therefore, subject to the provisions of the Existing Building Code. Nothing in this Section shall be construed to mean that a building within the scope of this Chapter is not subject to Section 102, "Unsafe Buildings," or to Chapter 99.

(Ord. 2016-0053 § 95, 2016; Ord. 2013-0048 § 85, 2013; Ord. 2010-0053 § 83, 2010.)

TABLE 96-A
RATING CLASSIFICATIONS

TYPE OF BUILDING	CLASSIFICATION
Essential building	I
High-risk building	II
Medium-risk building	III
Low-risk building	IV

(Ord. 2010-0053 § 83, 2010.)

TABLE 96-B
TIME LIMITS FOR COMPLIANCE

REQUIRED ACTION BY OWNER	OBTAIN BUILDING PERMIT WITHIN [1]	COMMENCE ALTERATION WITHIN	COMPLETE ALTERATION WITHIN [1]

TABLE 96-C
EXTENSIONS OF TIME AND SERVICE PRIORITIES

RATING CLASSIFICATION	OCCUPANT LOAD	EXTENSION OF TIME IF WALL ANCHORS ARE INSTALLED	MINIMUM TIME PERIODS FOR SERVICE OF ORDER
I (Highest priority)	Any	1 year	90 days
II	100 or more	1 year	180 days
III-A	100 or more	1 year	1 year
III-B	More than 50, but less than 100	1 year	2 years
III-C	More than 19, but less than 51	1 year	3 years
IV (Lowest priority)	Less than 20	1 year	4 years

(Ord. 2010-0053 § 83, 2010.)

CHAPTER 98 - UNOCCUPIED BUILDINGS, STRUCTURES, AND SPECIAL HAZARDS

Title 26 of the Los Angeles County Code is amended by adding Chapter 98, entitled "UNOCCUPIED BUILDINGS, STRUCTURES, AND SPECIAL HAZARDS," to read as follows:

9801 - SCOPE

9801.1 General.

The provisions of this Chapter shall apply to all unoccupied buildings or structures that are not properly secured, locked or closed and that are accessible, and to Special Hazards, as defined in Section 9802.

(Ord. 2010-0053 § 84, 2010.)

9802 - DEFINITIONS

When the Building Official determines that any unoccupied building or structure is not properly secured, locked, or closed and is accessible to juveniles, transients, and undesirables and is a health, fire, or safety hazard to the adjacent community, the Building Official shall be authorized to serve the record owner and (if not the owner) the person having control of such building or structure with an order to secure or close the same forthwith so as to prevent unauthorized persons from gaining access thereto.

(Ord. 2010-0053 § 84, 2010.)

9803.2 Order to secure special hazards.

When the Building Official determines that any Special Hazard is a health or safety hazard to the adjacent community, the Building Official shall be authorized to serve the record owner and (if not the owner) the person having control of such property with an order to remove, backfill, or secure the same forthwith so as to prevent unauthorized persons from gaining access thereto.

(Ord. 2010-0053 § 84, 2010.)

9803.3 Contents of order.

In addition to ordering that the building or structure be secured or closed, or the Special Hazard be removed, backfilled, or secured, the Order by the Building Official shall contain the following:

1. Notice that the record owner or (if not the owner) the persons having control of such building, structure, or Special Hazard may request a hearing to review the Building Official's Order, by submitting a written request therefor to the Building Official not later than 10 days after receipt of the Order.
2. Notice that, if the required work is not performed within 10 days after service of notice, and if a timely demand for hearing has not been made, then the County may perform the work at the expense of the said owner.

(Ord. 2010-0053 § 84, 2010.)

9804 - NOTIFICATION TO OTHER PERSONS

The Building Official may, but is not required to, send copies of any order provided for in Section 9803 to the holder of any mortgage, trust deed, or other liens or encumbrance, the holder or owner of any lease, or the holder of any other estate or interest in or to the building or structure or the land upon which it is located.

(Ord. 2010-0053 § 84, 2010.)

9805 - POSTING

A copy of any order provided for in Section 9803 shall be posted in a conspicuous place on the building, structure, or property which is the subject of the order. Such order shall remain posted until the building is lawfully occupied or the Special Hazard is sufficiently removed, secured, closed, covered, fenced, backfilled, or provided with some equivalent protection to the satisfaction of the Building Official. No person shall remove such order without the written permission of the Building Official. No person, other than a person having the right of occupancy, shall enter the building.

Further, the Building Official may cause to be posted on such building a sign or signs to read:

The failure of any owner or other person to receive an order or notice shall not affect in any manner the validity of any proceedings under this Chapter.

(Ord. 2010-0053 § 84, 2010.)

9807 - REQUEST FOR HEARING

Within 10 days after service upon the record owner of an order pursuant to Section 9803, the said record owner or any other aggrieved person may request a hearing.

(Ord. 2019-0056 § 67, 2019; Ord. 2010-0053 § 84, 2010.)

9808 - NOTICE OF HEARING

Upon receiving a request for hearing, the Building Official shall set the matter for hearing before the Building Rehabilitation Appeals Board or the Code Enforcement Appeals Board and shall serve notice not less than 10 days prior thereto, upon the person requesting such hearing and upon every person upon whom the order provided for in Section 9803 was served.

(Ord. 2010-0053 § 84, 2010.)

9809 - HEARING PROCEDURE

Except to the extent inconsistent with any provision of this Chapter, the procedures for the hearing under this Chapter before the Building Rehabilitation Appeals Board or the Code Enforcement Appeals Board shall be the same as the procedures provided in this Code for the hearings relating to substandard buildings.

(Ord. 2010-0053 § 84, 2010.)

9810 - SECURING BUILDINGS, STRUCTURES, OR SPECIAL HAZARDS BY COUNTY

9810.1

If, as of the 10th day following service of the order described in Section 9803, no hearing has been requested pursuant to Section 9807 and the building, structure, or Special Hazard has not been sufficiently secured, closed, covered, fenced, backfilled, or provided with some equivalent protection, in compliance with said order, the County may perform the work required to secure or close the building or structure or abate the Special Hazard. The record owner and any other person on whom the order described in Section 9803 was served shall be liable for the costs incurred by the County in performing such work.

(Ord. 2010-0053 § 84, 2010.)

9810.2

If, after a hearing pursuant to this Chapter, the Building Rehabilitation Appeals Board or the Code Enforcement Appeals Board determines to affirm the order given by the Building Official pursuant to Section 9803, and the building, structure, or Special Hazard has not been sufficiently removed, secured, closed, covered, fenced, backfilled, or provided with some equivalent protection within the time specified by the Building Rehabilitation Appeals Board or the Code Enforcement Appeals Board, then the County may

9810, so as to limit unauthorized access thereto. The Director of Internal Services shall keep an accurate record of the cost of such work.

(Ord. 2016-0053 § 96, 2016; Ord. 2010-0053 § 84, 2010.)

9811.2 Road Maintenance Division.

At the request of the Building Official, the Road Maintenance District Engineer shall backfill or provide with some equivalent protection any Special Hazard subject to the provisions of Section 9810, so as to limit unauthorized access thereto. The Road Maintenance District Engineer shall keep an accurate record of the cost of such work.

(Ord. 2016-0053 § 96, 2016; Ord. 2010-0053 § 84, 2010.)

9812 - NOTIFICATION OF COSTS

Whenever the County incurs costs in connection with removing, securing, closing, covering, fencing, backfilling, or providing some equivalent protection for any building, structure, or Special Hazard pursuant to this Chapter, the Building Official shall notify the record owner and (if not the owner) the person having control of such building, structure, or property, in writing, of the amount of said costs. The record owner and (if not the owner) the person having control of the building, structure, or property, shall pay to the Building Official the amount of said costs, within ten (10) days of the date of the written notice.

(Ord. 2010-0053 § 84, 2010.)

9813 - SUBSTANDARD OR UNSAFE BUILDINGS

Nothing in this Chapter shall be deemed to preclude, prohibit, or restrict the Building Official from securing the prompt demolition or repair of buildings found to be substandard or unsafe under other provisions of the Code.

(Ord. 2010-0053 § 84, 2010.)

9814 - EMERGENCY PROCEDURES

Whenever the Los Angeles County District Attorney, Sheriff or the Chief of the Fire Department determines that the conditions described in Section 9803.1 or 9803.2 constitute such an immediate hazard that access to the building, structure, or Special Hazard must be sufficiently removed, secured, closed, covered, fenced, backfilled, or provided with some equivalent protection forthwith or within less than the designated period and the Los Angeles County District Attorney, Sheriff or the Chief of the Fire Department so notifies the Building Official, then the Building Official shall limit access to such building, structure, or Special Hazard through the Director of the Internal Services Department (as provided in Section 9811.1) or Road Maintenance Division (as provided in Section 9811.2) or by contract, or otherwise, after giving such notice to the record owner or the person in charge, or both as the circumstances will permit or without any notice whatever when, in the opinion of the Los Angeles County District Attorney, Sheriff or Chief of the Fire Department, immediate action is necessary.

The provisions of this Chapter providing for hearings shall apply to any person having any right, title, or interest in any building secured pursuant to this Section. Such person may request a hearing as to the necessity and reasonable cost of the work performed pursuant to Section 9814 within 10 days after the building, structure or Special Hazard is secured, removed, closed, covered, fenced, backfilled, or provided with some equivalent protection or within 10 days after being notified of such work by the Building Official.

The provisions of this Chapter shall apply to all substandard buildings, substandard structures and substandard property, as defined in this Chapter, which create a public nuisance.

(Ord. 2016-0053 § 98, 2016; Ord. 2010-0053 § 85, 2010; Ord. 99-0040 § 77 (part), 1999.)

9901.2 Existing Buildings.

Occupancies in existing buildings may be continued, except in such structures as are found to be unsafe as defined in Section 102 and ordered vacated and found to be substandard as defined in this Chapter.

(Ord. 2016-0053 § 98, 2016; Ord. 2010-0053 § 85, 2010; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9902 - DEFINITIONS

For the purposes of this Chapter, and in addition to the definitions set forth in the previous Chapters of this Code, certain terms, phrases and words and their derivatives shall be defined as set out in this Section. Words used in the singular include the plural and vice versa.

(Ord. 99-0040 § 77 (part), 1999.)

9902.1

ABATEMENT is the lessening, remediation, removal, or termination of substandard buildings, substandard structures and substandard property which create a public nuisance.

(Ord. 2016-0053 § 99, 2016.)

9902.2

BOARD is the Building Rehabilitation Appeals Board as set forth in Section 9906.

(Ord. 2016-0053 § 99, 2016; Ord. 99-0040 § 77 (part), 1999.)

9902.3 DEMOLITION.

Whenever the word "demolish" or "demolishment" is used in this Chapter, it shall include the removal of the resulting debris from such demolition and the protection by filling of excavations exposed by such demolition and abandonment of sewer or other waste disposal facilities as may be required by this Code or other applicable codes, ordinances, or laws.

(Ord. 2013-0048 § 88, 2013; Ord. 2010-0053 § 86, 2010; Ord. 99-0040 § 77 (part), 1999.)

9902.4 PARTY CONCERNED.

As used in this Chapter, "party concerned" means the person, if any, in real or apparent charge and control of the premises involved, the record owner, the holder of any mortgage, trust deed or other lien or encumbrance of record, the owner or holder of any lease of record, the record holder of any other estate or interest in or to the building or structure or the land upon which it is located. As used in this paragraph all reference to "record" means matters of record with the Registrar-Recorder/County Clerk which definitely and specifically describes the premises involved.

(Ord. 2016-0053 § 99, 2016.)

SECTION 9903 - DEFINITION OF SUBSTANDARD BUILDING

9903.1

Any building or structure or portion thereof, or the premises on which the same is located, in which there exists any of the conditions listed in Section 9904 to an extent that endangers the life, limb, health, property, safety or welfare of the public or occupants thereof, shall be deemed and hereby is declared to be a substandard building.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9904 - SUBSTANDARD CONDITIONS

Substandard building conditions shall include, but are not limited to, the following, when found in buildings or structures which are vacant or occupied by unauthorized persons.

(Ord. 2010-0053 § 88, 2010.)

9904.1 Inadequate Sanitation.

9904.1.1

Lack of hot and cold running water to plumbing fixtures.

(Ord. 2010-0053 § 88, 2010; Ord. 99-0040 § 77 (part), 1999.)

9904.1.2

Lack of the minimum amounts of natural light and ventilation required by this Code.

(Ord. 99-0040 § 77 (part), 1999.)

9904.1.3

Room and space dimensions less than required by this Code.

(Ord. 99-0040 § 77 (part), 1999.)

9904.1.4

Dampness of habitable rooms.

(Ord. 99-0040 § 77 (part), 1999.)

9904.2 Structural Hazards.

9904.2.1

Deteriorated or inadequate foundations.

9904.2.4

Defective, deteriorated or inadequate size ceiling, roof or other horizontal supports.

(Ord. 99-0040 § 77 (part), 1999.)

9904.2.5

Defective, damaged or inadequately constructed fireplace or chimney.

(Ord. 99-0040 § 77 (part), 1999.)

9904.3 Inadequate or Hazardous Wiring.

9904.3.1

All wiring except that which conformed with all applicable laws in effect at the time of installation and which has been maintained in good condition and is being used in a safe manner.

(Ord. 2010-0053 § 88, 2010; Ord. 99-0040 § 77 (part), 1999.)

9904.4 Inadequate or Faulty Plumbing.

9904.4.1

Lack of plumbing fixtures required elsewhere in this Code.

(Ord. 99-0040 § 77 (part), 1999.)

9904.4.2

All plumbing except that which conformed with all applicable laws in effect at the time of installation and which has been maintained in good condition and which is free of cross connections.

(Ord. 99-0040 § 77 (part), 1999.)

9904.5 Inadequate or Faulty Mechanical Equipment.

9904.5.1

Lack of safe, adequate heating facilities in a dwelling.

(Ord. 2010-0053 § 88, 2010; Ord. 99-0040 § 77 (part), 1999.)

9904.5.2

Lack of, or improper operation of, required ventilating equipment.

(Ord. 99-0040 § 77 (part), 1999.)

9904.5.3

9904.6.2

Lack of a sound and effective exterior wall covering.

(Ord. 99-0040 § 77 (part), 1999.)

9904.6.3

Broken windows and doors.

(Ord. 99-0040 § 77 (part), 1999.)

9904.6.4

Deteriorated or ineffective waterproofing of foundation walls or floor.

(Ord. 99-0040 § 77 (part), 1999.)

9904.7 Faulty Materials of Construction.

Any material of construction except those which are allowed or approved by this Code and which have been adequately maintained in good and safe condition.

(Ord. 99-0040 § 77 (part), 1999.)

9904.8 Hazardous or Insanitary Premises.

Those premises on which an accumulation of weeds, vegetation, junk, dead organic matter, debris, garbage, offal, rat harborages, stagnant water, combustible materials, and similar materials or conditions which constitute undue fire, health or safety hazards.

(Ord. 99-0040 § 77 (part), 1999.)

9904.9 Hazardous Buildings.

Any building or portion thereof which is determined to be an unsafe building as defined in Section 102 of this Code.

(Ord. 99-0040 § 77 (part), 1999.)

9904.10 Abandoned Buildings.

Abandoned buildings are all buildings or portions thereof which are abandoned, open, or vandalized or both.

(Ord. 2016-0053 § 100, 2016; Ord. 2010-0053 § 88, 2010; Ord. 99-0040 § 77 (part), 1999.)

9904.11 Unpainted Buildings.

All buildings or portions thereof where the lack of paint is causing dry rot, warping and termite infestation.

(Ord. 2016-0053 § 100, 2016.)

9904.12 Broken Windows and Doors.

9905.2

Reserved. (Ord. 2016-0053 § 101, 2016.)

9905.3

Reserved. (Ord. 2016-0053 § 101, 2016.)

9905.4

Overgrown vegetation causing detriment to neighboring properties or property values.

(Ord. 99-0040 § 77 (part), 1999.)

9905.5

Dead trees, weeds and debris:

1. Constituting unsightly appearance, or
2. Dangerous to public safety and welfare, or
3. Detrimental to nearby property or property values.

(Ord. 99-0040 § 77 (part), 1999.)

9905.6

Inoperable or abandoned motor vehicles, trailers, campers, boats and other mobile equipment stored for unreasonable periods on the premises and causing depreciation of nearby property values.

(Ord. 2010-0053 § 89, 2010.)

9905.7

Attractive nuisances dangerous to children in the form of:

1. Abandoned and broken equipment, or
2. Neglected machinery; or
3. Swimming pools, mine shafts, test holes, wells, pits, or similar excavations that are not properly secured, locked, covered, closed, or rendered inaccessible.

(Ord. 2010-0053 § 89, 2010.)

9905.8

Broken or discarded furniture and household equipment left in yard areas for unreasonable periods.

(Ord. 2010-0053 § 89, 2010.)

9905.9

Clothesline in front yard areas.

(Ord. 2010-0053 § 89, 2010.)

9905.12

Maintenance of premises in such condition as to be detrimental to the public health, safety, or general welfare or in such manner as to constitute a public nuisance.

(Ord. 2010-0053 § 89, 2010.)

9905.13

Property, including, but not limited to, building exteriors which are maintained in such condition as to become so defective, unsightly, or in such condition of deterioration or disrepair that the same causes appreciable diminution of the property values of surrounding property or is materially detrimental to proximal properties and improvements. This includes, but is not limited to, the keeping or disposing of or the scattering over the property or premises of any of the following:

1. Lumber, junk, trash or debris;
2. Abandoned, discarded, or unused objects of equipment such as automobiles, furniture, stoves, refrigerators, freezers, cans, or containers,
3. Stagnant water, or excavations; or
4. Any device, decoration, design, fence, structure, clothesline, or vegetation which is unsightly by reason of its condition or its inappropriate location.

(Ord. 2010-0053 § 89, 2010.)

9905.14

Maintenance of premises so out of harmony or conformity with the maintenance standards of adjacent properties as to cause substantial diminution of the enjoyment, use, or property values of such adjacent properties.

(Ord. 2010-0053 § 89, 2010.)

SECTION 9906 - BUILDING REHABILITATION APPEALS BOARD

There shall be a Building Rehabilitation Appeals Board as established in Section 105.3.

(Ord. 2016-0053 § 102, 2016; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9907 - RESERVED

(Ord. 2016-0053 § 103, 2016.)

SECTION 9908 - DETERMINATION BY BUILDING OFFICIAL

Whenever the Building Official determines by inspection that any existing building or portion thereof is substandard or any lot or other premises is substandard, or both, as defined in this Chapter, such building or premises, or both, are hereby declared a public nuisance, and the Building Official shall order the abatement of the nuisance by demolition, repair, or rehabilitation of the

building.

(Ord. 2019-0056 § 69, 2019; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9910 - NOTICE OF SUBSTANDARD BUILDING

If, in the opinion of the Building Official, a building is found to be substandard as defined in this Chapter, the Building Official shall give to the party concerned written notice stating the defects thereof.

The notice may require the owner or person in charge of the building or premises to complete the required repairs, improvements, demolition, or removal of the building or portions thereof within 30 days, or such other time limit as the Building Official may stipulate. Such notice may also require the building, or portion thereof, to be vacated if found to be unsafe in accordance with Section 102 of Chapter 1, and not reoccupied until the required repairs and improvements are completed, inspected, and approved by the Building Official. A person notified to vacate a substandard building by the Building Official shall vacate within the time specified in the order.

EXCEPTION: Whenever any building or structure or portion thereof constitutes an immediate hazard to life or property, and in the opinion of the Building Official the conditions are such that repairs or demolition or other work necessary to abate the hazard must be undertaken sooner than provided by the procedures set forth in this Chapter, the Building Official may make such alterations or repairs, or cause such other work to be done to the extent necessary to abate the hazard or demolish the building or structure or portions thereof as are necessary to protect life or property, or both, after giving such notice to the parties concerned as the circumstances will permit or without any notice whatever, when, in the Building Official's opinion, immediate action is necessary.

(Ord. 2010-0053 § 91, 2010; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9911 - NOTICE OF SUBSTANDARD PROPERTY

If, in the opinion of the Building Official, property is found to be substandard property as defined in this Chapter, the Building Official shall give to the party concerned written notice stating the conditions which make the property substandard.

The notice may require the owner or person in charge of the premises to remove within 30 days, or other time limit which the Building Official may stipulate, the conditions which cause the property to be substandard. If, in order to comply with such notice, it is necessary to remove any vehicle or any part thereof, such notice shall include a description of such vehicle and the correct identification number and license number, if available at the site.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9912 - COMBINING NOTICES

A notice of substandard property and of a substandard building on such property may be combined into one notice.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9913 - SERVICE OF NOTICE

Failure of any owner, party concerned or other person to receive such notice shall not affect the validity of any proceedings taken hereunder.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9914 - OTHER INTERESTED PARTIES

If the Notice of Substandard Building or Property requires the repair or demolition of any building and if the demolition or other work necessary to remove the substandard conditions set forth in such notice is not completed within the time specified in such notice and the Building Official intends to directly proceed to demolish the substandard building or portions thereof, or cause such other work to be done to the extent necessary to eliminate the hazard or other substandard conditions which have been found to exist and, by a document recorded in the office of the Registrar-Recorder/County Clerk prior to the recordation of the Declaration of Substandard Building or Property, whether such document describes the property or not, it appears that a person other than a party concerned has any right, title, lien, or interest in the property or any portion thereof, and such person has not previously been notified of the substandard building or property conditions or previously been served a copy of the Notice of Substandard Building or Property and the address of such person is known to the Building Official or can be ascertained by the exercise of due diligence, then the Building Official shall serve a copy of the Notice of Substandard Building or Property on such person as provided in this Chapter. Such person may request a hearing before the Building Rehabilitation Appeals Board. The request must be made in writing to the Board within 10 days of the receipt of the copy of the notice of substandard building or property. If a Notice of Substandard Property does not require the repair or demolition of any building, then no notice need be given to any person other than a party concerned.

(Ord. 2010-0053 § 92, 2010; Ord. 2007-0108 § 32 (part), 2007; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9915 - DECLARATION OF SUBSTANDARD BUILDING OR PROPERTY

The Building Official may file with the Registrar-Recorder/County Clerk a declaration that a substandard building or substandard property or both have been inspected and found to be such, as defined in this Chapter, and that all parties concerned have been or will be so notified. The costs incurred by the Building Official in the investigation of such properties and the processing of the declaration and notification of concerned parties shall be as specified in Table 1-F. After the Building Official finds that the public nuisance had been abated and either that such abatement has been accomplished at no cost to the County, or that such costs have been placed upon the tax rolls as a special assessment pursuant to Section 25845 of the Government Code, or when the Building Official's jurisdiction has been prompted by government acquisition of the property, the Building Official shall record with the Registrar-Recorder/County Clerk a document terminating the above declaration.

(Ord. 2007-0108 § 32 (part), 2007; Ord. 2002-0076 § 176, 2002; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9916 - POSTING OF SIGNS

The Building Official may cause to be posted at such substandard building or property a notice of substandard building or property and/or a sign to read: SUBSTANDARD BUILDING, DO NOT ENTER OR DAMAGE, BY ORDER OF THE DEPARTMENT OF PUBLIC WORKS, BUILDING AND SAFETY DIVISION, COUNTY OF LOS ANGELES. Such sign may contain such additional information and warnings as in the opinion of the Building Official are expedient. Such notice or sign shall remain posted until the required repairs,

other than the Building Official shall be made in writing to the Building Rehabilitation Appeals Board within 30 days after the building or property is posted. All persons who desire to be heard may appear before the Building Rehabilitation Appeals Board to show that the building or property is or is not substandard or to show cause why the building, even if substandard, should not be ordered barricaded, demolished, repaired, rehabilitated or vacated.

(Ord. 99-0040 § 77 (part), 1999.)

9917.2 Vehicles to Be Removed.

The owner of such vehicle or the owner of the land on which such vehicle is located may request a hearing. This request shall be made in writing to the Building Rehabilitation Appeals Board within 10 days after the mailing of notice of intention to abate and remove the vehicle. If the owner of the land on which the vehicle is located submits a sworn written statement denying responsibility for the presence of the vehicle on the land within such time period, this statement shall be construed as a request for hearing which does not require the presence of the owner submitting such request. If such a request is not received within such period, the Building Official shall have the authority to remove the vehicle.

(Ord. 99-0040 § 77 (part), 1999.)

9917.3

All persons described in Section 9917.1 above shall be notified that prior to abatement of the public nuisance by the County, they are entitled to a hearing before the Building Rehabilitation Appeals Board. However, if they do not request in writing a hearing before the Building Rehabilitation Appeals Board within 30 days of notification, or if they fail to appear at such a hearing which they have requested, they will be deemed to have waived their right to a hearing before the Building Rehabilitation Appeals Board.

(Ord. 2002-0076 § 178, 2002; Ord. 99-0040 § 77 (part), 1999.)

9917.4 Delegation of Board of Supervisors Hearing.

Pursuant to Government Code Section 25845, Subsection (h), the Board of Supervisors has delegated to the Building Rehabilitation Appeals Board the hearing, prior to abatement of a public nuisance, required by Subsection (a) of Government Code Section 25845. The Building Rehabilitation Appeals Board will hear all such hearings, as are requested under Section 9917, and will make written recommendations to the Board of Supervisors after each hearing. The Board of Supervisors may adopt the recommendations without further notice of hearing, or may set the matter for a de novo hearing before the Board of Supervisors.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9918 - HEARING BY BUILDING REHABILITATION APPEALS BOARD

The Building Rehabilitation Appeals Board shall hold a hearing and consider all competent evidence offered by any person pertaining to the matters set forth in the report of the Building Official.

The Building Rehabilitation Appeals Board shall make written findings of fact as to whether or not the building or property is a substandard building or substandard property as defined in this Chapter.

(Ord. 99-0040 § 77 (part), 1999.)

Code, the Building Rehabilitation Appeals Board shall hold such hearing. Not less than 10 days prior to the hearing the Building Official shall serve or cause to be served either in the manner required by law for the service of summons or by first class mail, postage prepaid, a copy of the Notice of Hearing upon every person to whom this Chapter requires that the Notice of Substandard Building or Property be served.

(Ord. 2007-0108 § 32 (part), 2007; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9921 - FORM AND CONTENTS OF NOTICE

The notice of hearing shall state:

1. The street address and a legal description sufficient for identification of the premises which is substandard or upon which the building is located.
2. The conditions because of which the Building Official believed that the building or property is substandard.
3. The date, hour and place of the hearing.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9922 - POSTING OF NOTICE

The Building Official shall post one copy of the notice of hearing in a conspicuous place on the substandard building involved, if any, otherwise on the substandard property, not less than 10 days prior to the hearing.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9923 - ORDER: SUBSTANDARD BUILDING

9923.1

When the Building Rehabilitation Appeals Board finds that the building is a substandard building, it is hereby declared a public nuisance and, based on its findings, the said Board shall order the abatement of this nuisance by barricading, demolition, repair, or rehabilitation of the substandard building or portion thereof or at the option of the party concerned, by the demolition or demolishment thereof. The order also may require that the substandard building be vacated if found to be unsafe in accordance with Section 102 of Chapter 1. The order shall state a reasonable time within which the work shall be completed which shall not be less than 10 days after the service of this order. The Board, for good cause, may extend the time for completion in writing.

(Ord. 2010-0053 § 93, 2010; Ord. 99-0040 § 77 (part), 1999.)

9923.2

The Building Official, after determining that conditions warrant reconsideration, may bring any matter before the Board for rehearing. At such a rehearing, the Board will consider all evidence submitted and after such reconsideration may find that further postponement is unwarranted and so order, or may find that a new order for abatement and/or postponement of County action is warranted and order any abatement work considered necessary to be performed by a specified date, after which date the Building Official shall cause such work to be performed or completed without further notice.

The Building Official, after determining that conditions warrant reconsideration, may bring any matter before the Board for rehearing. At such a rehearing, the Board will consider all evidence submitted and after such reconsideration may find that further postponement is unwarranted and so order, or may find that a new order for abatement and/or postponement of county action is warranted and order any abatement work considered necessary to be performed by a specified date, after which date the Building Official shall cause such work to be performed or completed without further notice.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9925 - WORK BY PRIVATE PARTY

Any person having the legal right to do so may repair or demolish a substandard building or do any other work required to remove the substandard conditions at any time prior to the time when the County does so, but if such person does such work after the time specified in the Notice of Substandard Building or Substandard Property if no hearing was requested, otherwise, after the time specified in the last order of the Building Rehabilitation Appeals Board, all costs incurred by the County in preparation for the doing of such work are chargeable to the property and shall be collected as provided in Sections 9928 and 9929.

If such work is completed after the Building Official or purchasing agent has awarded a contract for such work, the contractor shall receive the Contract Cancellation Fee as specified in Table 1-F, for the building official's overhead and incidental expenses, unless specifically excluded by contract, and said fee plus the amount specified in Section 9927 shall be the costs incurred by the County. If such work is completed before the Building Official or purchasing agent has awarded a contract, the amount specified in Section 9927 shall be the costs incurred by the County.

(Ord. 2002-0076 § 181, 2002; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9926 - WORK BY COUNTY

9926.1 Procedures.

If the order of the Board requires the repair or demolition of any building, the order of the Board is not complied with within the period designated by the Board and the public records show that there is any person who has any right, title or interest in the property or any part thereof by virtue of a document duly recorded prior to the recordation of the Declaration of Substandard Building or Property, whether such document describes such property or part thereof, or not, and such person has not been previously notified of the action of the Board during the processing of the case, the Building Official shall serve upon such person as provided in Section 9920 a notice of the action of the Board which notice also shall contain a statement that the County will demolish the building or take such other action as may be necessary to remove the substandard conditions unless such person, within 10 days, requests, in writing, a hearing. If such person requests such a hearing the Board shall hold such hearing as provided in this Chapter at which hearing the Board shall redetermine the facts and make a new order as provided in Section 9923 and the former order shall cease to be of any force or effect. If any Board order made pursuant to Section 9923 or 9924 and not superseded, or any order made pursuant to this Section is not complied with within the period designated, the Building Official may then demolish the substandard building or portions thereof, or may cause such other work to be done to the extent necessary to eliminate the hazard and other substandard conditions determined to exist by the Board. If the order of the Board does not require the repair or demolition of any building, no notice of such order need be given to any person other than the party concerned.

The costs involved in the demolition or other work by the Building Official, including, in addition to other costs, the applicable processing costs as set forth in Table 1-F, shall become a special assessment against the property.

(Ord. 2002-0076 § 182, 2002; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9928 - NOTIFICATION OF COSTS

The Building Official shall notify, in writing, all parties concerned and all persons notified pursuant to Section 9914, 9917, or 9926 of the amount of such assessment resulting from such work. Within five days of the receipt of such notice any such party concerned and any other person having any right, title, or interest in the property or part thereof may file with the Building Official a written request for a hearing on the correctness or reasonableness, or both, of such assessment.

Any such person who did not receive a notice pursuant to Sections 9910, 9911, 9914 or 9920, and who has not had a hearing on the necessity of the demolition or other work, in such request for hearing also may ask that such necessity be reviewed. The Building Rehabilitation Appeals Board thereupon shall set the matter for hearing, give such person notice thereof as provided in Section 9914, hold such hearing and determine the reasonableness or correctness of the assessment, or both, and if requested, the necessity of the demolition or other work. The Building Rehabilitation Appeals Board shall notify all such persons of its decision in writing.

If the total assessment determined as provided for in this Section is not paid in full within 10 days after mailing of such notice by the Building Official, the Building Official shall place such charge as a special assessment on the tax bill for the property pursuant to Section 25845 of the Government Code.

(Ord. 2002-0076 § 183, 2002; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9929 - COLLECTION

The assessment shall be collected at the time and in the same manner as ordinary County taxes are collected, and shall be subject to the same penalties and the same procedure and sale in case of delinquency as provided for ordinary County taxes. All laws applicable to the levy, collection and enforcement of County taxes shall be applicable to such special assessment.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9930 - SALVAGE

If a building is demolished or necessary work done by the County pursuant to the provisions of this Chapter, the value of any salvage resulting from such demolition or other work may be applied to the cost of such work as follows:

1. If the County enters into a contract with a private contractor, the County may provide in such contract that as a part of the consideration for the services rendered, the contractor shall take title to such salvage.
2. If the contract does not so provide or if the County does the work without such a contract, the County may take title to such salvage and credit the reasonable value thereof on the costs incurred by the County. In any hearing pursuant to this Section to determine the reasonable cost of doing the work, the Building Rehabilitation Appeals Board also may determine the reasonable value, if any, of such salvage.

This Section is permissive only and does not require that the value of such salvage be applied to the cost of the work.

(Ord. 2010-0053 § 94, 2010; Ord. 99-0040 § 77 (part), 1999.)

SECTION 9932 - PROSECUTION

In case the owner shall fail, neglect or refuse to comply with the directions in the Notice of Substandard Building or Substandard Property (if neither the owner nor any other person requests a hearing) or with any order of the Building Rehabilitation Appeals Board, the owner shall be guilty of a misdemeanor and the Building Official may cause such owner of the building or property to be prosecuted as a violator of this Code.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9933 - OTHER ABATEMENT PROCEDURES

The provisions of this Chapter shall not in any manner limit or restrict the County or the District Attorney from enforcing County Ordinances or abating public nuisances in any other manner provided by law.

(Ord. 99-0040 § 77 (part), 1999.)

SECTION 9934 - VEHICLES

9934.1 Adoption by Reference of Section 22661 of Vehicle Code.

All of the provisions of this Chapter relating to the abatement and removal, as public nuisances, of abandoned, wrecked, dismantled or inoperative vehicles or parts thereof from private property are enacted pursuant to Vehicle Code Section 22661. All of the provisions of Section 22661 of the Vehicle Code are hereby adopted by reference as a part of this Ordinance. In the case of any conflict between the provisions of this Chapter and the provisions of said Section 22661, the provisions of said Section 22661 shall prevail.

(Ord. 99-0040 § 77 (part), 1999.)

9934.2 Notification of Department of Motor Vehicles.

Within five days after the County or any officer thereof removes, pursuant to this Chapter, any vehicle or a part thereof, the Building Official shall so notify the Department of Motor Vehicles identifying the vehicle or part thereof.

(Ord. 99-0040 § 77 (part), 1999.)

9934.3 Notification of Highway Patrol.

Not less than 10 days before the hearing provided for in Section 9920 the Building Official shall notify the California Highway Patrol thereof identifying the vehicle or part to be removed.

(Ord. 99-0040 § 77 (part), 1999.)

9934.4 Not to Be Reconstructed.

A person shall not reconstruct or make operable any vehicle which has been removed by the County pursuant to this Chapter.

9934.6 Registration of Vehicle.

If any vehicle is removed pursuant to this Chapter, the Building Official shall forward to the Department of Motor Vehicles any evidence of registration available, including registration certificates, certificates of title and license plates.

(Ord. 99-0040 § 77 (part), 1999.)

9934.7 Proof of Nonresponsibility.

The owner of any land upon which a vehicle which has been removed was located may appear in person at any hearing provided for in this Chapter or present a written statement in time for consideration at such hearing and deny responsibility for the presence of the vehicle on the land with reasons for such denial. If it is determined at the hearing that the vehicle was placed on the land without the consent of the land owner and that the land owner has not subsequently acquiesced in its presence, then the County shall not assess costs of administration or removal of the vehicle against the property upon which the vehicle was located or otherwise attempt to collect such costs from such owner.

(Ord. 99-0040 § 77 (part), 1999.)

APPENDIX H - SIGNS

SECTION H103 - LOCATION

H103.1 Location restrictions.

Signs shall not be erected, constructed, or maintained so as to obstruct any fire escape or any window or door or opening used as part of a means of egress or as part of the accessible route, except as permitted by Chapters 10, 11A, and 11B, or so as to prevent free passage from one part of a roof to any other part thereof. A sign shall not be attached in any form, shape or manner to a fire escape, nor be placed in such manner as to interfere with any opening required for ventilation.

(Ord. 2022-0051 § 61, 2022.)

H103.2 Projections and clearances.

Signs extending beyond the exterior wall of the building shall comply with Section 705.2 and the following requirements.

Signs may project over a public street, public sidewalk or building line in accordance with Section 3202 and a distance as determined by the clearance of the bottoms thereof above the level of the sidewalk or grade immediately below, whichever is more restrictive, as follows:

Clearance less than 8 feet (2438 mm) shall be prohibited.

Clearance 8 feet (2438 mm) and above, a 1-foot (305 mm) projection is permitted; and for each additional 2-foot clearance (610 mm), an additional 1-foot (305 mm) projection is permitted.

SECTION H104 - IDENTIFICATION

H104.1 Identification.

Every sign other than wall signs hereafter erected, constructed or maintained, for which a permit is required, shall be plainly marked with the name of the person, firm or corporation erecting and maintaining such sign, and the weight of the sign, and shall have affixed on the front thereof the permit number issued for said sign or other method of identification approved by the Building Official.

(Ord. 2022-0051 § 63, 2022.)

SECTION H105 - DESIGN AND CONSTRUCTION

H105.1 General requirements.

Signs shall be designed and constructed to comply with the provisions of this Code for use of materials, loads and stresses. Glass panels used in signs shall comply with the requirements of Chapter 24.

(Ord. 2022-0051 § 64, 2022.)

SECTION H106 - ELECTRICAL

H106.1 Illumination.

A sign shall not be illuminated by other than electrical means, and electrical devices and wiring shall be installed in accordance with the requirements of the Electrical Code (Title 27) of the Los Angeles County Code, and a separate electrical permit shall be obtained. Any open spark or flame shall not be used for display purposes unless specifically approved.

(Ord. 2022-0051 § 65, 2022.)

H106.2 Electrical service.

Signs that require electrical service shall comply with the Electrical Code (Title 27) of the Los Angeles County Code.

(Ord. 2022-0051 § 66, 2022.)

SECTION H110 - ROOF SIGNS

H110.1 General.

Roof signs shall be constructed entirely of metal or other approved noncombustible material except as provided for in Sections H106.1.1 and H107.1. Provisions shall be made for electric grounding of metallic parts. Where combustible materials are permitted in letters or other ornamental features, wiring and tubing shall be kept free and insulated therefrom. Roof signs shall be so constructed as to leave a clear space of not less than 6 feet (1829 mm) between the roof level and the lowest part of the sign and shall have not less than 5 feet (11524 mm) clearance between the vertical supports thereof. Roof sign structures shall not project beyond an exterior wall.

SECTION J101 - GENERAL

J101.1 Scope.

The provisions of this Appendix apply to grading, excavation, and earthwork construction, including fills and embankments, and the control of runoff from graded sites, including erosion sediments and construction-related pollutants. The purpose of this Appendix is to safeguard life, limb, property, and the public welfare by regulating grading on property subject to this Code.

(Ord. 2022-0051 § 69, 2022.)

J101.2 Flood hazard areas.

Unless the applicant has submitted a hydrology and hydraulic analysis, prepared in accordance with standard engineering practice by a California licensed civil engineer, that demonstrates the proposed work will not result in any increase in the level of the base flood, grading, excavation and earthwork construction, including fills and embankments, shall not be permitted in floodways designated in Chapter 11.60 of Title 11 - Health and Safety - of the Los Angeles County Code, or in floodways that are in flood hazard areas established in Section 1612.3 or in flood hazard areas where design flood elevations are specified but floodways have not been designated.

(Ord. 2022-0051 § 69, 2022.)

J101.3 General hazards.

Whenever the Building Official determines that any existing excavation, embankment, or fill on property subject to this Code has become a hazard to life and limb, or endangers property, or adversely affects the safety, use, or stability of a public way or drainage channel, the Building Official may give written notice thereof to the owner of the property upon which the excavation, embankment, or fill is located, or other person or agent in control of said property. Upon receipt of said notice, the owner or other person or agent in control of the property shall repair, eliminate, or secure such excavation, embankment, or fill so as to eliminate the hazard, in conformance with the requirements of this Code, within the period specified in said notice.

(Ord. 2022-0051 § 69, 2022.)

J101.4 Safety precautions.

If at any stage of the work the Building Official determines by inspection that unpermitted grading or grading work pursuant to a grading permit is likely to endanger any public or private property, or result in the deposition of debris on any public way, or interfere with any existing drainage course, the Building Official may order the work stopped by notice in writing served on any persons engaged in doing such work or causing such work to be done, and any such person shall immediately stop such work. The Building Official may authorize the work to proceed if the Building Official finds that adequate safety precautions can be taken or corrective measures incorporated in the work to avoid likelihood of such danger, deposition, or interference.

If the grading work as done was performed without a grading permit or has created or resulted in a hazardous condition, the Building Official shall give written notice requiring correction thereof as specified in Section J103 and Section J101 of this Code.

sidewalk, alley, or other public or private property without taking adequate measures to support and protect such property from settling, cracking, or other damage that might result from the proposed work. Any person performing any grading that involves imported or exported materials shall take special precautions, as approved by the Building Official, to prevent such materials from being deposited on adjacent properties, any public way, and/or any drainage course.

(Ord. 2022-0051 § 69, 2022.)

J101.7 Storm water control measures.

Both the permittee and the owner of the property on which the grading is performed shall put into effect and maintain all precautionary measures necessary to protect adjacent water courses and public or private property from damage by erosion, flooding, and deposition of mud, debris, and construction-related pollutants originating from the site during grading and related construction activities.

(Ord. 2022-0051 § 69, 2022.)

J101.8 Maintenance of protective devices and rodent control.

All drainage structures and other protective devices and all burrowing rodent control measures, as shown on the grading plans approved by the Building Official, shall be maintained in a good condition and, when necessary, promptly repaired by the permittee or the owner of the property on which grading has been performed or by any other person or agent in control of such property.

(Ord. 2022-0051 § 69, 2022.)

J101.9 Correlation with other sections.

The provisions of this Appendix are independent of the provisions of Chapter 99 — Building and Property Rehabilitation — of Title 26 of this Code. This Section may be applied even though the same facts have been used to determine that there is a building, structure, or substandard property subject to the provisions of Chapter 99.

(Ord. 2022-0051 § 69, 2022.)

J101.10 Conditions of approval.

In granting any permit under this Code, the Building Official may include such conditions as may be reasonably necessary to prevent the creation of a nuisance or hazard to public or private property. Such conditions may include, but shall not be limited to:

1. Improvement of any existing grading to comply with the standards of this Code.
2. Requirements for securing of excavations or fills that would otherwise be hazardous.
3. Requirements for temporary excavations and shoring that are to be implemented on site and shown on the plans.
4. Requirements for mitigating, stabilizing, or eliminating unpermitted grading conducted on site.

(Ord. 2022-0051 § 69, 2022.)

SECTION J102 - DEFINITIONS

J102.1 Definitions.

BEST MANAGEMENT PRACTICE (BMP). Practices, prohibitions of practices, or other activities to reduce or eliminate the discharge of pollutants to surface waters. BMPs include structural and nonstructural controls, management practices, operation and maintenance procedures, and system, design, and engineering methods that are required to be employed in order to comply with the requirements of the National Pollution Discharge Elimination System (NPDES) permit issued to the County of Los Angeles (see Section 106.4.3 and Title 31 - Green Building Standards Code - of the Los Angeles County Code).

BORROW. Earth material acquired from an off-site location for use in grading on a site.

CIVIL ENGINEER. A professional engineer licensed in the State of California to practice in the field of civil works.

CIVIL ENGINEERING. The application of the knowledge of the forces of nature, principles of mechanics, and the properties of materials to the evaluation, design, and construction of civil works.

COMPACTION. The densification of a fill by mechanical means.

CUT. See "Excavation."

DESILTING BASINS. Physical structures, constructed for the removal of sediments from surface water runoff.

DESIGN ENGINEER. The Civil Engineer responsible for the preparation of the grading plans for the site grading work.

DOWN DRAIN. A device for collecting water from a swale or ditch located on or above a slope, and safely delivering it to an approved drainage facility.

EARTH MATERIAL. Any rock, natural soil, or fill, or any combination thereof.

ENGINEERING GEOLOGIST. A geologist experienced and knowledgeable in engineering geology, holding a license as a geologist in the specialty of engineering geology issued by the State of California under the applicable provisions of the Geologist and Geophysicist Act of the Business and Professions Code.

ENGINEERING GEOLOGY. The application of geologic knowledge and principles in the investigation and evaluation of naturally occurring rock and soil for use in the design of civil works.

EROSION. The wearing away of the ground surface as a result of the movement of wind, water, or ice.

EXCAVATION. The removal of earth material by artificial means, also referred to as a cut.

FIELD ENGINEER. The Civil Engineer responsible for performing the functions as set forth in Section J105.3.

FILL. Deposition of earth materials by artificial means.

GEOTECHNICAL ENGINEER. See "Soils Engineer."

GEOTECHNICAL HAZARD. An adverse condition due to landslide, settlement, and/or slippage. These hazards include, but are not limited to, loose debris, slopewash, and mud flows from natural or graded slopes.

GRADE. The vertical location of the ground surface.

GRADE, EXISTING. The grade prior to grading.

GRADE, FINAL. See Section J105.7.

GRADE, FINISHED. The grade of the site at the conclusion of all grading efforts.

PRIVATE SEWAGE DISPOSAL SYSTEM. A septic tank with effluent discharging into a subsurface disposal field, into one or more seepage pits, or into a combination of a subsurface disposal field and a seepage pit or of such other facilities as may be permitted in accordance with the procedures and requirements set forth in Title 28 - Plumbing Code - of the Los Angeles County Code and as required by the Los Angeles County Department of Public Health.

PROJECT CONSULTANTS. The professional consultants required by this Code, which may consist of the Design Engineer, Field Engineer, Soils Engineer, Engineering Geologist, and Landscape Architect as applicable to this Appendix.

PROFESSIONAL INSPECTION. The inspection required by this Code to be performed by the Project Consultants. Such inspections shall be sufficient to form an opinion relating to the conduct of the work.

QSD. Qualified SWPPP Developer as defined in the California State Construction General Permit.

QSP. Qualified SWPPP Practitioner as defined in the California State Construction General Permit.

SITE. A lot or parcel of land or contiguous combination thereof, under the same ownership, where grading is performed or permitted.

SLOPE. An inclined surface, the inclination of which is expressed as a ratio of horizontal distance to vertical distance.

SOIL. Naturally occurring superficial deposits overlying parent bedrock.

SOILS ENGINEER (GEOTECHNICAL ENGINEER). A licensed civil engineer experienced and knowledgeable in the practice of soils engineering.

SOILS ENGINEERING (GEOTECHNICAL ENGINEERING). The application of the principles of soils mechanics in the investigation, evaluation, and design of civil works involving the use of earth materials and the inspection or testing of construction thereof.

STORM DRAIN SYSTEM. A conveyance or system of conveyances, including roads with drainage systems, municipal streets, catch basins, curbs, gutters, ditches, and man-made channels, designed or used for collecting and conveying storm water.

STORM WATER POLLUTION PREVENTION PLAN (SWPPP). A site drawing with details, notes, and related documents that identify the measures proposed by the permittee to: (1) control erosion and prevent sediment and construction-related pollutants from being carried offsite by storm water, and (2) prevent non-storm-water discharges from entering the storm drain system.

SURFACE DRAINAGE. Flows over the ground surface.

SOIL TESTING AGENCY. An agency regularly engaged in the testing of soils and rock under the direction of a Civil Engineer experienced in soil testing.

TERRACE. A relatively level step constructed in the face of a graded slope for drainage and maintenance purposes.

(Ord. 2022-0051 § 70, 2022.)

SECTION J103 - PERMITS REQUIRED

J103.1 Permits required.

endangered and that such grading will not adversely affect adjoining properties or public rights of way.

. . .

7. Exploratory excavations performed under the direction of a Geotechnical Engineer or Engineering Geologist. This shall not exempt grading of access roads or pads created for exploratory excavations. Exploratory excavations must not create a hazardous condition to adjacent properties or the public in accordance with Section J101.3. A restoration plan must be provided and approved by the Building Official for all grading of access roads or pads. Restoration shall be completed within 90 days after the completion of soils testing unless otherwise approved by the Building Official.
8. An excavation that does not exceed 50 cubic yards (38.3 m^3) and complies with one of the following conditions and as shown in Figure J103.2:
   (a) Is less than 2 feet (0.6 m) in depth.
   (b) Does not create a cut slope greater than 5 feet (1.5 m) measured vertically upward from the cut surface to the surface of the natural grade and is not steeper than 2 units horizontal to 1 unit vertical (50 percent slope).
9. A fill not intended to support a structure that does not obstruct a drainage course and complies with one of the following conditions and as shown in Figure J103.2:
   (a) Is less than 1 foot (0.3 m) in depth and is placed on natural terrain with a slope flatter than 5 units horizontal to 1 unit vertical (20 percent slope).
   (b) Is less than 3 feet (0.9 m) in depth at its deepest point measured vertically upward from natural grade to the surface of the fill, does not exceed 50 cubic yards, and creates a fill slope no steeper than 2 units horizontal to 1 unit vertical (50 percent slope).
   (c) Is less than 5 feet (1.5 m) in depth at its deepest point measured vertically upward from natural grade to the surface of the fill, does not exceed 20 cubic yards, and creates a fill slope no steeper than 2 units horizontal to 1 unit vertical (50 percent slope).

Exemption from the permit requirements of this Appendix shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this Code or any other laws or ordinances of this jurisdiction.

(Ord. 2022-0051 § 71, 2022.)

J103.3 Unpermitted grading.

A person shall not own, use, occupy, or maintain any site containing unpermitted grading. For the purposes of this Code, unpermitted grading shall be defined as either of the following:

(1) Grading that was performed, at any point in time, without the required permit(s) having first been obtained from the Building Official, pursuant to Section J103.1;
(2) Grading for which a permit was obtained pursuant to this Section, but which was not completed, pursuant to Section J105, prior to the expiration of the permit, pursuant to Section 106.5.4, or
(3) Grading for which a permit was obtained pursuant to this Section, but where grading was performed outside the scope of the permit, pursuant to Section J105.

No person shall perform any grading that requires a permit under this Appendix unless a copy of the grading permit and approved grading plans are in the possession of a responsible person and available at the site for the Building Official's reference.

(Ord. 2022-0051 § 71, 2022.)

J103.5 Grading fees.

Fees shall be assessed in accordance with the provisions of this Section. The amount of the fees shall be as specified in Section 107.

1. Plan Review Fees. When a plan or other data are required to be submitted, a plan review fee shall be paid at the time of submitting plans and specifications for review. Separate plan review fees shall apply to retaining walls or major drainage structures as required elsewhere in this Code. For excavation and fill on the same site, the fee shall be based on the volume of excavation or fill, whichever is greater.
2. Permit Fees. A fee for each grading permit shall be paid to the Building Official at the time of issuance of the permit. Separate permits and fees shall apply to retaining walls or major drainage structures as required elsewhere in this Code.
3. Site Inspection Fee. When the Building Official finds that a visual inspection of the site is necessary to establish drainage requirements for the protection of property, existing buildings, or the proposed construction, a site inspection shall be made during plan check of grading plans. A fee for such inspection shall be paid to the Building Official at the time of submitting plans and specifications for review.

(Ord. 2022-0051 § 71, 2022.)

J103.6 Compliance with zoning code.

The Building Official may refuse to issue a grading permit for work on a site if either the proposed grading or the proposed land use for the site shown on the grading plan application does not comply with the provisions of Title 22 - Planning and Zoning - of the Los Angeles County Code.

(Ord. 2022-0051 § 71, 2022.)

J103.7 Grading security.

J103.7.1 Scope and purpose.

The Building Official may require a permittee or the owner(s) of the property on which the grading is proposed to occur to provide security as a condition of the issuance of a grading permit for any grading involving more than 1,000 cubic yards (764.6 m^3). Where unusual conditions or special hazards exist, the Building Official may require security for grading involving less than 1,000 cubic yards (764.6 m^3). The purpose of the security shall be to guarantee the permittee's obligation to mitigate any hazardous conditions, including flood and geotechnical hazards, that may be created if the grading is not completed in accordance with the approved plans and specifications, and to complete any work that the Building Official determines is necessary to bring the property into compliance with this Appendix.

Security required by this Section may include incidental off-site grading on property contiguous with the site to be developed, provided written consent of the owner of such contiguous property is filed with the Building Official.

The Building Official may waive the requirements for security for the following:

1. Grading being done by or for a governmental agency.

2. Cash.
3. Savings and loan certificates or shares deposited and assigned to the County as provided in Chapter 4.36 of Title 4 — Revenue and Finance — of the Los Angeles County Code.
4. An instrument of credit from a financial institution subject to regulation by the State or federal government and pledging that funds in the amount required by the Building Official are on deposit and guaranteed for payment, or a letter of credit is issued by such a financial institution.

(Ord. 2022-0051 § 71, 2022.)

J103.7.3 Amount of security.

The amount of security shall be based on the number of cubic yards of material in either excavation or fill, whichever is greater, and the cost of all drainage or other protective devices or work necessary to eliminate potential flooding and geotechnical hazards. That portion of the security valuation based on the volume of material in either excavation or fill shall be computed as follows:

100,000 cubic yards or less - 50 percent of the estimated cost of grading work.

Over 100,000 cubic yards - 50 percent of the estimated cost of the first 100,000 cubic yards plus 25 percent of the estimated cost of that portion in excess of 100,000 cubic yards.

When the rough grading has been completed in conformance with the requirements of this Code, the Building Official may, at his or her discretion, consent to a proportionate reduction of the security to an amount estimated to be adequate to ensure completion of the grading work, site development, or planting remaining to be performed. The costs referred to in this Section shall be as estimated by the Building Official.

(Ord. 2022-0051 § 71, 2022.)

J103.7.4 Conditions.

All security shall include conditions that the principal shall:

1. Comply with all of the provisions of this Code, applicable laws, and ordinances;
2. Comply with all of the terms and conditions of the grading permit; and
3. Complete all of the work authorized by the permit.

(Ord. 2022-0051 § 71, 2022.)

J103.7.5 Term of security.

The term of each security shall begin upon the filing with the Building Official, and the security shall remain in effect until the work authorized by the grading permit is completed and approved by the Building Official.

(Ord. 2022-0051 § 71, 2022.)

J103.7.6 Default procedures.

incurred in causing such work to be performed from the funds deposited and return any unused portion of such deposit or funds to the person making said deposit or assignment.

(Ord. 2022-0051 § 71, 2022.)

J103.7.7 Right of entry.

The Building Official or the authorized representative of any surety company or financial institution furnishing the security shall have access to the premises described in the permit for the purpose of inspecting the work.

In the event of default, as described in Section J103.7.6, the surety or financial institution furnishing the security, or the Building Official, or any person employed or engaged on the behalf of any of these parties, shall have the right to go upon the premises to perform the mitigation work, as described in Section J103.7.6.

Neither the permittee, owner, or any other person shall interfere with or obstruct the ingress into or egress from any such premises of any authorized representative of the surety or financial institution executing the security or the Building Official engaged to perform the mitigation work, as described in Section J103.7.6.

(Ord. 2022-0051 § 71, 2022.)

FIGURE J103.2
GRADING EXEMPTION CASES

(Ord. 2022-0051 § 72, 2022.)

SECTION J104 - PERMIT APPLICATION AND SUBMITTALS

J104.1 Submittal requirements.

In addition to the provisions of Section 106.4, the applicant shall state the following:

1. The estimated quantities of excavation, fill, borrow, removal, or combination thereof.
2. The proposed land use for the site on which the grading is to be performed.

(Ord. 2022-0051 § 73, 2022.)

J104.2 Site plan requirements.

In addition to the provisions of Section 106, a grading plan shall show the existing grade and finished grade in contour intervals of sufficient clarity to indicate the nature and extent of the work and show in detail that it complies with the requirements of this Code. The plans shall show the existing grade on adjoining properties in sufficient detail to identify how grade changes will conform to the

that, due to the existence of special conditions or unusual hazards, the grading should be designated as engineered grading.

(Ord. 2022-0051 § 73, 2022.)

J104.2.2 Regular grading requirements.

In addition to the provisions of Sections 106 and J104.2, an application for a regular grading permit shall be accompanied by plans of sufficient clarity to indicate the nature and extent of the work. The plans shall give the location of the work, the name of the owner, and the name of the person who prepared the plan. The plan shall include the following information:

1. General vicinity of the proposed site.
2. Limits and depths of cut and fill.
3. Location of any buildings or structures where work is to be performed, and the location of any buildings or structures within 15 feet (4.6 m) of the proposed grading.
4. Contours, flow areas, elevations, or slopes that define existing and proposed drainage patterns.
5. Storm water mitigation measures in accordance with the requirements of Section 106.4.3 of this Code. See Section J110.8 for specific requirements.
6. Location of existing and proposed utilities, drainage facilities, and recorded public and private easements and restricted use areas.
7. Location of all recorded floodways as established by Chapter 11.60 of Title 11 — Health and Safety — of the Los Angeles County Code.
8. Location of all Special Flood Hazard Areas as designated and defined in Title 44 of the Code of Federal Regulations.

(Ord. 2022-0051 § 73, 2022.)

J104.2.3 Engineered grading requirements.

In addition to the provisions of Sections 106 and J104.2, an application for a permit for engineered grading shall be accompanied by plans and specifications and supporting data consisting of a geotechnical report and engineering geology report.

Specifications shall contain information covering construction and material requirements. Plans shall be drawn to scale on paper and shall be of sufficient clarity to indicate the nature and extent of the work proposed and shall show in detail that the proposed work will conform to the provisions of this Code and all relevant laws, ordinances, rules, and regulations. The first sheet of the plans shall depict the location of the proposed work, the name and address of the owner, and the name and address of the person who prepared the plans.

The plans shall include or be accompanied by the following information:

1. General vicinity of the proposed site.
2. Property limits and accurate contours of existing ground and details of terrain and area drainage.
3. Limiting dimensions, elevations, or finish contours to be achieved by the grading, proposed drainage channels, and related construction.
4. Detailed plans of all surface and subsurface drainage devices, walls, cribbing, dams, and other protective devices to be constructed with, or as a part of, the proposed work. In addition, a map showing the drainage area and the estimated runoff of the area served by any drains.

from the site.

9. A statement of the estimated starting and completion dates for proposed work.
10. A statement signed by the owner, acknowledging that a Design Engineer, Field Engineer, Geotechnical Engineer, and Engineering Geologist, when appropriate, will be employed to perform the services required by this Code, when the Building Official requires that such professional persons be so employed. These acknowledgments shall be on a form furnished by the Building Official.
11. Storm water mitigation measures are required to be shown on the grading plan in accordance with the requirement of Section 106.4.3 of this Code. See Section J110.8 for specific requirements.
12. A drainage plan for those portions of property proposed to be utilized as a building site (building pad), including elevations of floors with respect to finish site grade and locations of proposed stoops, slabs, and fences that may affect drainage.
13. Location and type of any proposed private sewage disposal system, including the location of the expansion area.
14. Location of existing and proposed utilities, drainage facilities, and recorded public and private easements and restricted use areas.
15. Location of all recorded floodways as established by Chapter 11.60 of Title 11 — Health and Safety — of the Los Angeles County Code.
16. Location of all Special Flood Hazard Areas as designated and defined in Title 44 of the Code of Federal Regulations.

(Ord. 2022-0051 § 73, 2022.)

J104.3 Geotechnical and engineering geology reports.

The geotechnical report required by Section J104.2.3 shall include data regarding the nature, distribution, and strength of existing soils, conclusions, and recommendations for grading procedures and design criteria for corrective measures, including buttress fills, when necessary, and an opinion on the adequacy for the intended use of sites to be developed by the proposed grading as affected by geotechnical factors, including the stability of slopes. All reports shall conform with the requirements of Section 111 and shall be subject to review by the Building Official. Supplemental reports and data may be required as the Building Official may deem necessary. Recommendations included in the reports and approved by the Building Official shall be incorporated in the grading plan or specifications.

The engineering geology report required by Section J104.2.3 shall include an adequate description of the geology of the site, conclusions, and recommendations regarding the effect of geologic conditions on the proposed development, and an opinion on the adequacy for the intended use of sites to be developed by the proposed grading, as affected by geologic factors. The engineering geology report shall include a geologic map and cross sections utilizing the most recent grading plan as a base. All reports shall conform with the requirements of Section 111 and shall be subject to review by the Building Official. Supplemental reports and data may be required as the Building Official may deem necessary. Recommendations included in the reports and approved by the Building Official shall be incorporated in the grading plan or specifications.

Exception: A geotechnical or engineering geology report is not required where the Building Official determines that the nature of the work applied for is such that a report is not necessary.

(Ord. 2022-0051 § 73, 2022.)

(Ord. 2022-0051 § 73, 2022.)

SECTION J105 - INSPECTIONS

J105.1 General.

Grading inspections shall be governed by Section 108 and as indicated herein. Grading operations for which a permit is required shall be subject to inspection by the Building Official. In addition, professional inspection of grading operations shall be performed by the Field Engineer, the Geotechnical Engineer, and the Engineering Geologist retained to provide such services in accordance with this Section for engineered grading and as required by the Building Official for regular grading.

(Ord. 2022-0051 § 74, 2022.)

J105.2 Special and supplemental inspections.

The special inspection requirements of Section 1705.6 shall apply to work performed under a grading permit where required by the Building Official. In addition to the called inspections specified in Section J105.7, the Building Official may make such other inspections as may be deemed necessary to determine that the work is being performed in conformance with the requirements of this Code. The Building Official may require investigations and reports by an approved soil testing agency, Geotechnical Engineer and/or Engineering Geologist, and Field Engineer. Inspection reports shall be provided when requested in writing by the Building Official.

The Building Official may require continuous inspection of drainage devices by the Field Engineer in accordance with this Section when the Building Official determines that the drainage devices are necessary for the protection of the structures in accordance with Section 110.

(Ord. 2022-0051 § 74, 2022.)

J105.3 Field engineer.

The Field Engineer shall provide professional inspection of those parts of the grading project within such engineer's area of technical specialty, oversee and coordinate all field surveys, including setting grade stakes, and provide site inspections during grading operations to ensure the site is graded in accordance with the approved grading plan and the appropriate requirements of this Code. During site grading, and at the completion of both rough grading and final grading, the Field Engineer shall submit statements and reports as required by Sections J105.11 and J105.12. If revised grading plans are required during the course of the work, they shall be prepared by a Civil Engineer and approved by the Building Official.

(Ord. 2022-0051 § 74, 2022.)

J105.4 Geotechnical engineer.

The Geotechnical Engineer shall provide professional inspection of those parts of the grading project within such engineer's area of technical specialty, which shall include observation during grading and testing for required compaction. The Geotechnical Engineer shall provide sufficient observation during the preparation of the natural ground and placement and compaction of the fill to verify that such work is being performed in accordance with the conditions of the approved plan and the appropriate requirements of this

(Ord. 2022-0051 § 74, 2022.)

J105.6 Permittee.

The permittee shall be responsible for ensuring that the grading is performed in accordance with the approved plans and specifications and in conformance with the provisions of this Code. The permittee shall engage project consultants, if required under the provisions of this Code, to provide professional inspections on a timely basis. The permittee shall act as a coordinator between the project consultants, the contractor, and the Building Official. In the event of changed conditions, the permittee shall be responsible for informing the Building Official of such change and shall provide revised plans for approval.

(Ord. 2022-0051 § 74, 2022.)

J105.7 Required inspections.

The permittee shall call for and schedule an inspection by the Building Official at the following various stages of work and shall obtain the approval of the Building Official prior to proceeding to the next stage of work:

Pre-grade — Before any construction or grading activities occur at the site. The permittee shall ensure that all project consultants are present at the pre-grade inspection.

Initial grade — When the site has been cleared of vegetation and unapproved fill, and has been scarified, benched, or otherwise prepared for fill. No fill shall have been placed prior to this inspection.

Rough grade — When approximate final elevations have been established, drainage terraces, swales, and other drainage devices necessary for the protection of the building sites from flooding have been installed, berms have been installed at the top of the slopes, and the statements required by Section J105.12 have been received.

Final grade - When grading has been completed, all drainage devices necessary to drain the building pad have been installed, slope planting has been established, irrigation systems have been installed, and the as-built plans and required statements and reports have been submitted.

(Ord. 2022-0051 § 74, 2022.)

J105.8 Notification of noncompliance.

If, in the course of fulfilling their respective duties under this Appendix, the Field Engineer, the Geotechnical Engineer, or the Engineering Geologist determines that the work is not being done in conformance with this Appendix or the approved grading plans, the Field Engineer, the Geotechnical Engineer, or the Engineering Geologist shall immediately report, in writing, the discrepancies and the recommended corrective measures to the permittee and to the Building Official.

(Ord. 2022-0051 § 74, 2022.)

J105.9 Transfer of responsibility.

If the Field Engineer, the Geotechnical Engineer, or the Engineering Geologist of record is changed at any time after the grading plans required pursuant to Section J104.2.2 or J104.2.3 have been approved by the Building Official, the permittee shall immediately provide written notice of such change to the Building Official. The Building Official may stop the grading from commencing or

(Ord. 2022-0051 § 74, 2022.)

J105.11 Routine field inspections and reports.

Unless otherwise directed by the Building Official, the Field Engineer for all engineered grading projects shall prepare routine inspection reports and shall file these reports with the Building Official as follows:

1. Bi-weekly during all times when grading of 400 cubic yards or more per week is occurring on the site;
2. Monthly, at all other times; and
3. At any time when requested in writing by the Building Official.

Such reports shall certify to the Building Official that the Field Engineer has inspected the grading site and related activities and has found them in compliance with the approved grading plans and specifications, this Code, all grading permit conditions, and all other applicable ordinances and requirements. The reports shall conform to a standard "Report of Grading Activities" form, which shall be provided by the Building Official.

(Ord. 2022-0051 § 74, 2022.)

J105.12 Completion of work.

Upon completion of the rough grading work and at the final completion of the work, the following reports and drawings and supplements thereto are required for engineered grading or when professional inspection is otherwise required by the Building Official:

1. An "as-built" grading plan prepared by the Field Engineer retained to provide such services in accordance with Section J105.3 showing all plan revisions as approved by the Building Official. This shall include original ground surface elevations, as-built ground surface elevations, lot drainage patterns, and the locations and elevations of surface drainage facilities and the outlets of subsurface drains. As-built locations, elevations, and details of subsurface drains shall be shown as reported by the Geotechnical Engineer.

The as-built grading plan shall be accompanied by a certification by the Field Engineer that to the best of his or her knowledge, the work within the Field Engineer's area of responsibility was done in accordance with the final approved grading plan.

2. A report prepared by the Geotechnical Engineer retained to provide such services in accordance with Section J105.4, including locations and elevations of field density tests, summaries of field and laboratory tests, other substantiating data, and comments on any changes made during grading and their effect on the recommendations made in the approved geotechnical engineering investigation report. The report shall include a certification by the Geotechnical Engineer that, to the best of his or her knowledge, the work within the Geotechnical Engineer's area of responsibility is in accordance with the approved geotechnical engineering report and applicable provisions of this Appendix. The report shall contain a finding regarding the safety of the completed grading and any proposed structures against hazard from landslide, settlement, or slippage.
3. A report prepared by the Engineering Geologist retained to provide such services in accordance with Section J105.5, including a final description of the geology of the site and any new information disclosed during the grading and the effect of such new information, if any, on the recommendations incorporated in the approved grading plan. The report shall contain a certification by the Engineering Geologist that, to the best of his or her knowledge, the work within the Engineering Geologist's area of responsibility is in accordance with the approved engineering geology report and

The permittee shall notify the Building Official when the grading operation is ready for final inspection. Final approval shall not be given until all work, including installation of all drainage facilities and their protective devices, and all erosion-control measures, have been completed in accordance with the final approved grading plan, and all required reports have been submitted and approved.

(Ord. 2022-0051 § 74, 2022.)

J105.14 Change of ownership.

Unless otherwise required by the Building Official, when a grading permit has been issued on a site and the owner sells the property prior to final grading approval, the new property owner shall be required to obtain a new grading permit.

(Ord. 2022-0051 § 74, 2022.)

SECTION J106 - EXCAVATIONS

J106.1 Maximum cut slope.

The slope of cut surfaces shall be not steeper than is safe for the intended use, and shall be not more than 1 unit vertical in 2 units horizontal (50percent slope) unless the owner or the owner's authorized agent furnishes a geotechnical or an engineering geology report, or both, justifying a steeper slope. The reports must contain a statement by the Geotechnical Engineer or Engineering Geologist that the site was investigated and an opinion that a steeper slope will be stable and will not create a hazard to public or private property, in conformance with the requirements of Section 111. The Building Official may require the slope of the cut surfaces to be flatter in slope than 2 units horizontal to 1 unit vertical (50-percent slope) if the Building Official finds it necessary for the stability and safety of the slope.

Exception:

A cut surface shall be permitted to be at a slope of 1.5 units horizontal to one unit vertical (67-percent slope) provided that all of the following are met:

1. It is not intended to support structures or surcharges.
2. It is adequately protected against erosion.
3. It is no more than 8 feet (2438 mm) in height.
4. It is approved by the Building Official.
5. Ground water is not encountered.

(Ord. 2022-0051 § 75, 2022.)

SECTION J107 - FILLS

J107.1 General.

Unless otherwise recommended in the geotechnical report, fills shall comply with the provisions of this Section.

Exception: The Building Official may permit a deviation from the provisions of this Appendix for minor fills not intended to support structures, where no geotechnical report has been prepared.

prepared by the Geotechnical Engineer. Excavations for the subdrains shall be inspected by the Engineering Geologist when such subdrains are included in the recommendations of the Engineering Geologist.

(Ord. 2022-0051 § 76, 2022.)

J107.3 Benching.

Where existing grade is at a slope steeper than one unit vertical in five units horizontal (20percent slope) and the depth of the fill exceeds 5 feet (1524 mm), benching shall be provided into sound bedrock or other competent material as determined by the Geotechnical Engineer in accordance with Figure J107.3, or as determined by the Geotechnical Engineer. When fill is to be placed over a cut, a key shall be provided that is not less than 10 feet (3048 mm) in width and 2 feet (610 mm) in depth. The area beyond the toe of fill shall be sloped for sheet overflow or a paved drain shall be constructed thereon. The Geotechnical Engineer or Engineering Geologist, or both, shall inspect and approve the cut as being suitable for the foundation and placement of fill material before any fill material is placed on the excavation.

(Ord. 2022-0051 § 76, 2022.)

J107.4 Fill material.

Fill material shall not include organic, frozen, or other deleterious materials. Rock or similar irreducible material greater than 12 inches (305 mm) in any dimension shall not be included in fills.

Exception: The Building Official may permit placement of larger rock when the Geotechnical Engineer properly devises and recommends a method of placement, and continuously inspects the placement and approves the fill stability. The following requirements shall also apply:

1. Prior to issuance of the grading permit, potential rock disposal areas shall be delineated on the grading plan.
2. Rock sizes greater than 12 inches (0.3 m) in maximum dimension shall be 10 feet (3.0 m) or more below grade, measured vertically.
3. Rocks shall be placed so as to assure filling of all voids with well-graded soil.
4. The reports submitted by the Geotechnical Engineer shall acknowledge the placement of the oversized material and whether the work was performed in accordance with the engineer's recommendations and the approved plans.
5. The location of oversized rock dispersal areas shall be shown on the as-built plan.

(Ord. 2022-0051 § 76, 2022.)

J107.5 Compaction.

All fill material shall be compacted to a minimum of 90 percent of maximum density as determined by ASTM D1557, Modified Proctor, in lifts not exceeding 12 inches (305 mm) in depth within 40 feet (12.2 m) below finished grade and 93 percent of maximum dry density deeper than 40 feet (12.2 m) below finished grade, unless a lower relative compaction (not less than 90 percent of maximum dry density) is justified by the Geotechnical Engineer and approved by the Building Official. Where ASTM D1557, Modified Proctor, is not applicable, a test acceptable to the Building Official shall be used.

Field density shall be determined by a method acceptable to the Building Official. However, not less than ten percent of the required density tests, uniformly distributed, shall be obtained by the Sand Cone Method.

statement by the Geotechnical Engineer that the site has been investigated and an opinion that a steeper fill slope will be stable and will not create a hazard to public or private property. Substantiating calculations and supporting data may be required where the Building Official determines that such information is necessary to verify the stability and safety of the proposed slope. The Building Official may require the fill slope to be constructed with a face flatter in slope than 2 units horizontal to 1 unit vertical (50-percent slope) if the Building Official finds it necessary for stability and safety of the slope.

(Ord. 2022-0051 § 76, 2022.)

J107.7 Slopes to receive fill.

Where fill is to be placed above the top of an existing slope steeper than 3 units horizontal to 1 unit vertical (33-percent slope), the toe of the fill shall be set back from the top edge of the existing slope a minimum distance of 6 feet (1.8 m) measured horizontally or such other distance as may be specifically recommended by a Geotechnical Engineer or Engineering Geologist and approved by the Building Official.

(Ord. 2022-0051 § 76, 2022.)

J107.8 Inspection of fill.

For engineered grading, the Geotechnical Engineer shall provide sufficient inspections during the preparation of the natural ground and the placement and compaction of the fill to ensure that the work is performed in accordance with the conditions of plan approval and the appropriate requirements of this Appendix. In addition to the above, the Geotechnical Engineer shall provide continuous inspection during the entire fill placement and compaction of fills that will exceed a vertical height or depth of 30 feet (9.1 m) or result in a slope surface steeper than 2 units horizontal to 1 unit vertical (50-percent slope).

(Ord. 2022-0051 § 76, 2022.)

J107.9 Testing of fills.

Sufficient tests of the fill soils shall be made to determine the density and to verify compliance of the soil properties with the design requirements. This includes soil types and shear strengths in accordance with Section J111 Referenced Standards.

(Ord. 2022-0051 § 76, 2022.)

SECTION J108 - SETBACKS

J108.1 General.

Cut and fill slopes shall be set back from the property lines in accordance with this Section. Setback dimensions shall be measured perpendicular to the property line and shall be as shown in Figure J108.1, unless substantiating data is submitted justifying reduced setbacks, and reduced setbacks are recommended in a geotechnical engineering and engineering geology report approved by the Building Official.

(Ord. 2022-0051 § 77, 2022.)

J108.2 Top of slope.

1. Setbacks greater than those required by Figure J108.1.
2. Provisions for retaining walls or similar construction.
3. Erosion protection of the fill slopes.
4. Provision for the control of surface waters.

(Ord. 2022-0051 § 77, 2022.)

J108.4 Alternate setbacks.

The Building Official may approve alternate setbacks if he or she determines that no hazard to life or property will be created or increased. The Building Official may require an investigation and recommendation by a qualified engineer or Engineering Geologist to justify any proposed alternate setback.

(Ord. 2022-0051 § 77, 2022.)

FIGURE J108.1

SETBACK DIMENSIONS

(Ord. 2022-0051 § 78, 2022.)

SECTION J109 - DRAINAGE AND TERRACING

J109.1 General.

Unless otherwise recommended by a licensed Civil Engineer and approved by the Building Official, drainage facilities and terracing shall be provided in accordance with the requirements of Section J109.2 for all cut and fill slopes 3 units horizontal to 1 unit vertical (33-percent slope) and steeper.

For slopes flatter than 3 units horizontal to 1 unit vertical (33-percent slope) and steeper than 5 units horizontal to 1 unit vertical (20-percent slope), a paved swale or ditch shall be installed at 30-foot (9.1 m) vertical intervals to control surface drainage and debris. Swales shall be sized based on contributory area and have adequate capacity to convey intercepted waters to the point of disposal as defined in Section J109.5. Swales must be paved with reinforced concrete not less than 3 inches (0.08 m) in thickness, reinforced with 6-inch (0.2 m) by 6-inch (0.2 m) No. 10 by No. 10 welded wire fabric or equivalent reinforcing centered in the concrete slab or an equivalent approved by the Building Official. Swales must have a minimum flow line depth of 1 foot (0.3 m) and a

by the Civil Engineer and approved by the Building Official. Suitable access shall be provided to permit proper cleaning and maintenance.

Drainage swales on terraces shall have a longitudinal grade of not less than 5 percent nor more than 12 percent and a minimum depth of 1 foot (0.3 m) at the flow line. There shall be no reduction in grade along the direction of flow unless the velocity of flow is such that slope debris will remain in suspension on the reduced grade. Drainage swales must be paved with reinforced concrete not less than 3 inches (0.8 m) in thickness, reinforced with 6-inch (0.2 m) by 6-inch (0.2 m) No. 10 by No. 10 welded wire fabric or equivalent reinforcing centered in the concrete slab or an approved equal paving. Drainage swales shall have a minimum depth at the deepest point of 1 foot (0.3 m) and a minimum paved width of 5 feet (1.5 m). Drainage swales on terraces shall be sized based on contributory area and have adequate capacity to convey intercepted waters to the point of disposal as defined in Section J109.5. Downdrains or drainage outlets shall be provided at approximately 300 foot (91.4 m) intervals along the drainage terrace or at equivalent locations. Down drains and drainage outlets shall be of approved materials and of adequate capacity to convey the intercepted waters to the point of disposal as defined in Section J109.5.

(Ord. 2022-0051 § 79, 2022.)

J109.3 Interceptor drains and overflow protection.

Berms, interceptor drains, swales, or other devices shall be installed along the top of cut slopes to prevent surface waters from overflowing onto and damaging the face of a slope. Berms used for slope protection shall not be less than 12 inches (0.3 m) above the level of the pad and shall slope back at least 4 feet (1.2 m) from the top of the slope.

Interceptor drains shall be installed along the top of graded slopes greater than 5 feet in height receiving drainage from a slope with a tributary width greater than 30 feet (9.1 m), measured horizontally. They shall have a minimum depth of 1 foot (305 mm) and a minimum width of 3 feet (915 mm). The slope shall be approved by the Building Official, but shall be not less than one unit vertical in 50 units horizontal (2-percent slope). The drain shall be paved with concrete not less than 3 inches (76mm) in thickness, or by other materials suitable to the application, and reinforced as required for drainage terraces. Discharge from the drain shall be accomplished in a manner to prevent erosion and shall be approved by the Building Official.

. . .

(Ord. 2022-0051 § 79, 2022.)

J109.5 Disposal.

All drainage facilities shall be designed to convey waters to the nearest-practicable street, storm drain, or natural watercourse or drainage way approved by the Building Official or other appropriate governmental agency, provided that the discharge of such waters at that location will not create or increase a hazard to life or property. Erosion of the ground in the area of discharge shall be prevented by installation of non-erosive down drains or other devices. Desilting basins, filter barriers, or other methods, as approved by the Building Official, shall be utilized to remove sediments from surface waters before such waters are allowed to enter streets, storm drains, or natural watercourses. If the drainage device discharges onto natural ground, riprap or a similar energy dissipator may be required.

Building pads shall have a minimum drainage gradient of 2 percent toward an approved drainage facility or a public street unless otherwise directed by the Building Official. A lesser slope may be approved by the Building Official for sites graded in relatively flat terrain, or where special drainage provisions are made, when the Building Official finds such modification will not result in a hazard

(Ord. 2022-0051 § 80, 2022.)

J110.3 Planting.

The surface of all cut slopes more than 5 feet (1.5 m) in height and fill slopes more than 3 feet (0.9 m) in height shall be protected against damage from erosion by planting with grass or ground cover plants. Slopes exceeding 15 feet (4.6 m) in vertical height shall also be planted with shrubs, spaced at not to exceed 10 feet (3 m) on center, or trees, spaced at not to exceed 20 feet (6.1 m) on center; or a combination of shrubs and trees at an equivalent spacing, in addition to grass or ground cover plants. The plants selected and planting methods used shall be suitable for the soil and climatic conditions of the site.

Plant material shall be selected that will produce a coverage of permanent planting to effectively control erosion. Consideration shall be given to deep-rooted plant material needing limited watering, maintenance, high root to shoot ratio, wind susceptibility, and fire-retardant characteristics. All plant materials must be approved by the Building Official.

Planting may be modified for the site if specific recommendations are provided by both the Geotechnical Engineer and a Landscape Architect. Specific recommendations must consider soils and climatic conditions, irrigation requirements, planting methods, fire-retardant characteristics, water efficiency, maintenance needs, and other regulatory requirements. Recommendations must include a finding that the alternative planting will provide a permanent and effective method of erosion control. Modifications to planting must be approved by the Building Official prior to installation.

(Ord. 2022-0051 § 80, 2022.)

J110.4 Irrigation.

Slopes required to be planted by Section J110.3 shall be provided with an approved system of irrigation that is designed to cover all portions of the slope. Irrigation system plans shall be submitted to and approved by the Building Official prior to installation. A functional test of the system may be required.

For slopes less than 20 feet (6.1 m) in vertical height, hose bibs to permit hand watering will be acceptable if such hose bibs are installed at conveniently accessible locations where a hose no longer than 50 feet (15.2 m) is necessary for irrigation.

Irrigation requirements may be modified for the site if specific recommendations are provided by both the Geotechnical Engineer and a Landscape Architect. Specific recommendations must consider soils and climatic conditions, plant types, planting methods, fire-retardant characteristics, water efficiency, maintenance needs, and other regulatory requirements. Recommendations must include a finding that the alternative irrigation method will sustain the proposed planting and provide a permanent and effective method of erosion control. Modifications for irrigation systems must be approved by the Building Official prior to installation.

(Ord. 2022-0051 § 80, 2022.)

J110.5 Plans and specifications.

Planting and irrigation plans shall be submitted for slopes that are required to be planted and irrigated pursuant to Sections J110.3 and J110.4. Except as otherwise required by the Building Official for minor grading, the plans for slopes 20 feet (6.1 m) or more in vertical height shall be prepared and signed by a Civil Engineer or Landscape Architect. If requested by the Building Official, planting

approval of grading and before the release of the grading security, the planting shall be well established and growing on the slopes, and there shall be evidence of an effective rodent control program.

(Ord. 2022-0051 § 80, 2022.)

J110.8 National Pollutant Discharge Elimination System (NPDES) compliance.

J110.8.1 General.

All grading plans and permits and the owner of any property on which such grading is performed shall comply with the provisions of this Section for NPDES compliance.

All best management practices shall be installed before grading begins or as instructed in writing by the Building Official for unpermitted grading as defined by Section J103.3. As grading progresses, all best management practices shall be updated as necessary to prevent erosion and to control construction-related pollutants from discharging from the site. All best management practices shall be maintained in good working order to the satisfaction of the Building Official until final grading approval has been granted by the Building Official and all permanent drainage and erosion control systems, if required, are in place. Failure to comply with this Section is subject to "Noncompliance Penalties" pursuant to Section J110.8.5. Payment of a penalty shall not relieve any persons from fully complying with the requirements of this Code in the execution of the work.

(Ord. 2022-0051 § 80, 2022.)

J110.8.2 Storm Water Pollution Prevention Plan (SWPPP).

The Building Official may require a SWPPP. The SWPPP shall contain details of best management practices, including desilting basins or other temporary drainage or control measures, or both, as may be necessary to control construction-related pollutants that originate from the site as a result of construction-related activities. When the Building Official requires a SWPPP, no grading permit shall be issued until the SWPPP has been submitted to and approved by the Building Official.

For unpermitted grading as defined by Section J103.3, upon written request, a SWPPP in compliance with the provisions of this Section and Section 106.4.3 for NPDES compliance shall be submitted to the Building Official. Failure to comply with this Section is subject to "Noncompliance Penalties" per Section J110.8.5. Payment of a penalty shall not relieve any persons from fully complying with the requirements of this Code in the execution of the work.

(Ord. 2022-0051 § 80, 2022.)

J110.8.3 Erosion and Sediment Control Plans (ESCP).

Where a grading permit is issued and the Building Official determines that the grading will not be completed prior to November 1, the owner of the site on which the grading is being performed shall, on or before October 1, file or cause to be filed with the Building Official an ESCP. The ESCP shall include specific best management practices to minimize the transport of sediment and protect public and private property from the effects of erosion, flooding, or the deposition of mud, debris, or construction-related pollutants. The best management practices shown on the ESCP shall be installed on or before October 15. The plans shall be revised annually or as required by the Building Official to reflect the current site conditions.

The ESCP shall be accompanied by an application for plan checking services and plan-checking fees in an amount determined by the Building Official, up to but not exceeding 10 percent of the original grading permit fee.

The Building Official shall also have the authority to impose and collect the penalties imposed by Section J110.8.5. Payment of a penalty shall not relieve any persons from fully complying with the requirements of this Code in the execution of the work.

(Ord. 2022-0051 § 80, 2022.)

J110.8.5 Noncompliance penalties.

The amount of the penalties shall be as follows:

1. If a SWPPP or an ESCP is not submitted as prescribed in Sections J110.8.2 and J110.8.3:

Grading Permit Volume	Penalty
1—10,000 cubic yards (1-7645.5 m^3)	$50.00 per day
10,001—100,000 cubic yards (7646.3-76455 m^3)	$250.00 per day
More than 100,000 cubic yards (76455 m^3)	$500.00 per day

2. If the best management practices for storm water pollution prevention and wet weather erosion control, as approved by the Building Official, are not installed as prescribed in this Section J110.8:

Grading Permit Volume	Penalty
1—10,000 cubic yards (1-7645.5 m^3)	$100.00 per day
10,001—100,000 cubic yards (7646.3-76455 m^3)	$250.00 per day
More than 100,000 cubic yards (76455 m^3)	$500.00 per day

NOTE: See Section 108 for inspection request requirements.

(Ord. 2022-0051 § 80, 2022.)

SECTION J111 - REFERENCED STANDARDS

These regulations establish minimum standards and are not intended to prevent the use of alternate materials, methods, or means of conforming to such standards, provided such alternate has been approved by the Building Official.

The Building Official shall approve such an alternate provided they determine that the alternate is, for the purpose intended, at least the equivalent of that prescribed in this Code in quality, strength, effectiveness, durability, and safety.

Revision	Cone Method	
ASTM D 2167 — Latest Revision	Density and Unit Weight of Soils In Place by the Rubber Balloon Method	J104.2.3, J104.3 and J107.9
ASTM D 2937 — Latest Revision	Density of Soils in Place by the Drive Cylinder Method	J104.2.3, J104.3 and J107.9
ASTM D 2922 — Latest Revision	Density of Soil and Soil Aggregate In Place by Nuclear Methods	J104.2.3, J104.3 and J107.9
ASTM D 3017 — Latest Revision	Water Content of Soil and Rock in Place by Nuclear Methods	J104.2.3, J104.3 and J107.9

(Ord. 2022-0051 § 81, 2022.)

APPENDIX P - EMERGENCY HOUSING

SECTION P101 - GENERAL

P101.1 Scope.

This appendix applies to emergency housing and emergency housing facilities, as defined in Section P102, when and to the extent that the County of Los Angeles Board of Supervisors ("Board") finds, by motion, resolution, or otherwise, that this appendix applies to a specific state of emergency, local emergency, or declaration of shelter crisis.

(Ord. 2022-0051 § 82, 2022.)

SECTION P102 - DEFINITIONS

P102.1 General.

. . .

ENFORCING AGENCY. The Building Official as defined in Section 104.3 of this Code.

. . .

(Ord. 2022-0051 § 83, 2022.)

SECTION P103 - EMERGENCY HOUSING

P103.1 General.

in consultation with the County Departments of Public Health, Fire, and other pertinent County departments, as applicable.

(Ord. 2022-0051 § 85, 2022.)

SECTION P106 - TENTS AND MEMBRANE STRUCTURES

P106.1 General.

. . .

Tents and membrane structures shall be provided with means of ventilation (natural and/or mechanical) allowing for adequate air replacement, as determined by the enforcing agency.

(Ord. 2022-0051 § 86, 2022.)

SECTION P107 - ACCESSIBILITY

P107.1 General.

Emergency housing shall comply with the applicable requirements in Chapter 11B and/or the US Access Board Final Guidelines for Emergency Transportable Housing as determined by the enforcing agency.

. . .

(Ord. 2022-0051 § 87, 2022.)

SECTION P110 - EMERGENCY HOUSING FACILITIES

P110.1.1 Backflow prevention.

Backflow prevention devices shall be provided in accordance with Section 602.3 of the Plumbing Code.

(Ord. 2022-0051 § 88, 2022.)

P110.1.2 Drinking fountains.

An adequate number of drinking fountains, bottle fillers, or drinking facilities shall be provided as determined by the enforcing agency.

(Ord. 2022-0051 § 89, 2022.)

P110.3 Toilet and bathing facilities.

. . .

The maximum travel distance from any sleeping and/or living area to the toilet facility shall not exceed 300 feet (91.4 m) or as determined by the enforcing agency.

(Ord. 2022-0051 § 90, 2022.)

APPENDIX A - Legislative History for Ordinance 2225.

Provisions of Ordinance 95-0065 and its amendments, along with Ords. 2913, 10120, 10232, 11419, and later ordinances on fire zones, now comprise Title 26 of the Los Angeles County Code.

Table 1

Ordinances	
2225	Building Code; amended by Ord. 2233.
2236	Adopts 1930 Edition of UBC (provisions substituted for and take the place of earlier building code provisions) and makes various amendments; amended by Ords. 2283, 2290, 2353, 2436, 2470, 2544, 2551, 2568, 2652, 2663, 2678, 2686, 2687, 2694, 2722, 2728, 2747, 2748, 2773, 2824, 2828 and 2829.
2966	Adopts 1937 Edition of UBC (provisions substituted in entirety for and take the place of all earlier building code provisions) and makes various amendments; amended by Ords. 3081, 3135, 3160, 3252, 3336, 3389, 3457, 3476, 3522, 3541, 3645 and 3694.
3787	Adopts 1940 Edition of UBC (provisions substituted in entirety for building code provisions set out in Ord. 2225) and makes various amendments; amended by Ords. 3926, 4010, 4057 (expired), 4086, 4100, 4149 and 4298 (expired).
4367	Adopts 1943 Edition of UBC (provisions substituted in entirety for building code provisions set out in Ord. 2225) and makes various amendments; amended by Ords. 4410, 4514, 4548, 4610, 4612, 4664, 4694, 4721, 4728, 4751, 4780, 4808, 4956 and 4971.
5119	Adopts 1946 Edition of UBC, with 1946 and 1947 revisions (provisions substituted for building code provisions set out in Ord. 2225); incorporates by reference Chs. 52, 53, 54, 55 (former Ch. 50), 56 (former Chapter 51) and 57 by adding said provisions as they appeared in Ord. 2225 prior to June, 1948, and makes various amendments; amended by Ords. 5145, 5196, 5406, 5526, 5675, 5805, 5825, 5833, 5968 and 6083.
6151	Adopts 1952 Edition of UBC, Vols. I and III, with 1952 revisions (provisions substituted for building code provisions set out in Ord. 2225); incorporates by reference Chs. 62 (former Ch. 52), 63 (former Ch. 53), 64 (former Ch. 54), 65 (former Ch. 55), 66 (former Ch. 56) and 68 (former Ch. 58) by adding said provisions as they appeared in Ord. 2225 prior to March 13, 1953, and makes various amendments; amended by Ords. 6197, 6351 and 6581.

	7798, 7817 1/2, 7835, 7846, 7878, 7985, 8029, 8059 (expired), 8091, 8096, 8143 and 8233.
8242	Adopts 1961 Edition of UBC, Vol. I (provisions substituted for building code provisions set out in Ord. 2225 and its amending ordinances); amends entirety of Chs. 1—4 and 13—14 of UBC by substituting Chs. 1—4 and 13—14 of Ord. 2225 as they appeared prior to August 17, 1962, adds Chs. 51, 62, 64, 66, 68, 69, 70, 71 and 99 by incorporating said provisions as they appeared in Ord. 2225 prior to August 17, 1962, and makes various amendments; amended by Ords. 8251, 8258, 8356, 8369, 8462, 8669, 8706 and 8721.
8809	Adopts 1964 Edition of UBC, Vol. I by incorporating Chs. 4—12, 15—53 and 60 in place of Chs. 4—12, 15—53 and 60 of building code provisions set out in Ord. 2225; amends Ch. 99 in entirety and makes various amendments; amended by Ords. 8826, 8831, 8886, 8903, 8910, 8946, 8947, 9009, 9048, 9201, 9291, 9294, 9311, 9317, 9331, 9348, 9358, 9365, 9371, 9399, 9400, 9412 and 9501.
9541	Adopts 1967 Edition of UBC, Vol. I by incorporating Chs. 4—40, 42—45, 47, 48 and 50—54 in place of Chs. 4—40, 42—45, 47, 48 and 50—54 of building code provisions set out in Ord. 2225, repeals Chs. 41, 51, 64 and 71, and makes various amendments; amended by Ords. 9580, 9582, 9817, 9907, 10037, 10058, 10088, 10098, 10119, 10133, 10163, 10204, 10222, 10244 and 10259.
10323	Adopts 1970 Edition of UBC, Vol. I, by incorporating Chs. 4—15, 17—54, 57 and 60 in place of former building code Chs. 4—15, 17—40, 42—45, 47, 48, 50—54 and 60 as set out in Ord. 2225, and makes various amendments; amended by Ords. 10343, 10362, 10363, 10423, 10446, 10451, 10452, 10462, 10517, 10525, 10714, 10717, 10768, 10779, 10791, 10839, 10882 and 11016.
11095	Adopts 1973 Edition of UBC, Vol. I, by substituting Chs. 4—60 in place of former building code Chs. 4—60 as set out in Ord. 2225, and makes various amendments; amended by Ords. 11104, 11171, 11239, 11240, 11275, 11314, 11360 and 11418.
11574	Adopts 1976 Edition of the UBC by substituting Chs. 4—60 in place of former building code Chs. 4—60 as set out in Ord. 2225; adds Ch. 57 as regulations appeared in Ord. 2225 immediately prior to September 25, 1977, makes various changes to Ch. 99, and makes various amendments; amended by Ords. 11652, 11682, 11685, 11741, 11764, 11765, 11843, 11966, 12115, 12249, 12267 and 12290.

Ord. 2225	Amending Ordinances
Title 26	Ord. 2225, as amended by 12340, 84-0211, 87-0177, 90-0045, 92-0114.
Chapter 1	Amended by 8242 § 3 (part), 1962 to incorporate Ch. 1 provisions as they appear in Ord. 2225 prior to August 17, 1962.
100	Amended by 81-0033, § 1, 1981; 82-0062 § 1, 1982; 84-0211 § 1, 1984; 87-0177 § 1, 1987; 90-0045 § 1, 1990; 92-0114 § 1, 1992.
101	In 7384 § 1 (part), 1958; amended by 8242 § 3 (part), 1962; 10323 § 2, 1971; Ord. 84-0211 § 2, 1984; Ord. 92-0114 § 2, 1992.
102	In 7384 § 1 (part), 1958; amended by 7834 § 3, 1958; 8242 § 3 (part), 1962; 9541 § 2, 1968; 90-0045 § 2, 1990.
103	In 7384 § 1 (part), 1958; amended by 7834 § 4, 1958; 7721 § 1, 1960; 8242 §§ 3 (part) and 4 (part), 1962; 12340 § 2, 1981; 83-0197 § 1, 1983; 84-0211 § 3, 1984; 87-0177 § 3, 1987; 90-0045 § 3, 1990; 91-0086 § 1, 1991.
104	Subsection (j) added by 6083 § 1, 1952; continued and incorporated by 6151 § 2.7, 1953 and 6768 § 3, 1955; § 104 in 7384 § 1 (part), 1958; (j) continued and incorporated by 7384 § 5, 1958; amended by 8242 § 3 (part), 1962; 10323 § 3, 1971; 11095 § 2, 1975; 11360 § 1, 1976; 11764 § 1, 1978; 11765 § 1, 1978; 12340 §§ 3 and 4, 1981; 84-0211 § 4, 1984; 90-0045 §§ 4—6, 1990.
105	In 7384 § 1 (part), 1958; amended by 8242 § 3 (part), 1962; renumbered to be § 106 by 10323 § 4 (part), 1971.
	Added by 10323 § 4 (part), 1971; amended by 11574 § 2, 1977; deleted by 12340 § 5, 1981.
	Renumbered from § 106 by 12340 § 6, 1981; amended by 84-0211 § 5, 1984; 89-0056 § 1, 1989; 90-0126 § 1, 1990; 91-0086 § 2, 1991.
106	Added by 7766 § 1, 1960; amended by 8242 § 3 (part), 1962; renumbered to be § 107 by 10323 § 4 (part), 1971.

	1981; 12355 § 1, 1981.
	Renumbered to be § 301(b) by 84-0211 § 17, 1084.
109	Renumbered from § 107 by 10323 § 4 (part), 1971.
110	Added by 12340 § 10, 1981.
Chapter 2	Amended by 8242 § 3 (part), 1962 to incorporate Ch. 2 provisions as they appeared in Ord. 2225 prior to August 17, 1962.
201	In 7384 § 1 (part), 1958; amended by 7384 § 6, 1958; amended by 8242 § 3 (part), 1962; 92-0114 § 3, 1992.
202	In 7384 § 1 (part), 1958; amended by 7384 § 7, 1958; 7985 § 1, 1961; 8242 § 3 (part), 1962; 8809 § 3, 1965; 10088 § 1, 1970; 10323 §§ 6 and 7, 1971; 87-0177 §§ 4, 5, 1987; 92-0114 §§ 4, 5, 1992.
203	In 7384 § 1 (part), 1958; amended by 7384 § 8, 1958; 7766 § 2, 1960; 7985 § 2, 1961; 8242 §§ 3 (part) and 5, 1962; 10323 § 9, 1971; 10323 § 8 (part), 1971; 12340 § 11, 1981; 90-0045 § 7, 1990.
204	In 7384 § 9, 1958; renumbered to be § 206 by 7766 § 2, 1960.
	Added by 7766 § 4 (part), 1960; amended by 8242 § 3 (part), 1962; 9541 § 3, 1968.
205	In 7384 § 1 (part), 1958; amended by 7384 § 10, 1958; renumbered to be § 208 by 7766 § 3, 1960.
	Added by 7766 § 4 (part), 1960; amended by 8242 § 3 (part), 1962; 9048 § 1, 1966; 10323 § 8 (part), 1971.
206	Renumbered from § 204 and amended by 7766 § 2, 1960; amended by 8242 § 3 (part), 1962; 10323 § 10, 1971; 86-0028 § 21, 1986; 87-0047 § 2, 1987; 91-0086 § 4, 1991; 92-0114 § 6, 1992.
207	Added by 7766 § 4 (part), 1960; amended by 8242 § 3 (part), 1962; repealed by 8809 § 71, 1965.
	Added by 10323 § 11, 1971; amended by 84-0211 § 6, 1984; 87-0177 § 6, 1987.

301	In 7384 § 1 (part), 1958; amended by 7384 § 11, 1958; 7835 § 1, 1960; 8242 §§ 3 (part) and 6, 1962; 8809 § 5, 1965; 8809 § 4, 1965; 9201 § 1, 1966; 9541 § 4, 1968; 11095 § 4, 1975; 11240 § 1, 1975; 11764 § 2, 1978 (expired); 11765 § 2, 1978; 12267 § 1, 1980; 82-0102 § 1 (part), 1982; 84-0211 §§ 17, 18, 1984; 87-0177 § 8, 1987; 92-0114 § 8, 1992; 92-0135 § 4, 1992.
302	Renumbered to be § 303; amended by 82-0102 § 1 (part), 1982; 84-0211 § 16, 1984; 85-0019U §§ 2, 3, 1985; 85-0181 § 1, 1985; 87-0177 §§ 9, 10, 1987; 90-0045 §§ 8, 9, 1990; 90-0126 § 2, 1990; 91-0086 §§ 5, 6, 1991; 92-0135 §§ 5, 6, 1992.
303	In 7384 § 1 (part), 1958; amended by 7384 § 12, 1958; 7520 § 1, 1959; 8059 § 1, 1961 (expired); 8233 § 1, 1962; 8242 § 3 (part), 1962; 10323 § 12, 1971; 10779 § 1, 1973; 11095 § 5, 1975; 11574 § 3, 1977; 12340 § 12, 1981; renumbered from § 302 by 84-0211; amended by 82-0120U § 1, 1982; 83-0085 § 1, 1983; 84-0211 § 15, 1984; 85-0019U § 1, 1985; 87-0177 §§ 11, 12, 1987; 89-0056 § 2, 1989; 90-0045 § 10, 1990; 92-0114 § 9, 1992.
304	In 7384 § 1 (part), 1958; amended by 7384 § 14, 1958; 7440 § 2, 1958; 7520 §§ 2 and 3, 1959; 7798 § 1, 1960; 7817 § 1, 1960; 8143 § 3, 1962; 8242 §§ 3 (part) and 7, 1962; 9009 § 1, 1965; 9294 § 1, 1967; 9399 § 2, 1967; 10204 § 3, 1971; 10517 § 1, 1972; 11095 § 6, 1975; 11171 § 1, 1975; 11240 §§ 2—5, 1975; 11574 §§ 4—9, 1977; 11741 § 1, 1978; 12267 § 2, 1980; 12340 § 13, 1981; renumbered from § 303 by 84-0211; amended by 82-0102 §§ 2, 3, 1982; 82-0120U § 2, 1982; 82-0156 § 1, 1982; 83-0085 § 2, 1983; 84-0211 § 14, 1984; 85-0181 § 2, 1985; 87-0177 §§ 13, 14, 1987; 88-0064 §§ 1, 2, 1988; 89-0056 §§ 3, 4, 1989; 90-0045 §§ 12, 13, 1990; 90-0069 §§ 1—3, 1990; 90-0126 §§ 3, 5, 1990; 90-0168 § 1, 1990; 91-0086 §§ 7, 8, 10, 1991; 92-0135 §§ 7—9, 1992; 95-0039 § 2, 1995.
Table 3-A	In 7384 § 1 (part), 1958; amended by 7384 § 13, 1958; 8143 § 1, 1962; 8242 § 3 (part), 1962; 9399 § 1, 1967; 10204 § 1, 1971; 10446 § 1, 1972; 11240 § 6, 1975; 12267 § 3, 1980; renumbered from § 303 by 84-0211.
Table 3-B	In 7384 § 1 (part), 1958; amended by 8143 § 2, 1962; 8242 § 3 (part), 1962; 9009 § 1 (part), 1965; 10204 § 2, 1971; 10446 § 2, 1972; 10462 § 1, 1972; 11171 § 2, 1975; 11240 § 7, 1975; 11574 § 16, 1977; 12267 § 4, 1980; renumbered from § 303 by 84-0211.
303.1	Renumbered to be § 304.1.

306	In 7384 § 1 (part), 1958; amended by 7384 § 14.1, 1958; 7798 § 2, 1960; 8242 § 3 (part), 1962: 9201 § 2, 1966; 9317 § 1, 1967; 9541 § 6, 1968; 10088 § 1.1, 1970; 11095 § 7, 1975; 11240 § 9, 1975; 11574 § 10, 1977; 12267 § 5, 1980; 12340 §§ 15—19, 1981; amended by 82-0102 § 4, 1982; renumbered from § 305 by 84-0211 § 11, 1984; amended by 87-0177 §§ 16—18, 1987; 90-0045 §§ 19—22, 1990; 90-0126 § 4, 1990; 91-0086 § 9, 1991; 92-0114 § 10, 1992.
305.1	Added by 9201 § 3, 1966; repealed by 12340 § 20, 1981.
307	In 7384 § 1 (part), 1958; amended by 8242 §§ 3 (part) and 9, 1962; 8809 § 6, 1965; 10088 § 1.2, 1970; 11095 § 8, 1975; 12340 § 21, 1981; renumbered from § 306 by 84-0211.
307	Added by 7835 § 2, 1960; amended by 8242 § 3 (part), 1962; 8369 § 1, 1963; 8903 § 1, 1965 (8903 repealed by 8907); 8947 § 1, 1965; 11574 § 11, 1977; repealed by 84-0211. § 307 added by 84-0211 § 10, 1984; amended by 87-0177 § 19, 1987; 90-0045 § 23, 1990; 91-0086 § 11, 1991.
308	Added by 8233 § 2 (part), 1962; amended by 8242 § 3 (part), 1962; 9580 § 1, 1968; 9907 § 1, 1969; 10323 § 8 (part), 1971; 10362 §§ 1 and 2, 1971; 10363 § 1, 1971; 10839 § 1, 1974; 11095 § 9, 1975; 11685 § 3, 1978 (expired); 11574 § 12, 1977; 11764 § 4—6, 1978 (expired); 11765 §§ 4—6, 1978; 12115 § 1, 1980; 12290 § 1, 1980; 85-0170 § 1, 1985; 87-0177 § 20, 1987; 90-0045 § 24, 1990; 92-0114 §§ 12, 13, 1992.
309	Added by 8233 § 2 (part), 1962; amended by 8242 § 3 (part), 1962; 10363 § 2, 1971; 90-0045 § 27, 1990.
310	Added by 10037 § 1, 1970; repealed by 10058 § 1, 1970.
	Added by 10323 § 89, 1971; amended by 11240 § 10, 1975; 11574 § 13, 1977; 90-0045 § 28, 1990.
311	Added by 10362 § 3, 1971; amended by 11095 §§ 10 and 11, 1975; 11240 § 11, 1975; 11574 §§ 14 and 15, 1977; 90-0045 §§ 29—34, 1990; 94-0055U § 1, 1994.
Chapter 4	
401(b)	Amended by 92-0114 § 14, 1992.
402	Amended by 87-0177 § 21, 1987; 92-0114 § 15, 1992.

422	Amended by 84-0211 § 23, 1984; 87-0177 § 22, 1987; 90-0045 § 37, 1990; 92-0114 § 19, 1992.
Chapter 5	
505(f)1	Amended by 92-0114 § 21, 1992.
506(b)	
506(d)	
510	Amended by 92-0114 § 22, 1992.
511	Amended by 92-0114 § 24, 1992.
514	Added by 92-0114 § 25, 1992.
Table 5-A	Amended by 90-0045 § 39, 1990.
Chapter 6	
604	Amended by 92-0114 § 26, 1992.
611	Amended by 92-0114 § 27, 1992.
Chapter 7	
701	Amended by 90-0045 § 40, 1990.
702(b)2	Amended by 90-0045 § 41, 1990.
704	Amended by 92-0114 § 28, 1992.
Chapter 8	
802(c)	Amended by 92-0114 § 29, 1992.
810	Amended by 92-0114 § 30, 1992.

Chapter 10	
1001	
1004	Amended by 92-0114 § 36, 1992.
1011	Amended by 90-0045 § 50, 1990; 92-0114 § 37, 1992.
Chapter 11	
1106	Deleted by 87-0177 § 54, 1987.
Chapter 12	
1201	Amended by 92-0114 § 38, 1992.
1204	Amended by 81-0038 § 1, 1981; 92-0114 § 39, 1992.
1210(a)	Amended by 92-0114 § 40, 1992.
1213	Amended by 92-0114 § 42, 1992.
1214	Added by 87-0177 § 28, 1987; amended by 90-0045 § 54 (part), 1990; 92-0114 § 43 (part), 1992.
1215	Amended by 90-0045 § 54 (part), 1990; 92-0114 § 43 (part), 1992.
1216	Amended by 87-0177 § 29, 1987; 90-0045 § 54 (part), 1990; 92-0114 § 43 (part), 1992.
1218	Added by 92-0114 § 44, 1992.
Chapter 16	
1601	Amended by 82-0062 § 3, 1982.
1602	
1603	Amended by 95-0029 § 2, 1995.

1807	Amended by 84-0211 § 30, 1984; 87-0177 § 52, 1987; 90-0045 § 60, 1990.
Chapter 19	
1907	
Chapter 23	
2333(a)	Amended by 92-0114 § 52, 1992.
Chapter 24	
2402(b)	Amended by 92-0114 § 53, 1992.
Chapter 25	
2501(a)	Amended by 92-0114 § 54, 1992.
2501(e)	Amended by 90-0045 § 64, 1990.
Chapter 27	
2701(a)	Amended by 92-0114 § 55, 1992.
Chapter 29	
2903(b)	Amended by 90-0045 § 65, 1990.
2904	Amended by 92-0114 § 56, 1992.
2905(c)	Amended by 92-0114 § 57, 1992.
2905	Amended by 92-0114 § 58, 1992.
2907(a)	Amended by 90-0045 § 66, 1990.

2909(h), (i)	Added by 90-0045 § 70, 1990.
Chapter 32	
3201(b)	Amended by 92-0114 § 60, 1992.
3202	Amended by 90-0102 § 7, 1990.
3202(b)	Repealed by 84-0211 § 32, 1984.
3203	Amended by 90-0045 § 73, 1990; 92-0114 § 61, 1992.
3204(d)	Amended by 90-0102 § 8, 1990; 92-0114 § 62, 1992.
Table 32-A	Amended by 92-0114 § 63, 1992.
Chapter 33	
3301(f)	Amended by 92-0114 § 65, 1992.
3304(a)	Amended by 92-0114 § 66, 1992.
3304(c)	Amended by 92-0114 § 67, 1992.
3304(h)	Amended by 92-0114 § 68, 1992.
3304(i)	Amended by 92-0114 § 69, 1992.
3305(g)	Amended by 87-0177 § 39, 1987.
3305(j)	Amendment to § 3305(j) repealed by 84-0211 § 33, 1984.
3307(a), (c)	Amended by 92-0114 § 70, 1992.
3307(d)	Amended by 90-0045 § 75, 1990.
3314(a)	Amended by 90-0045 § 77, 1990.
3314(c)—(e)	Amended by 90-0045 § 78, 1990; 92-0114 § 71, 1992.

Chapter 35	Amended by 87-0177 § 42, 1987; 90-0045 § 80, 1990; 90-0168 § 4, 1990.
Chapter 37	
3703(h)	Amended by 92-0114 § 75, 1992.
3704(c)	
Chapter 38	
3802(b)	Amended by 87-0177 § 43, 1987; 90-0045 § 81, 1990.
3802(g)	Amended by 90-0045 § 82, 1990.
Appx. Ch. 38	
Chapter 43	
4301(a)	Amended by 92-0114 § 77, 1992.
4302(f)	Added by 90-0045 § 83, 1990.
Chapter 44	
4401	Amended by 91-0086 § 12, 1991.
4408(c)	
4409	
Chapter 45	
4501	Amended by 90-0045 § 84, 1990.
4508	Amended by 90-0045 § 85, 1990.

Chapter 48	
4801	Amended by 87-0177 § 44, 1987.
Chapter 49	
Appx. Ch. 49	
Chapter 51	
5103(c)	Amended by 92-0114 § 79, 1992.
Chapter 55	
Appx. Ch. 55	
Chapter 56	
5603(a)	Amended by 90-0045 § 86, 1990.
5604(g)	Amended by 90-0045 § 87, 1990.
Chapter 57	
Chapter 60	
6001	Amendment to § 6001 repealed by 84-0211 § 34, 1984.
6003	Amended by 92-0114 § 80, 1992.
Chapter 62	Provisions added as Ch. 52 by 4367 § 78, 1944; incorporated into Ord. 2225 by 5119 § 94, 1948; incorporated as Ch. 62 by 6151 § 54, 1953; added by continuing Ch. 62 provisions by 6768 § 60, 1955; 7384 § 77, 1958; 8242 § 103 (part), 1962.

6206	See Ch. 62 entry; also amended by 10323 § 83 (part), 1971.
6207	See Ch. 62 entry.
Chapter 66	Provisions added as Ch. 51 (§§ 5101—5102) by 4367 § 77, 1944; continued as Ch. 56 and renumbered accordingly by 5119 § 98, 1948; continued as Ch. 66 and renumbered accordingly by 6151 § 58 (part), 1953; continued by 6768 § 63, 1955; 7384 § 81, 1959; 8242 § 103 (part), 1962.
6601	See Ch. 66 entry; also amended as § 5101 by 5119 § 98 (part); amended as § 5601 by 5526 §§ 6 and 7, 1950; 5833 § 3 (part), 1951; amended as §§ 6601 by 6151 § 58 (part), 1953; 6835 § 12, 1955; 7817 § 3, 1960; 12340 § 113, 1981; 84-0211 § 36, 1984.
6602	See Ch. 66 entry; also amended as § 5102 by 5119 § 98 (part); amended as § 5602 by 5833 § 3 (part), 1951; amended as § 6602 by 6151 § 58.5, 1953; 12340 §§ 114 and 115, 1981; 92-0114 § 81, 1992.
6603	Added by 7817 § 4 (part), 1960; continued by 8242 § 103 (part), 1962.
6604	Added by 7817 § 4 (part), 1960; continued by 8242 § 103 (part), 1962.
6605	Added by 7817 § 4 (part), 1960; continued by 8242 § 103 (part), 1962.
6606	Added by 7817 § 4 (part), 1960; continued by 8242 § 103 (part), 1962.
6607	Added by 7817 § 4 (part), 1960; continued by 8242 § 103 (part), 1962.
6608	Added by 7817 § 4 (part), 1960; continued by 8242 § 103 (part), 1962.
6609	Added by 7817 § 4 (part), 1960 (as § 6607, fencing); continued by 8242 § 103 (part), 1962.
6610	Added by 7817 § 4 (part), 1960 (as § 6608, inspection); continued by 8242 § 103 (part), 1962.
6611	Added by 11104 § 1, 1975.
Chapter 67	Provisions added by 10163 § 1, 1970 (§§ 6701—6717)

6706	See Ch. 67 entry; amended by 11095 § 94, 1975.
6707	See Ch. 67 entry; amended by 11095 § 95, 1975.
6708	See Ch. 67 entry.
6709	See Ch. 67 entry; amended by 11095 § 96, 1975; 11275 § 4, 1976; 11574 §§ 96 and 97, 1977; 81-0038 § 2, 1981; 84-0211 § 37, 1984.
6710	See Ch. 67 entry; amended by 11275 § 5, 1976; 90-0045 § 89, 1990.
6711	See Ch. 67 entry; amended by 11574 § 98, 1977.
6712	See Ch. 67 entry.
6713	See Ch. 67 entry.
6714	See Ch. 67 entry; amended by 81-0038 § 3, 1981.
6715	See Ch. 67 entry; amended by 11275 § 6, 1976.
6716	See Ch. 67 entry.
6717	See Ch. 67 entry; amended by 11095 § 97, 1975.
Chapter 68	Provisions added by 5145 § 1, 1948 (§§ 5801—5824); incorporated as Ch. 68 and renumbered accordingly by 6151 § 59, 1953; continued by 6768 § 64 (part), 1955; continued and entirely amended by 7384 § 82 (part), 1958 (§§ 6801—6820); continued by 8242 § 103 (part), 1962.
6801	See Ch. 68 entry; also amended as § 5801 by 5196 § 12, 1948; 5833 § 3 (part), 1951; amended as § 6801 by 10323 § 84 (part), 1971; 11574 § 99, 1977.
6802	See Ch. 68 entry; also amended as § 5802 by 5833 § 3 (part), 1951; amended as § 6802 by 10323 § 84 (part), 1971.
6803	See Ch. 68 entry; also amended as § 5803 by 5833 § 3 (part), 1951.
6804	See Ch. 68 entry; also amended as § 5804 by 5833 § 3 (part), 1951; amended as § 6804 by 10343 § 1, 1971; 11574 § 100, 1977.

6810	See Ch. 68 entry; also amended as § 5810 by 5526 § 9, 1950; 5833 § 3 (part), 1951; 11574 § 102, 1977.
6811	See Ch. 68 entry; also amended as § 5811 by 5833 § 3 (part), 1951; amended as § 6811 by 7846 § 1, 1960; repealed by 10323 § 85, 1971.
	Added by 10323 § 85, 1971.
6812—6820	Repealed by 10323 § 85, 1971.
Chapter 69	Provisions added by 6197 § 1, 1953 (§§ 6901—6912); continued by 6768 § 65 (part), 1955; entirely amended by 7384 § 83, 1958 (§§ 6901—6909); continued by 8242 § 103 (part) 1962.
6901	See Ch. 69 entry.
6902	See Ch. 69 entry; also amended by 6351 § 2, 1954; 6835 § 13, 1955; 8242 § 108, 1962.
6903	See Ch. 69 entry; also amended by 7083 § 1, 1957; 7440 § 1, 1958; 8242 § 109, 1962; 10098 § 1, 1970; 10714 § 1, 1973; 90-0045 § 91, 1990.
6904	See Ch. 69 entry; also amended by 10098 §§ 2 and 3, 1970; 90-0045 § 92, 1990.
6905	See Ch. 69 entry: also amended by 7083 § 2, 1958; 8242 § 110, 1962; 10714 § 2, 1973.
6906	See Ch. 69 entry; also amended by 8242 § 111, 1962; 10098 § 4, 1970; see § 6909.
6907	See Ch. 69 entry.
6908	See Ch. 69 entry.
6909	See Ch. 69 entry; (repealed as § 6906 by 10714 § 3, 1973).
Chapter 70	Provisions added by 7106 § 4, 1957 (§§ 7001—7019); continued by 7384 § 84 (part), 1958; 8242 § 103 (part), 1962; entirely amended by 8826 § 1, 1965 (§§ 7001—7017).
7001	See Ch. 70 entry; amended by 10088 § 3.1, 1970.

	1978.
7005	See Ch. 70 entry; amended by 7384 § 86, 1958; 8029 § 1, 1961; 8251 § 2, 1962; 11574 § 106, 1977; 11765 §§ 7 and 8, 1978; 12340 § 116, 1981; 84-0211 § 40, 1984; 90-0045 § 95, 1990; 92-0114 § 84, 1992; 92-0135 § 10, 1992.
7006	See Ch. 70 entry; amended by 10088 § 5, 1970; 84-0211 § 41, 1984; 90-0045 § 95, 1990.
7007	See Ch. 70 entry; amended by 7384 § 87, 1958; 84-0211 § 42, 1984; 92-0114 § 85, 1992.
7008	See Ch. 70 entry; amended by 84-0211 § 43, 1984.
7009	See Ch. 70 entry; added as § 7015.
	Renumbered to be § 7009 and amended by 84-0211 § 50, 1984.
7010	See Ch. 70 entry; renumbered to be § 7020.
	Added as § 7017 by 9412 § 2 (part), 1967.
	Renumbered to be § 7010 and amended by 84-0211 § 52, 1984; amended by 92-0127 § 1, 1992.
7011	Added as § 7018 by 9412 § 2 (part), 1967; amended by 12267 § 6, 1980.
	Renumbered to be § 7011 and amended by 84-0211 § 53, 1984.
7012	See Ch. 70 entry; amended by 7384 § 89, 1958; provisions not included in 8826.
	Added as § 7019 by 9412 § 2 (part), 1967.
	Renumbered to be § 7012 and amended by 84-0211 § 54, 1984; amended by 92-0127 § 2, 1992.
7012.1	Added by 92-0127 § 3 (part), 1992.
7012.2	Added by 92-0127 § 3 (part), 1992.
7013	See Ch. 70 entry; added as § 7016.
	Renumbered to be § 7013 and amended by 84-0211 § 51, 1984.
7014	Added as § 7021 by 9817 § 1, 1969; amended by 10088 § 11, 1970.

7016	See Ch. 70 entry; added as § 7010; amended by 10088 §§ 7 and 12 (part), 1970; 11095 § 101, 1975; 11764 §§ 9 and 10, 1978 (expired); 11765 §§ 9 and 10, 1978; 11574 § 107, 1977; 12340 § 117, 1981.
	Renumbered to be § 7016 and amended by 84-0211 § 45, 1985; amended by 87-0177 §§ 45, 46, 1987; 90-0045 § 98, 1990.
7017	See Ch. 70 entry; added as § 7011; amended by 10088 § 8, 1970; Figure 70-A added by 10133 §§ 1 and 2, 1970; amended by 11574 § 109, 1977; Figure 70-A-1 added by 11764 § 17, 1978 (expired) and 11765 § 17, 1978; Figures 70-A and 70-A-1 deleted by 12340 § 119, 1981; § 7011 amended by 11574 § 108, 1977; 11764 § 11, 1978 (expired); 11765 § 11, 1978; 12340 § 118, 1981.
	Renumbered to be § 7017 and amended by 84-0211 § 46, 1985; amended by 92-0114 § 88, 1992.
7018	See Ch. 70 entry; added as § 7012; amended by 10088 § 9, 1970; 11764 §§ 12 and 13, 1978 (expired); 11765 §§ 12 and 13, 1978.
	Renumbered to be § 7018 and amended by 84-0211 § 47, 1984; amended by 90-0045 §§ 99—101, 1990.
7019	See Ch. 70 entry; added as § 7013; amended by 11095 § 102, 1975; 11764 § 14, 1978 (expired); 11765 § 14, 1978.
	Renumbered to be § 7019 and amended by 84-0211 § 48, 1984; amended by 90-0045 § 103, 1990; 92-0135 § 11, 1992.
7020	See Ch. 70 entry; added as § 7014; amended by 10088 § 10, 1970; 11095 §§ 103 and 104, 1975: 11574 §§ 110 and 111, 1977; 11764 §§ 15 and 16, 1978 (expired); 11765 §§ 15 and 16, 1978.
	Renumbered to be § 7020 and amended by 84-0211 § 49, 1985; amended by 92-0114 §§ 91, 93, 94, 1992.
7021	Renumbered to be § 7020 from § 7017 by 9412 § 1, 1967; amended by 11095 § 105, 1975.
	Renumbered to be § 7021 and amended by 84-0211; amended by 92-0114 § 92, 1992.

7105	Added by 92-0135 § 12 (part), 1992.
7106	Added by 92-0135 § 12 (part), 1992.
7107	Added by 92-0135 § 12 (part), 1992.
7108	Added by 92-0135 § 12 (part), 1992.
Chapter 80	Provisions added by 11239 § 1, 1975; Ch. 80 deleted by 12340 § 120, 1981.
Chapter 95	
9501	Added by 92-0094 § 1 (part), 1992.
9502	Added by 92-0094 § 1 (part), 1992.
9503	Added by 92-0094 § 1 (part), 1992; amended by 92-0114 § 95, 1992.
9504	Added by 92-0094 § 1 (part), 1992.
9505	Added by 92-0094 § 1 (part), 1992.
9506	Added by 92-0094 § 1 (part), 1992; amended by 92-0114 § 96, 1992.
9507	Added by 92-0094 § 1 (part), 1992.
9508	Added by 92-0094 § 1 (part), 1992.
Chapter 96	Provisions added by 11682 § 1, 1978 (§§ 9601—9604); entirely amended by 12340 § 121, 1981 (§§ 9601—9603).
9601	See Ch. 96 entry; amended by 87-0047 § 1 (part), 1987.
9602	See Ch. 96 entry; amended by 87-0047 § 1 (part), 1987.
9603	See Ch. 96 entry; amended by 87-0047 § 1 (part), 1987; 90-0045 § 104, 1990; 92-0114 § 97, 1992.
9604	Added by 87-0047 § 1 (part), 1987.

9610	Added by 90-0045 §§ 112—115, 1990.
9611	Added by 87-0047 § 1 (part), 1987.
Table 96-A	Added by 87-0047 § 1 (part), 1987.
Table 96-B	Added by 87-0047 § 1 (part), 1987.
Table 96-C	Added by 87-0047 § 1 (part), 1987.
Table 96-D	Added by 87-0047 § 1 (part), 1987.
Table 96-E	Added by 87-0047 § 1 (part), 1987.
Table 96-F	Added by 87-0047 § 1 (part), 1987; amended by 90-0045 § 116, 1990; 92-0114 § 99, 1992.
Table 96-G	Added by 87-0047 § 1 (part), 1987.
Table 96-H	Added by 87-0047 § 1 (part), 1987; amended by 90-0045 § 117, 1990.
Table 96-I	Added by 87-0047 § 1 (part), 1987; amended by 90-0045 § 118, 1990.
Table 96-J	Added by 87-0047 § 1 (part), 1987.
Chapter 97	Provisions added by 10791 § 1, 1973 (§§ 9701—9715).
9701—9715	See Ch. 97 entry.
9716	Added by 87-0177 § 48, 1987.
Chapter 98	Provisions added by 8669 § 1, 1964 (§§ 9801—9811).
9801—9803	See Ch. 98 entry.
9804	See Ch. 98 entry; amended by 10222 § 1, 1971; 87-0177 § 49, 1987.
9805—9809	See Ch. 98 entry.

Chapter 99	Provisions added by 7766 § 20, 1960 (§§ 9901—9903); incorporated into Ord. 2225 and continued by 8242 § 103 (part), 1962; entirely amended by 8809 § 70 (part), 1965 (§§ 9901—9908).
9901	See Ch. 99 entry; also amended by 9348 § 1 (part), 1967; 9371 § 1 (part), 1967; 9501 § 1, 1968; 11574 § 114, 1977; 92-0114 § 100, 1992.
9902	See Ch. 99 entry; also amended by 7985 § 3, 1961; 8242 § 112, 1962; 11016 § 1, 1974; renumbered to be § 9903 by 11574 § 115 (part), 1977.
	Added by 11574 § 116, 1977.
9903	Added by 7766 § 20, 1960; continued by 8242 § 103 (part), 1962; amended by 8809 § 70 (part), 1965; 9348 § 1 (part), 1967; 10323 § 86, 1971; 11095 § 106, 1975.
9904	In 8809 § 70 (part), 1965; amended by 9348 § 1 (part), 1967; 9371.
9905	In 8809 § 70 (part), 1965; amended by 9348 § 1 (part), 1967; 10222 § 8 (part), 1971; 11652 § 3, 1978; 91-0010 § 2, 1991.
9906	In 8809 § 70 (part), 1965 (deemed continuation of § 206 by 8809 § 71, 1965); amended by 10222 § 2 (part), 1971; 10323 § 87, 1971.
9907	Added as § 9906.5 by 9358 § 1, 1967; renumbered to be § 9907 by 9371 § 3 (part), 1967; 87-0177 § 52, 1987.
9908	Added by 9371 § 4 (part), 1967; amended by 10222 § 2 (part), 1971; deleted by 11574 § 117, 1977.
	Added as § 9909 by 9371 § 4 (part), 1967; renumbered to be § 9908 by 11574 § 117 (part), 1977.
9909	Added as § 9910 by 9371 § 4 (part), 1967; renumbered to be § 9909 by 11574 § 117 (part), 1977.
9910	In 8809 § 70 (part), 1965 as § 9907; amended by 9348 § l (part), 1967: renumbered to be § 9911 by 9371 § 3 (part), 1967; amended by 11095 § 107, 1975; renumbered to be § 9910 by 11574 § 117 (part), 1977.

9914	Added as § 9912 by 9348 § 2 (part), 1967; renumbered to be § 9918 and amended by 9371 § 2 (part), 1967; amended by 10222 § 2 (part), 1971; renumbered to be § 9914 and amended by 11574 § 119, 1977.
9915	Added as § 9909 by 9348 § 2 (part), 1967; renumbered to be § 9915 and amended by 9371 § 2 (part), 1967; amended by 10222 § 2 (part), 1971; 10323 § 88, 1971; 10451 § 1, 1972; 92-0114 § 101, 1992.
9916	Added as § 9910 by 9348 § 2 (part), 1967; renumbered to be § 9916 by 9371 § 3 (part), 1967; amended by 10222 § 2 (part), 1971; 87-0177 § 53, 1987.
9917	Added as § 9911 by 9348 § 2 (part), 1967: renumbered to be § 9917 and amended by 9371 § 2 (part), 1967; amended by 9582 § l, 1968; 10222 § 2 (part), 1971; 11240 § 12, 1975; 11574 § 118, 1977; 11267 § 7, 1980; 82-0102 § 5, 1982; 87-0002 § 1, 1987; 88-0136 § 1, 1988; 90-0126 § 7, 1990; 91-0086 § 15, 1991; 92-0114 § 102, 1992.
9918	Added as § 9917 by 9348 § 2 (part), 1967; renumbered to be § 9923 and amended by 9371 § 2 (part), 1967; renumbered to be § 9918 by 11574 § 120 (part), 1977.
9919	Added as § 9913 by 9348 § 2 (part) 1967; renumbered to be § 9919 and amended by 9371 § 2 (part) 1967; amended by 9501 § 2 (part), 1968; 10222 § 2 (part), 1971.
9920	Added as § 9914 by 9348 § 2 (part), 1967; renumbered to be § 9920 and amended by 9371 § 2 (part), 1967; amended by 9501 § 2 (part), 1968; 10222 § 2 (part), 1971.
9921	Added as § 9915 by 9348 § 2 (part), 1967; renumbered to be § 9921 and amended by 9371 § 2 (part), 1967.
9922	Added as § 9916 by 9348 § 2 (part), 1967; renumbered to be § 9922 and amended by 9371 § 2 (part), 1967.
9923	Added as § 9918 by 9348 § 2 (part), 1967; renumbered to be § 9924 and amended by 9371 § 2 (part), 1967; renumbered to be § 9923 by 11574 § 120 (part), 1977.
9924	Added as § 9925 by 9371 § 4 (part), 1967; amended by 9501 § 2 (part), 1968; renumbered to be § 9924 and amended by 11574 § 121, 1977.

9927	Added as § 9920 by 9348 § 2 (part), 1967; renumbered to be § 9927 and amended by 9371 § 2 (part), 1967; amended by 10222 § 2 (part), 1971; 82-0102 § 7, 1982; 89-0056 § 5, 1989; 90-0126 § 6, 1990; 91-0086 § 13, 1991; 92-0114 § 104, 1992.
	Table 99-A amended by 10451 § 3, 1972; 11240 § 13, 1975; 12267 § 8, 1980.
9928	Added as § 9921 by 9348 § 2 (part), 1967; renumbered to be § 9928 and amended by 9371 § 2 (part), 1967; amended by 10222 § 2 (part), 1971; 10451 § 2, 1972 (§ 2 of 10451 repealed by 10525 § l, 1972); 10525 § 2, 1972; 11574 § 123, 1977.
9929	Added as § 9922 by 9348 § 2 (part), 1967; renumbered to be § 9929 and amended by 9371 § 2 (part), 1967; deleted by 10222 § 3, 1971.
	Added as § 9923 by 9348 § 2 (part), 1967; renumbered to be § 9930 and amended by 9371 § 2 (part), 1967; renumbered to be § 9929 by 10222 § 3 (part), 1971.
9930	Added as § 9924 by 9348 § 2 (part), 1967; renumbered to be § 9931 and amended by 9371 § 2 (part), 1967; renumbered to be § 9930 by 10222 § 3 (part), 1971.
9931	Added as § 9926 by 9348 § 2 (part), 1967; renumbered to be § 9933 and amended by 9371 § 2 (part), 1967; renumbered to be § 9932 and amended by 10222 § 3 (part), 1971: renumbered to be § 9931 by 11574 § 124 (part), 1977.
9932	Added as § 9927 by 9348 § 2 (part), 1967; renumbered to be § 9934 and amended by 9371 § 2 (part), 1967; renumbered to be § 9933 by 10222 § 3 (part), 1971; renumbered to be § 9932 by 11574 § 124 (part), 1977.
9933	Added as § 9935 by 9371 § 4 (part), 1967; renumbered to be § 9934 by 10222 § 3 (part), 1971; renumbered to be § 9933 by 11574 § 124 (part), 1977.
9934	Added as § 9936 by 9501 § 3 (part), 1968; renumbered to be § 9935 by 10222 § 3 (part), 1971; renumbered to be § 9934 and amended by 11574 § 125, 1977.
	(b) Added as § 9937 by 9501 § 3 (part), 1968; renumbered to be § 9936 by 10222 § 3 (part), 1971; renumbered to be § 9934(b) by 11574 § 126 (part), 1977.
	(c) Added as § 9938 by 9501 § 3 (part), 1968; renumbered to be § 9937 by 10222 § 3 (part), 1971; renumbered to be § 9934(c) by 11574 § 126 (part), 1977.

	(g) Added as § 9942 by 9501 § 3 (part), 1968; renumbered to be § 9941 by 10222 § 3 (part), 1971; renumbered to be § 9934(g) by 11574 § 126 (part), 1977.
	Section amended by 90-0045 § 121, 1990.

Table 3

This table shows changes to Sections of Title 26 made by Ordinance 95-0065 to incorporate provisions of the Los Angeles County Building Code as they appeared prior to the reformatting Ordinance (Ordinance 95-0065).

Use this table to find the location of a particular section of Ordinance 2225 in Title 26. Consult Tables 1 and 2 and the history notes following each section for a complete legislative history. This table will show where sections of the County's own Building Code and its amendments to the Uniform Building Code were located prior to the adoption of Ordinance 95-0065.

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Title 27 - ELECTRICAL CODE

ARTICLE 80 - GENERAL PROVISIONS

Sec. 80-1. - Title

Title 27 of the Los Angeles County Code shall be known as the "Electrical Code," may be cited as such, and will be referred to herein as "this Code."

(Ord. 2007-0109 § 2 (part), 2007; Ord. 86-0003 § 1, 1986.)

Sec. 80-1.5. - California Electrical Code (CEC) Adoption by Reference

Except as hereinafter changed or modified, Sections 89.102 through 89.114 of Article 89, Article 90, Chapters 1 through 9, and Annexes A, B, C, D, E, F, G, H, I, and J, of that certain Electrical Code known and designated as the 2022 California Electrical Code as published by the California Building Standards Commission are adopted and incorporated by reference into this Title 27 of the Los Angeles County Code as if fully set forth below, as Sections 89.102 through 89.114 of Article 89, Article 90, Chapters 1 through 9, and Annexes A, B, C, D, E, F, G, H, I, and J, of Title 27 of the Los Angeles County Code.

A copy of the 2022 California Electrical Code, hereinafter referred to as the CEC, shall be at all times maintained by the Chief Electrical Inspector for use and examination by the public.

(Ord. 2022-0052 § 2, 2022; Ord. 2019-0057 § 2, 2019; Ord. 2016-0054 § 2, 2016; Ord. 2013-0049 § 2, 2013; Ord. 2010-0054 § 2, 2010; Ord. 2007-0109 § 2 (part), 2007; Ord. 2005-0065 § 2, 2005; Ord. 2002-0077 § 2, 2002; Ord. 99-0041 § 1, 1999; Ord. 95-0067 § 1, 1995; Ord. 92-0004 § 1, 1992; Ord. 88-0037 § 1, 1988; Ord. 86-0003 § 2, 1986; Ord. 82-0210 § 1, 1982; Ord. 11096 § 1, 1975.)

Sec. 80-2. - Purpose

The purpose of this Code is to provide minimum standards to safeguard the public's safety and welfare by regulating the design, construction, installation, quality of materials, use, location, operation and maintenance of electrical systems, equipment and appliances as specifically set forth herein. Consistent with this purpose, the provisions of this Code are intended and always have been intended to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

The provisions of this Code shall apply to the construction, alteration, moving, repair and use of any electrical wiring on any premises within the unincorporated area of the County of Los Angeles and to such work or use by the County of Los Angeles within any incorporated city not exercising jurisdiction over such work or use.

The provisions of this Code shall not apply to public utilities; or to electrical wiring for street lighting or traffic signals located primarily in a public way; or to mechanical equipment not specifically regulated in this Code.

Where, in any specific case, different sections of this Code specify different materials, methods of construction or other requirements, the most restrictive shall govern. Where there is a conflict between a general requirement and a specific requirement, the specific requirement shall be applicable.

Except as hereinafter changed or modified, the building standards contained in the National Electrical Code of the National Fire Protection Association, Inc., which are published in the California Building Standards Code, are applicable to all occupancy groups and uses throughout the County of Los Angeles. Amendments to the building standards contained in the National Electrical Code, by state agencies, are applicable only to those occupancies or uses which the state agency making the amendment is authorized to regulate.

(Ord. 2002-0077 § 3, 2002.)

Sec. 80-4. - Chief Electrical Inspector

The office of Chief Electrical Inspector exists in the Building and Safety Division of the Department of Public Works. The Chief Electrical Inspector shall administer the provisions of this Code under the supervision and control of the Director of Public Works, acting as the County Engineer, and shall be a competent electrical engineer of good moral character, well versed in approved methods of electrical construction for safety to life and property, the statutes of the State of California relating to electrical work, the ordinances of the County of Los Angeles relative thereto, and the California Electrical Code as amended from time to time.

(Ord. 2002-0077 § 4, 2002; Ord. 99-0041 § 2, 1999; Ord. 86-0003 § 3, 1986.)

Sec. 80-5. - Use of Terms

Whenever the term "Chief Electrical Inspector" is used in any section of this Code other than Section 80-4, such term shall be construed to mean the "Director of the Department of Public Works," acting as the County Engineer of the County of Los Angeles, or an authorized representative.

(Ord. 2002-0077 § 5, 2002; Ord. 86-0003 § 4, 1986.)

Sec. 80-6. - Public Utilities Exempted

The provisions of this Code shall not apply to any electrical work performed by or for any electrical corporation, telephone corporation, telegraph corporation, railroad corporation or street railroad corporation on or with any electrical equipment owned or controlled and operated, or used by and for the exclusive benefit of, such corporation in the conduct of its business as a public utility, or to any other work which any such corporation may be entitled by law to perform without payment of any local tax; but all provisions of this Code shall apply insofar as they may consistently with the above be applicable to all other electrical work performed by or for any such corporation.

Sec. 80-8. - Validity

If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be invalid, such decision shall not affect the validity of the remaining portions of this ordinance. The Board of Supervisors hereby declares that it would have passed the ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared invalid.

(Ord. 2002-0077 § 6, 2002.)

Sec. 80-9. - Liability

The liability and indemnification of the Chief Electrical Inspector and any of his subordinates are governed by the provisions of Division 3.6 of Title 1 of the Government Code.

(Ord. 88-0037 § 2, 1988.)

Sec. 80-10. - Annual Review of Fees

The fees in this Code shall be reviewed annually by the Director of Public Works. Beginning on July 1, 1992, and thereafter on each succeeding July 1, the amount of each fee in this Code shall be adjusted as follows: Calculate the percentage movement between March of the previous year and March of the current year in the Consumer Price Index (CPI) for all urban consumers in the Los Angeles-Long Beach-Anaheim, CA areas, as published by the United States Government Bureau of Labor Statistics, adjust each fee by said percentage amount and round off to the nearest ten (10) cents; however, no adjustment shall decrease any fee and no fee shall exceed the reasonable cost of providing services. When it is determined that the amount reasonably necessary to recover the cost of providing services is in excess of this adjustment, the Building Official may present fee proposals to the Board of Supervisors for approval.

(Ord. 2019-0057 § 3, 2019; Ord. 99-0041 § 3, 1999; Ord. 91-0087 § 7, 1991.)

Sec. 80-11. - Definitions

For the purpose of this Code, certain terms, phrases, words and their derivatives shall be construed as set out in this Section. Words used in the singular include the plural and the plural the singular.

Electric or Electrical Wiring means the installation or the alteration of any material, fixture, device, appliance or equipment in or on any building, structure or premises, used or designed or intended to be used to generate, transmit, transform or utilize electric energy.

Hotel is any building containing six or more rooms intended or designed to be used, or which are used, rented or hired out to be occupied, or which are occupied for sleeping purposes by guests.

Maintenance Electrician is an electrician regularly employed and registered in accordance with the provisions of this Code.

Person is an individual human being, a firm, partnership or corporation, his or their heirs, executors, administrators, assigns, officers or agents, the County of Los Angeles, and any local agency as defined in Section 53090 of the Government Code, or officer thereof.

The Chief Electrical Inspector shall administer and enforce the provisions of this Code in a manner consistent with the intent thereof.

Sec. 81-2. - Plans and Permits

The Chief Electrical Inspector may require the submission of plans and specifications, drawings, descriptions, and diagrams as, in the judgment of the Chief Electrical Inspector, is necessary to show clearly the character, kind and extent of electrical work covered by an application for a permit. When the Chief Electrical Inspector is satisfied that the plans submitted comply with the provisions of the Code and that the required fees have been paid, then the applicant shall be issued the appropriate permit.

Approval of a plan and/or the issuance of a permit shall not be construed to be an approval of a violation of the provisions of this Code or of other laws. Plans or permits presuming to give authority to violate or cancel the provisions of this Code or of other laws are not valid. See Article 82 for requirements regarding plans, permits and fees.

(Ord. 2002-0077 § 7, 2002; Ord. 92-0004 § 5, 1992.)

Sec. 81-3. - Fees

The Chief Electrical Inspector shall collect such fees as are required by this Code and issue receipts therefor, copies of which shall be maintained as a record in the office of the Chief Electrical Inspector. The Chief Electrical Inspector shall transfer all fees collected to the proper authority provided by law to receive such funds.

(Ord. 2002-0077 § 8, 2002.)

Sec. 81-4. - Inspection

All construction or work for which a permit is required by this Code shall be subject to inspection and approval by the Chief Electrical Inspector. See Article 82 for inspection requirements.

Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this Code or other laws. Inspections presuming to give authority to violate or cancel the provisions of this Code or other laws shall not be valid, except insofar as the work therein is lawful.

It shall be the duty of the permit applicant to cause the work to remain accessible and exposed for inspection purposes. Neither the Chief Electrical Inspector nor the jurisdiction shall be liable for any expense entailed in the removal or replacement of any material required to allow inspection.

(Ord. 92-0004 § 6, 1992.)

Sec. 81-5. - Reserved

Sec. 81-8. - Investigation

The Chief Electrical Inspector may investigate any construction or work regulated by this Code, and issue such notices and orders as provided in Sections 81-11, 81-12 and 81-13.

(a) Whenever it is necessary to make an inspection to enforce any of the provisions of or perform any duty imposed by this Code or other applicable law, or whenever the Chief Electrical Inspector or an authorized representative has reasonable cause to believe that there exists in any building or upon any premises any condition which makes such building or premises hazardous, unsafe or dangerous for any reasons specified in this Code or other similar law, the Chief Electrical Inspector or an authorized representative hereby is authorized to enter such property at any reasonable time and to inspect the same and perform any duty imposed upon the Chief Electrical Inspector by this Code or other applicable law; provided that:

(1) if such property is occupied, the Chief Electrical Inspector shall first present proper credentials to the occupant and request entry explaining the reasons therefor; and

(2) if such property is unoccupied, the Chief Electrical Inspector shall first make a reasonable effort to locate the owner or other persons having charge or control of the property and request entry, explaining the reasons therefor.

If such entry cannot be obtained because the owner or other person having charge or control of the property cannot be found after due diligence, or if entry is refused, the Chief Electrical Inspector or an authorized representative shall have recourse to every remedy provided by law to secure lawful entry and inspect the property.

(b) Notwithstanding the foregoing, if the Chief Electrical Inspector or an authorized representative has reasonable cause to believe that the building or premises is so hazardous, unsafe or dangerous as to require immediate inspection to safeguard the public health or safety, the Chief Electrical Inspector shall have the right to immediately enter and inspect such property, and may use any reasonable means required to effect such entry and make such inspection, whether such property is occupied or unoccupied and whether or not permission to inspect has been obtained. If the property is occupied, the Chief Electrical Inspector shall first present credentials to the occupant and demand entry, explaining the reasons therefor and the purpose of the inspection.

(c) "Authorized representative" shall include the officers named in Section 80-5 of this Code and their authorized inspection personnel.

(d) No person shall fail or refuse, after proper demand has been made upon such person as provided in this subsection, to promptly permit the Chief Electrical Inspector or an authorized representative to make any inspection provided for by Subdivision (b) of this subsection. Any person violating this subdivision shall be guilty of a misdemeanor.

(Ord. 2002-0077 § 11, 2002.)

Sec. 81-11. - Reinspection

The Chief Electrical Inspector is hereby authorized and empowered to make, at such times and as often as in his discretion it may seem necessary, thorough reinspection of the installation in or on any building, structure or premises of all electrical wiring, electrical devices and electrical material now installed or that may hereafter be installed.

When the installation of any such wiring, device or material is found to be in violation of this Code, the person, firm, corporation or governmental agency owning, using or operating the same shall be notified in writing and shall make the necessary repairs or changes required to place such wiring, device or material in compliance with this Code and to have such work completed within a period of 10 days after such notice, or within such other reasonable period specified by the Chief Electrical Inspector in said notice, and shall pay such fees as are required by this Code.

order.

Sec. 81-13. - Stop Orders

Whenever any work regulated by this Code is being done contrary to the provisions thereof, or other pertinent laws or ordinances, the Chief Electrical Inspector may order the work stopped by notice in writing served on any persons engaged in doing or causing such work to be done, and any such persons shall forthwith stop such work until authorized by the Chief Electrical Inspector to proceed with the work.

(Ord. 2002-0077 § 12, 2002.)

ARTICLE 82 - PERMITS AND INSPECTION

Sec. 82-1. - Permits Required

A person, whether acting as principal, servant, agent or employee, shall not do or cause or permit to be done any electrical work regulated by this Code without first securing a permit from the Chief Electrical Inspector authorizing such work.

(Ord. 2002-0077 § 13, 2002; Ord. 99-0041 § 5, 1999; Ord. 95-0067 § 2, 1995.)

Sec. 82-2. - Time Limit

Every permit issued by the Building Official under the provisions of this Code shall expire by limitation and become null and void if the work authorized by such permit is not commenced within 12 months from the date such permit is issued, or the work authorized by such permit is suspended or abandoned for a period of 180 days, or the permittee fails to obtain inspection as required by the provisions of Section 82-14 of this Code for a period of 180 days.

EXCEPTION: Permits issued to abate violation(s) in conjunction with a code enforcement action shall expire and become null and void at a date not to exceed (12) months from the date of issuance or other date determined by the Building Official.

The Building Official may grant one or more extensions of the time for action by the permittee for a period not exceeding 180 days from the date of expiration upon written request from the permittee and payment of a fee in an amount determined by the Building Official, not to exceed 25 percent of the permit fee.

Once a permit, including any extension(s) thereof, has expired, the permittee shall file a new application as specified in Section 82-1.

(Ord. 2019-0057 § 4, 2019; Ord. 2013-0049 § 3, 2013; Ord. 2002-0077 § 14, 2002; Ord. 99-0041 § 6, 1999; Ord. 92-0004 § 10, 1992.)

Sec. 82-3. - Work Requiring a Permit

No person shall install, alter, reconstruct or repair any electrical wiring, devices, appliances, apparatus, or equipment, within or on any building, structure or premises without first obtaining a permit therefor from the Chief Electrical Inspector, except as follows:

(a) Minor repair work, such as the replacement of lamps, switches, receptacle devices, sockets, and the like, or the connection of portable motor and appliances to suitable receptacles which have been permanently installed.

means of a cord or cable having an attachment plug.

(i) Private telephone, intercom, sound and communication systems, provided, however, that the above system(s) do not exceed the value as indicated in (c) and (d) of this section. A permit shall be obtained for the power supplies required by the above systems.

Notwithstanding the foregoing, all electrical wiring and equipment shall comply with Section 83-2 of this Code.

(Ord. 2007-0109 § 4 (part), 2007; Ord. 2002-0077 § 15, 2002; Ord. 99-0041 § 7, 1999; Ord. 89-0084 § 1, 1989; Ord. 86-0003 §§ 6 and 7, 1986; Ord. 84-0032 § 1, 1984.)

Sec. 82-4. - Application for Electrical Permits

Application for an electrical permit shall describe the work to be performed on the form provided, and shall give the location either by street and house number, by lot, block and tract, or similar description that will readily identify and definitely locate the proposed work. A separate application shall be required for each building or structure.

EXCEPTION: Applications for single-family dwellings may include all accessory buildings such as garages, sheds, guest houses, and the like that are located on the same lot and erected at the same time as the main building.

The applicant for electrical permits for work exceeding two hundred dollars ($200) in value shall be a licensed contractor, registered maintenance electrician, homeowner, or authorized government representative.

The Chief Electrical Inspector may refuse to issue a permit for temporary or permanent service when there is no apparent legally permitted use for the service. In determining whether a proposed use is legally permitted, the Chief Electrical Inspector may consider not just the provisions of the Electrical Code but all applicable statutes, ordinances, rules and regulations.

(a) Licensed Contractor. A licensed contractor is a person who is engaged in the business of installing or repairing electrical wiring or equipment or who does, or who holds himself out as willing to do personally or through his employees any work or services in connection with the installation, alteration or repair of any electrical wiring or equipment or part thereof, and who possesses an appropriate contractor's license pursuant to Chapter 9, Division 3 of the Business and Professions Code of the State of California when such license includes within its classification limitations the activities set forth on the application for permit and entitles the licensee to perform personally or through his employees all such activities without personal local qualification or registration.

A permit may be issued to a firm, partnership or corporation, any officer or member of which is a licensed contractor, in the event that all construction or work is done under the direct personal supervision of such officer or member.

(b) Registered Maintenance Electrician. A Registered Maintenance Electrician is a person possessing a valid Certificate of Registration issued by the Chief Electrical Inspector.

A Certificate of Registration as Maintenance Electrician, upon application therefor, may be issued to any person regularly employing one or more electricians for the purpose of installation, alteration or maintenance of electrical wiring or equipment on his own premises. The application for such certificate shall be made in writing by a responsible officer of the firm, and shall designate one or more persons as registrant.

A registration fee shall be paid for each maintenance electrician as set forth in this Code. All such work shall be installed and done in accordance with the provisions of this Code, and such work shall be subject to permits, fees, and inspection to the same extent as all other similar work for which such inspection is provided.

by a governmental agency to supervise or control electrical work on the premises of such agency.

(e) Special Permission. When there appears to the Chief Electrical Inspector an urgent necessity, an electrical permit may be issued to other persons by special permission.

(f) Expiration of Application. When no permit is issued within one year following the date of the application therefor, the application shall automatically expire. Plans and specifications previously submitted may thereafter be returned to the applicant or destroyed by the Chief Electrical Inspector. The Chief Electrical Inspector may grant up to two extensions not exceeding 180 days per extension beyond the initial one-year limit upon written request by the applicant showing that circumstances beyond the control of the applicant have prevented action from being taken and upon payment of an extension fee in an amount determined by the Chief Electrical Inspector, not to exceed 25 percent of the plan check fee.

Once an application, including any extension(s) thereof has expired, the applicant shall file a new application, resubmit plans and specifications and pay a new plan checking or review fee.

(Ord. 2013-0049 § 4, 2013; Ord. 2010-0054 § 3, 2010; Ord. 2007-0109 § 4 (part), 2007; Ord. 2002-0077 § 16, 2002; Ord. 99-0041 § 8, 1999; Ord. 88-0037 § 4, 1988.)

Sec. 82-5. - Plans

When required by the Chief Electrical Inspector, the applicant shall submit two sets of plans, specifications, calculations, and/or reports with the application for the electrical permit. When a plan checking fee or other fees are required by this or any related ordinance or statute, such fees shall be collected at the time plans are filed. Unless otherwise permitted by the Chief Electrical Inspector, all plans, specifications, calculations, and/or reports shall be prepared and designed by a professional electrical engineer registered in the State of California in accordance with the Professional Engineer's Act (California Business and Professions Code sections 6700, et seq.), or by a person who is qualified to prepare electrical engineering documents and who is exempt from registration pursuant to the provisions of the Professional Engineer's Act.

Except for plans prepared solely for the purpose of demonstrating compliance with the requirements of Part 6 of Title 24 of the California Code of Regulations (California Energy Code) or except as otherwise permitted by the Chief Electrical Inspector, all plans, specifications, calculations, and/or reports shall bear the signature and the seal or stamp of the person preparing the documents.

(Ord. 2005-0065 § 3, 2005; Ord. 88-0037 § 5, 1988.)

Sec. 82-6. - Electrical Permits

The application, plans and specifications filed as required, shall be checked by the Chief Electrical Inspector, and if found to be in conformity with the requirements of this Code and all other laws or ordinances applicable thereto, the Chief Electrical Inspector shall, upon receipt of the required fee, issue a permit therefor.

The issuance or granting of a permit or approval of plans and specifications shall not be construed to be a permit for, or an approval of, any violation of any of the provisions of this Code or of any other laws or ordinances. No permit presuming to give authority to violate or cancel the provisions of this Code or any other laws or ordinances shall be valid.

The issuance of a permit based on plans and specifications shall not prevent the Chief Electrical Inspector from thereafter requiring the correction of errors in said plans and specifications, or from preventing construction being carried on thereunder when in violation of this Code or of any other laws and ordinances.

1. For issuing permits, each	$37.33
SYSTEM FEE SCHEDULE.	
(Note: The following do not include permit issuing fee.)	
New Residential Buildings:	
The following fees shall include all wiring and electrical equipment in or on each building, or other electrical equipment on the same premises constructed at the same time.	
2. For new multifamily residential buildings (apartments and condominiums) having three (3) or more living units not including garages, carports, and other noncommercial automobile storage areas constructed at the same time, per square foot	$0.10
For garages, carports, and other accessory buildings, used in conjunction with multifamily residential buildings use BRANCH CIRCUIT FEE OR UNIT FEE SCHEDULE.	
3. For new single or two-family residential buildings not including garages, carports and other minor accessory buildings constructed at the same time, per square foot	$0.21
For garages, carports and other minor accessory buildings constructed at the same time as single or two-family residential buildings, a fee will not be required. For other types of residential occupancies and alterations, additions and modifications to existing residential buildings, use BRANCH CIRCUIT FEE OR UNIT FEE SCHEDULE.	
4. Private Swimming Pools:	

5. Carnivals and Circuses:	
Carnivals, circuses or other traveling shows or exhibitions utilizing transportable-type rides, booths, displays and attractions:	
For electric generators and electrically driven rides, each	$52.68
For mechanically driven rides and walk-through attractions or displays having electric lighting, each	$22.09
For a system of area and booth lighting, each	$22.09
For permanently installed rides, booths, displays and attractions, use UNIT FEE SCHEDULE.	
6. Temporary Power Service:	
For a temporary service power pole or pedestal, including all pole or pedestal mounted receptacle outlets and appurtenances, each	$59.01
For a temporary distribution system and temporary lighting and receptacle outlets for construction sites, decorative lighting, Christmas tree sales lots, firework stands, sales booths, additional pole, etc., each	$28.93
BRANCH CIRCUIT AND UNIT FEE SCHEDULES.	
(Note: 1. The following do not include permit issuing fees; 2. Where appropriate either fee schedule may be used.)	
7. Branch Circuit Fees (Alternate to Unit Fees):	
Branch circuit fees apply to new branch circuit wiring and the lighting fixtures, switches and receptacles which are supplied by these branch circuits, including their outlets.	
For 15 or 20 ampere 120 volt lighting or general use receptacles:	

Unit Fees (Alternate to Branch Circuit Fees):	
8. Receptacle, Switch, Lighting, or Other:	
For receptacle, switch, lighting, or other outlets at which current is used or controlled, except services, feeders and meters:	
First 20, each	$2.90
Additional outlets, each	$1.97
(Note: For multi-outlet assemblies, each five feet or fraction thereof may be considered as one outlet.)	
9. Lighting Fixtures:	
For lighting fixtures, sockets, or other lamp-holding devices:	
First 20, each	$2.90
Additional fixtures, each	$1.97
For pole or platform mounted lighting fixtures, each	$3.42
For theatrical-type lighting fixtures or assemblies, each	$3.42
10. Residential Appliances of Three Horsepower or Less:	
For fixed residential appliances or receptacle outlets for same, including wall-mounted electric ovens, counter-mounted cooking tops, electric ranges, self-contained room, console, or through-wall air conditioners, space heaters, food-waste grinders, dishwashers, washing machines, water heaters, clothes dryers, or other motor-operated appliances, not exceeding three (3) horsepower (HP) in rating, each	$14.41
Note: For other types of air conditioners and other motor-driven appliances having larger electrical ratings, see Power Apparatus.	

(Note: 1. As used in the above sentence, "nonresidential occupancy" includes but is not limited to hotels and motels. 2. For other types of air conditioners and other motor-driven appliances having larger electrical ratings, see Power Apparatus.)	
12. Power Apparatus:	
For motors, generators, transformers, rectifiers, synchronous converters, capacitors, industrial heating, air conditioners and heat pumps, cooking or baking equipment, and other apparatus with a rating as follows:	
Rating in horsepower (HP), kilowatts (KW), kilovolt-amperes (KVA), or kilovolt-amperes-reactive (KVAR):	
Rating over 3 and not over 10, each	$26.96
Rating over 10 and not over 50, each	$62.32
Rating over 50 and not over 100, each	$116.56
Rating over 100, each	$192.67
(Note: 1. For equipment or appliances having more than one motor, transformer, heater, etc., the sum of the combined ratings may be used. 2. These fees include all switches, circuit breakers, contactors, thermostats, relays and other directly related control equipment.)	
13. Busways:	
For cable trays, trolley and plug-in type busways, each 100 feet or fraction thereof	$35.47

For additional branch circuits within the same sign, outline lighting system or marquee, each	$17.42
15. Services, Switchboards, Switchboard Sections, Motor-Control Centers and Panelboards:	
For services, switchboards, switchboard sections, motor-control centers and panelboards of 600 volts or less and not over 399 amperes in rating, each	$52.68
For services, switchboards, switchboard sections, motor-control centers and panelboards of 600 volts or less and equal to or greater than 400 amperes up to 1,000 amperes in rating, each	$103.18
For services, switchboards, switchboard sections, motor-control centers and panelboards over 600 volts or over 1,000 amperes in rating, each	$219.64
16. Miscellaneous Apparatus, Conduits and Conductors:	
For electrical apparatus, conduits and conductors for which a permit is required but for which no fee is herein set forth	$88.46
(Note: This fee is not applicable when a fee is paid for one or more services, outlets, fixtures, appliances, power apparatus, busways, signs or other equipment.)	
Other Inspections:	
17. For each extra inspection resulting from defective workmanship or materials, each	$44.80
18. For inspection of electrical equipment for which no fee is herein set forth and for emergency inspections for the time consumed:	
For each hour, or fraction thereof	$148.08

Reports for one (1) to ten (10) electrical items, apparatus, machine tools, appliances, or other electrical equipment	$341.90
For eleven (11) to twenty (20) items	$683.38
For twenty-one (21) to fifty (50) items	$1,025.28
For more than fifty (50) items	$1,139.46
For high-voltage switchgears, transformers or substations, each	$683.38
21. For investigation of alternate materials and methods performed by the Chief Electrical Inspector, as required by Section 83-3:	
For the initial filing fee	$296.16
For each hour or fraction thereof, in excess of two	$148.08
(b) Plan Checking Fee. When required by the Chief Electrical Inspector, plans shall be submitted for enforcement of any provisions of this Code. The plan checking fees shall be paid when the plans are submitted for review. With respect to the work described below no wiring shall be installed, nor any other work for which a permit is required shall be done, until the plans have been approved. Only after the plans have been approved may the applicant apply for an electrical permit for such work.	
The fee for each plan check shall be equal to seventy percent (70%) of the required permit fee as set forth in subsection (a) of this Section; provided, however, the minimum fee shall be	$148.08
The fee for each plan check of tenant improvement installations requiring review to verify compliance with the State's Electrical Energy Conservation requirements (Title 24) shall be $18.46 for each 1,000 square feet of tenant improvement; provided, however, the minimum fee shall be	$74.25

from compliance with other provisions of this Code.	
When the Chief Electrical Inspector determines that an identical electrical design is evident in more than one building or structure in a single project, the plan checking fees for the design of the first building or structure will be as set forth above. Plan checking fees for other buildings and structures with identical electrical designs in the same project will be equal to 70 percent (70%) of the plan checking fee for the first building or structure. Such fees shall be paid at the time an application is made for such identical building or structure.	
(c) Information Required On Plans.	
(1) Every plan required by Section 82-8(b) shall be a print or other type approved by the Electrical Section of the Building and Safety Division. The information contained on the plans shall be drawn to scale in a professional manner, be clearly legible, and contain the information required in subsection (2) below. Reasonable symbols satisfactory to the Division shall be used on all plans.	
(2) The following is required to be shown on the plans for the wiring installations described in Section 82-8(b):	
A complete plan showing the layout of the proposed electric wiring for each floor, including dimensions of all working spaces, and a legend of all symbols used;	
A complete single line diagram;	
The type, location and capacity of all service equipment, and a dimensional elevation diagram of the service;	
The size and the length of all service raceways to the manhole, vault or pole of the serving agency or to the service head;	
The size of all raceways and the length of all feeder raceways;	

The wattage or ampere rating of each outlet for noninductive loads, and the volt-ampere rating of each unit or transformer for electric discharge lighting;	
The location, voltage and HP rating of every motor and the KW rating of every generator;	
The type and code letter of every AC motor, unless an alternate specification is otherwise satisfactory to the Chief Electrical Inspector;	
The location and KVA, or equivalent rating of each transformer, capacitor, ballast, converter, frequency changer and similar equipment; and the locations and ampere or wattage rating of other appliances of the noninductive type;	
Details of panelboard, switchboard and distribution centers, showing type and arrangement of switches, overcurrent devices, and general control equipment;	
Panelboard, switchboard and motor control center schedules, showing wattage and amperage, the number of active branch circuits to be installed, and the number of spare branch circuits for future use. This shall include identifying the circuits to which the outlets are connected and listing the number and type of outlets;	
A lighting fixture schedule;	
The existing load, as calculated in accordance with Articles 210 and 220 of the California Electrical Code or by other methods satisfactory to the Chief Electrical Inspector shall be indicated for existing installations having alterations or additions made thereto;	
Other additional information as the Chief Electrical Inspector may consider necessary for proper enforcement of this Code.	

has been commenced without a permit as required by the provisions of Section 82-3 of this Code, a special investigation shall be made prior to the issuance of the permit. An investigation fee shall be collected for each permit so investigated. The investigation fee shall be equal to and in addition to the permit fees specified in Section 82-8, but in no event shall the investigation fee be less than	
EXCEPTION 1: The fee shall be $227.73 when the Chief Electrical Inspector has determined that the owner-builder of a one family or two family dwelling, accessory building or accessory structure had no knowledge that a permit was necessary and had not previously applied for a permit from the Building and Safety Division of the County of Los Angeles.	
EXCEPTION 2: The foregoing provisions shall not apply to emergency work when it shall be proved to the satisfaction of the Chief Electrical Inspector that such work was urgently necessary and that it was not practical to obtain a permit therefor before the commencement of the work. In all such cases, a permit must be obtained as soon as it is practical to do so, and if there be an unreasonable delay in obtaining such permit this exception shall not apply and the investigation fee shall be charged.	

(Ord. 2019-0057 § 5, 2019; Ord. 2002-0077 § 18, 2002; Ord. 99-0041 § 9, 1999; Ord. 95-0067 §§ 3-5, 1995; Ord. 92-0004 §§ 11-13, 1992; Ord. 91-0087 §§ 1-4, 1991; Ord. 90-0127 §§ 1-3, 1990; Ord. 89-0057 §§ 1, 2, 1989; Ord. 88-0037 §§ 6, 1988; Ord. 86-0003 §§ 8-10, 1986; Ord. 82-0103 §§ 1-5, 1982.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

Sec. 82-9. - Cancellation or Surrender of Permit

If no portion of the work or construction covered by a permit issued by the Chief Electrical Inspector under the provisions of this Code has been commenced, the person to whom such permit has been issued may deliver such permit to the Chief Electrical Inspector with the request that such permit be canceled. The Chief Electrical Inspector shall thereupon stamp or write on the face of such permit the words "Canceled at the request of the permittee." Thereupon such permit shall be void and of no effect.

Sec. 82-10. - Suspension or Revocation of Permit

The Chief Electrical Inspector shall be satisfied as to the right of such applicant to such refund, and each such refund shall be paid as provided by law for the payment of claims against the County. No refund shall be made when a permit has been obtained by falsification or misrepresentation and has been revoked for such cause.

(Ord. 2002-0077 § 19, 2002.)

Sec. 82-12. - Transfer

Permits are not transferable from one person to another or from one location to another.

Sec. 82-13. - Exemption From Fees

The requirements for fees contained in this Code shall not apply when the collection of such fees is contrary to the provisions of any contract to which the County of Los Angeles is a party or is legally prohibited by other laws or ordinances. A fee shall not be required for a permit to perform work regulated by this Code for a trailer coach exempt from fees in Title 26, entitled "Building Code," or when a combination permit is issued in compliance with the requirements of Title 26.

(Ord. 2005-0065 § 4, 2005; Ord. 86-0003 § 11, 1986.)

Sec. 82-14. - Inspection

(a) Scope. All new electrical work, and such portions of existing systems as may be affected by new work, or any changes, shall be inspected by the Chief Electrical Inspector to insure compliance with all the requirements of this Code.

(b) Advance Notice. It shall be the duty of the person doing the work authorized by the permit to notify the Chief Electrical Inspector that said work is ready for inspection. Such notification shall be given not less than 24 hours before the work is to be inspected.

(c) Permission to Cover Work. It shall be unlawful for any person to lath over, seal, cover or conceal any electrical wiring or other electrical equipment, for the installation of which a permit is provided herein, until such electric wiring or other electrical equipment shall have been inspected and approved by the Chief Electrical Inspector.

(d) Uncovering. Said Chief Electrical Inspector shall have the authority to remove, or to require the removal of, any obstruction which prevents proper inspection of any electrical equipment.

(e) Corrections. All defects shall be corrected within 10 days after inspection and notification or within such other reasonable time as is permitted by the Chief Electrical Inspector.

(f) Approval. Upon the completion of the electrical wiring in or on any building or structure of any nature, or tent, or premises, except as otherwise exempted in this Code, the person, firm or corporation installing the same shall notify the Chief Electrical Inspector, who shall inspect such installation, and if it is found by the Chief Electrical Inspector to be fully in compliance with the provisions of this Code and all other laws and ordinances applicable thereto, the Chief Electrical Inspector shall issue, as provided for herein, the certificate of inspection or approval notice authorizing connection of the electrical service and the energizing of the installation.

Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this Code or of other laws. Inspections presuming to give authority to violate or cancel the provisions of this Code or of other laws shall not be valid.

Sec. 83-1. - Installation

All electrical installation shall be in conformity with the provisions of this Code, and shall be in conformity with approved standards for safety to life and property. Where no specific type or class of material, or no specific standards are prescribed by this Code, or by the California Electrical Code, conformity with a standard designated by the Chief Electrical Inspector shall be prima facie evidence of conformity with an approved standard for safety to life and property.

(Ord. 99-0041 § 10, 1999.)

Sec. 83-2. - Materials

All electrical materials, devices, appliances and equipment shall be in conformity with the provision of this Code, shall comply with nationally recognized standards, and shall be certified by a recognized testing laboratory as acceptable to the Chief Electrical Inspector.

(Ord. 2002-0077 § 21, 2002; Ord. 99-0041 § 11, 1999; Ord. 95-0067 § 6, 1995; Ord. 92-0004 § 14, 1992; Ord. 82-0210 § 2, 1982.)

Sec. 83-3. - Alternate Materials and Methods of Construction and Modifications

(a) Alternate Materials and Methods of Construction. The provisions of this Code are not intended to prevent the use of any material, appliance, installation, device, arrangement method, design, or method of construction not specifically prescribed by this Code, provided any such alternate has been approved by the Chief Electrical Inspector.

The Chief Electrical Inspector shall have the authority to approve on a case-by-case basis any such alternate that is found to be satisfactory and does not lessen provisions for safety or health required by this Code.

Such approval shall be based upon submittal of substantiating data, including, but not limited to, performance characteristics, measurements, calculations, diagrams, equipment and construction factors, where applicable.

A written application for the use of an alternate material, design or method of construction shall be submitted by the owner or owner's agent together with the filing fee specified in Section 82-8(a), item 21.

(b) Modifications. Whenever there are practical difficulties involved in carrying out the provisions of this Code, the Chief Electrical Inspector shall have the authority to grant minor modifications on a case-by-case basis, provided the Chief Electrical Inspector shall first find that a special individual reason makes the strict letter of this Code impractical and that the modification is in conformity with the spirit and purpose of this Code and that such modification does not lessen any health, fire-protection, or other life-safety related requirements. The details of any action granting modifications shall be recorded and entered in the files of the code enforcement agency.

A written application for a modification shall be submitted by the owner or owner's agent together with the filing fee specified in Section 82-8(a), item 21.

(Ord. 2016-0054 § 3, 2016; Ord. 2013-0049 § 5, 2013; Ord. 2010-0054 § 4, 2010.)

Sec. 83-4. - Used Material

Previously used construction materials shall not be reused in any work without special permission.

Sec. 83-6. - Additions, Alterations, Renewals and Repairs

Additions, alterations, renewals and repairs to existing installations shall be made in accordance with the provisions of this Code.

EXCEPTION: Minor additions, alterations, renewals and repairs to existing installations when approved by the Chief Electrical Inspector may be installed in accordance with the law in effect prior to the effective date of this Code.

Sec. 83-7. - Electrical Testing Certifications

Electrical testing certifications will be accepted as complying with the requirements of this Code only when such certifications are issued in accordance with this Code and nationally recognized standards by electrical testing laboratories which have been accredited by the Chief Electrical Inspector.

The Chief Electrical Inspector recognizes three types of electrical testing laboratories:

- Nationally Recognized Testing Laboratories;
- Field Evaluation Organization Laboratories; and
- Calibration Laboratories.

(Ord. 2013-0049 § 6, 2013; Ord. 2005-0065 § 5, 2005; Ord. 92-0004 § 15 (part), 1992.)

Sec. 83-8. - Accreditation of Electrical Testing Laboratories

(a) Nationally Recognized Testing Laboratories. A Nationally Recognized Testing Laboratory (NRTL) accreditation issued by the United States Occupational Safety and Health Administration is accepted by the Chief Electrical Inspector as meeting the accreditation requirements of this Code for listing and labeling testing laboratories.

(b) Field Evaluation Organization Laboratories. Field Evaluation Organization laboratories shall be a Nationally Recognized Testing Laboratory (NRTL) which received its accreditation from the United States Occupational Safety and Health Administration and must apply to and be approved by the Chief Electrical Inspector to perform field evaluation on required electrical equipment. These laboratories must have a professional electrical engineer registered in California pursuant to the Professional Engineer's Act (California Business and Professions Code section 6700, et seq.) on their permanent full-time staff. For each individual project, test reports shall be submitted for approval by the Chief Electrical Inspector and shall bear the professional electrical engineer's signature as required by the State of California Regulations.

(c) Calibration Laboratories. Calibration laboratories must apply to and be approved by the Chief Electrical Inspector. These laboratories must have a professional electrical engineer registered in California pursuant to the Professional Engineer's Act (California Business and Professions Code section 6700, et seq.) on their permanent full-time staff.

(Ord. 2013-0049 § 7, 2013; Ord. 2005-0065 § 7, 2005; Ord. 99-0041 § 13, 1999; Ord. 95-0067 § 7, 1995; Ord. 92-0004 § 15 (part), 1992.)

ARTICLE 84 - VIOLATIONS AND PENALTIES

Sec. 84-1. - Violations and Penalties

If the Chief Electrical Inspector in the course of enforcing the provisions of this Code or any state law issues an order to a person and that person fails to comply with the order within 15 days following the due date for compliance stated in the order, including any extensions thereof, then the Chief Electrical Inspector shall have the authority to collect a noncompliance fee.

The noncompliance fee shall not be imposed unless the order states that a failure to comply within 15 days after the compliance date specified in the order will result in the fee being imposed. No more than one such fee shall be collected for failure to comply with an order. The amount of the noncompliance fee shall be $136.78 per building for Group R, Division 3 occupancies and $273.77 per building for all other occupancies, and shall be in addition to the fees specified elsewhere in this Code.

(Ord. 2002-0077 § 23, 2002; Ord. 91-0087 § 5, 1991.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

ARTICLE 85 - ELECTRIC VEHICLE CHARGING STATIONS

Sec. 85-1. - Scope

The provisions of this Article are intended to create an expedited permitting and inspection process for electric vehicle charging stations and to implement consistent statewide standards for their timely and cost effective installation.

(Ord. 2016-0043 § 1, 2016.)

Sec. 85-2. - Definitions

For the purpose of this Article, words and terms used in this Article shall have the meanings set forth in this Section. Where terms are not defined in this Section and are defined elsewhere in this Code, or the Building Code, such terms shall have the meanings ascribed to them in such codes. Where terms are not defined through the methods authorized by this Section, such terms shall have their ordinary accepted meanings such as the context implies.

ELECTRIC VEHICLE SUPPLY EQUIPMENT (EVSE) or ELECTRIC VEHICLE CHARGING STATION. Consists of the conductors, including the ungrounded, grounded, and equipment grounding conductors and the electric vehicle connectors, attachment plugs, and all other fittings, devices, power outlets, or apparatus installed specifically for the purpose of transferring energy between the premises wiring and the electric vehicle.

(Ord. 2016-0043 § 1, 2016.)

Sec. 85-3. - Application for Permit

The application for permit shall meet the requirements of Sections 81-2, 82-3, and 82-4 and may be submitted in person or electronically through the online submittal system maintained by the Building Official.

check, and a permit for that specific installation may be obtained over the counter at a local Building and Safety District Office.

(Ord. 2016-0043 § 1, 2016.)

Sec. 85-5. - Fees

Permit fees for the installation of electric vehicle charging stations or EVSEs shall be charged according to the applicable fees prescribed in Section 82-8 of this Code and Section 107 of the Building Code, as applicable. The electrical permit fee for EVSEs shall be the same rate as the electrical power equipment in Section 82-8 of this Code.

(Ord. 2016-0043 § 1, 2016.)

Sec. 85-6. - Inspections

All construction or work for electric vehicle charging stations for which a permit is required shall be subject to inspection by the Building Official and such construction work shall remain accessible and exposed for inspection purposes until approved by the Building Official as specified in Section 81-4.

(Ord. 2016-0043 § 1, 2016.)

Sec. 85-7. - Electric Vehicle Charging Station System Requirements

(a) General. The design of electric vehicle charging stations shall comply with this Section to qualify for expedited permit issuance.

(b) Plug-in Electric Vehicle Infrastructure Permitting Checklist. The permit application for the electric vehicle charging stations must comply with the requirements of the plug-in electric vehicle infrastructure permitting checklist, which is contained in the most current version of the "Zero-Emission Vehicles in California: Community Readiness Guidebook" published by the Governor's Office of Planning and Research of the State of California and as adopted by the Building Official.

(c) Minimum Electric Vehicle Charging Station Standards. The electric vehicle charging station or EVSE shall be identified and listed for the application as referenced in the Electrical Code.

(d) Compliance with Laws. The electric vehicle charging station or EVSE shall also comply with all other applicable Los Angeles County Codes and California Health and Safety Laws.

(Ord. 2016-0043 § 1, 2016.)

ARTICLE 89 - APPLICATION OF STATE AGENCY AMENDMENTS

Sec. 89.101. - Application of State Agencies

Following is a list of the state agencies that adopt building standards, the specific scope of application of the agency responsible for enforcement, and the specific statutory authority of each agency to adopt and enforce such building standards, unless otherwise stated.

for the energy storage system.

(Ord. 2022-0052 § 3, 2022.)

APPENDIX A - LEGISLATIVE HISTORY FOR ORDINANCE 11096

Ordinance 11096, the Electrical Code for Los Angeles County, was originally adopted on March 13, 1975 and has been kept up to date by later amendments. Major amendments, each adopting the current edition of the National Electrical Code, are listed and briefly described in Table 1 below; ordinances amending them are also listed up through Ordinance 12377. Legislative history for later amendments is shown following each section.

Table 2 covers the legislative history of the county's own current Electrical Code provisions, Articles 80 — 89, and gives the specific legislative history for each section.

All these provisions now comprise Title 27 of the Los Angeles County Code.

Table 1

Ordinances	
11096	Adopts 1975 Edition of National Electrical Code in Section 1, except as amended; adds Arts. 80 — 84; amended by 11241 and 11558.
11928	Adopts 1978 Edition of National Electrical Code in Section 1; adds Art. 89, amendments to NEC (effective June 24, 1979); amended by 12268 (effective December 26, 1980).

Table 2

Ordinance 11096	Amending Ordinances
Article 80	Added by 11096 § 2, 1975 (§§ 80-1—80-10).
80-1	See Art. 80 entry.
80-2	See Art. 80 entry.
80-3	See Art. 80 entry.
80-4	See Art. 80 entry; amended by 11928 § 2, 1979.
80-5	See Art. 80 entry.

Article 81	Added by 11096 § 3, 1975 (§§ 81-1 — 81-13).
81-1	See Art. 81 entry.
81-2	See Art. 81 entry.
81-3	See Art. 81 entry.
81-4	See Art. 81 entry.
81-5	See Art. 81 entry.
81-6	See Art. 81 entry; repealed by 92-0004 § 7, 1992.
81-7	See Art. 81 entry; repealed by 92-0004 § 7, 1992.
81-8	See Art. 81 entry.
81-9	See Art. 81 entry.
81-10	See Art. 81 entry.
81-11	See Art. 81 entry.
81-12	See Art. 81 entry; amended by 11928 § 4, 1979.
81-13	See Art. 81 entry.
Article 82	Added by 11096 § 4, 1975 (§§ 82-1 — 82-13).
82-1	See Art. 82 entry; amended by 12268 § 1, 1980.
82-2	See Art. 82 entry.
82-3	See Art. 82 entry.
82-4	See Art. 82 entry; amended by 11928 §§ 5 and 6, 1979.
82-5	See Art. 82 entry.

82-11	See Art. 82 entry.
82-12	See Art. 82 entry.
82- 13	See Art. 82 entry.
Article 83	Added by 11096 § 5, 1975 (§§ 83-1 — 83-6).
83-1	See Art. 83 entry.
83-2	See Art. 83 entry.
83-3	See Art. 83 entry.
83-4	See Art. 83 entry.
83-5	See Art. 83 entry.
83-6	See Art. 83 entry.
Article 84	Added by 11096 § 6, 1975 (§ 84-1).
84-1	See Art. 84 entry.
84-2	Added by 12268 § 5, 1980.
Article 89	Added by 11928 § 11, 1979 (§§ 89-1 — 89-4); repealed by 88-0037 § 3, 1988.
89-1	See Art. 89 entry.
89-2	See Art. 89 entry.
89-3	See Art. 89 entry; repealed by 82-0210 § 3, 1982.
89-4	See Art. 89 entry; repealed by 82-0210 § 4, 1982.

Title 28 - PLUMBING CODE

Chapter 1 - ADMINISTRATION

are adopted and incorporated by reference into this Title 28 of the Los Angeles County Code as if fully set forth below, and shall be known as Chapters 2 through 17, and Appendices A, B, D, H, I, and L of Title 28 of the Los Angeles County Code.

A copy of the 2022 California Plumbing Code shall be at all times maintained by the Chief Plumbing Inspector for use and examination by the public.

(Ord. 2022-0053 § 2, 2022; Ord. 2019-0058 § 2, 2019; Ord. 2016-0055 § 2, 2016; Ord. 2013-0050 § 2, 2013; Ord. 2010-0055 § 2, 2010; Ord. 2007-0110 § 2 (part), 2007; Ord. 2002-0078 § 2, 2002; Ord. 99-0042 § 2, 1999; Ord. 95-0068 § 3 (part), 1995.)

101.0. - General Provisions

101.1 Title

Title 28 of the Los Angeles County Code shall be known as the Los Angeles County Plumbing Code, may be cited as such, and will be referred to in this ordinance as "this Code."

(Ord. 95-0068 § 3 (part), 1995.)

101.2 Purpose and Intent

The purpose of this Code is to provide minimum standards to preserve the public health, safety and welfare by regulating the design, construction, quality of material, and installation of plumbing. Consistent with this purpose, the provisions of this Code are intended and always have been intended to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

This Code shall not be construed to hold the County or any officer, employee, or agent thereof responsible for any damage to persons or property by reason of any inspection authorized herein or by reason of the issuance or non-issuance of any permit authorized herein, and/or for any action or omission in connection with the application and/or enforcement of this Code. By adopting the provisions of this Code the County does not intend to impose on itself, its employees, or agents any mandatory duties of care towards persons and property within its jurisdiction so as to provide a basis of civil liability for damages.

This section is declaratory of existing law and is not to be construed as suggesting that such was not the purpose and intent of previous Code adoptions.

(Ord. 95-0068 § 3 (part), 1995.)

101.3 Scope

The provisions of this Code shall apply to the construction, alteration, moving, removal, repair and use of any plumbing or drainage work, and the qualification and registration of certain persons performing such work on any premises within the unincorporated territory of the County of Los Angeles, and to such work or use by the County of Los Angeles in any incorporated city not exercising jurisdiction over such work or use.

Where the requirements of this Code conflict with the requirements of Title 29 Los Angeles County Mechanical Code, this Code shall prevail.

101.3.1 Repairs and Alterations

101.3.1.1

In existing buildings or premises in which plumbing installations are to be altered, repaired or renovated, deviations from the provisions of this Code are permitted, provided such deviations are found to be necessary and are first approved by the Authority Having Jurisdiction.

Any plumbing system may have its existing use, maintenance or repair continued when the Authority Having Jurisdiction determines that its use, maintenance or repair is in accordance with the original design and no hazard to the public health, safety or welfare has been created by such system.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

101.3.1.2

Existing building sewers and building drains may be used in connection with new buildings or new plumbing and drainage work only when they are found upon examination and test performed by the owner or owner's designated agent to conform in all respects to the requirements governing new work. Based on the test result, the Authority Having Jurisdiction shall notify the owner to make any changes necessary to conform to this Code. No building or part thereof shall be erected or placed over any part of a drainage system that is constructed of materials other than those approved elsewhere in this Code for use under or within a building.

Existing building sewers and building drains may be used in connection with plumbing alterations or repairs if such sewers or drains have been properly maintained and found upon examination and test performed by the owner or owner's designated agent that they are in working condition and free from any defect. Applicant shall provide necessary documents showing the existing building sewers and building drains were installed in accordance with the applicable laws in effect at the time of installation. Any plumbing system existing on January 1, 1975, shall be deemed to have conformed to applicable law in effect at the time of installation and to have been maintained in good condition if currently in good and safe condition and working properly.

(Ord. 2019-0058 § 2, 2019; Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

101.3.1.3

All openings into a drainage or vent system, excepting those openings to which plumbing fixtures are properly connected or which constitute vent terminals, shall be permanently plugged or capped in an approved manner, using the appropriate materials required by this Code.

(Ord. 95-0068 § 3 (part), 1995.)

101.3.2 Maintenance.

The plumbing and drainage system of any premises under the jurisdiction of the Authority Having Jurisdiction shall be maintained in a sanitary and safe operating condition by the owner or the owner's agent.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

101.3.3 Existing Construction.

Department of Public Works, and shall be a competent mechanical engineer, well versed in accepted sanitary engineering practices and techniques, plumbing construction and installation methods and the statutes of the State of California and the ordinances of the County of Los Angeles relating to such matters.

(Ord. 95-0068 § 3 (part), 1995.)

101.5 Use of Terms

Whenever the term "Chief Plumbing Inspector" or "Plumbing Inspector" is used in this Code, other than in Section 101.4, such term shall be construed to mean the "Director of the Department of Public Works" of the County of Los Angeles or his or her authorized representative.

Whenever the term "Authority Having Jurisdiction" is used in this Code, such term shall be construed to mean the following:

1. For purposes of administering the requirements of Title 28, Appendix H relating to the plan approval of private sewage disposal systems or plan approval of any construction activity impacting a private sewage disposal system, the Authority Having Jurisdiction shall be the Health Officer;
2. For purposes of administering the provisions of Chapter 1, Section 101.3.1 of this Code solely to the extent that the Authority Having Jurisdiction has discretion to approve deviations from the provisions of this Code for alterations, repairs, or renovations of existing private sewage disposal systems, the Authority Having Jurisdiction shall be the Health Officer;
3. For purpose of administering the provisions of Chapter 1, Section 101.3.3 of this Code solely to the extent that the Authority Having Jurisdiction has authority to determine that a private sewage disposal system is dangerous, unsafe, insanitary, or a nuisance and a menace to life, health, or property, the Authority Having Jurisdiction shall be the Health Officer;
4. For all other purposes, the term "Authority Having Jurisdiction," when it is used in this Code, shall be construed to mean the Chief Plumbing Inspector.

(Ord. 2013-0050 § 2, 2013; Ord. 2010-0055 § 2, 2010; Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

101.6 Jurisdiction Over Public Sewers and Their Maintenance

This Code shall not modify any other Los Angeles County regulations governing the installation and maintenance of public sewers or the character or pretreatment of industrial wastes discharged into public sewers or elsewhere.

(Ord. 95-0068 § 3 (part), 1995.)

101.7 Validity

101.7.1

If any section, sentence, clause or phrase of this ordinance is, for any reason, held to be invalid, such decision shall not affect the validity of the remaining portions of this ordinance. The board of supervisors hereby declares that it would have passed this ordinance, and each section, clause or phrase thereof, irrespective of the fact that any one or more sections, sentences, clauses and phrases are declared invalid.

(Ord. 2002-0078 § 5, 2002; Ord. 95-0068 § 3 (part), 1995.)

101.9 Board of Appeals*

The Board of Examiners of Plumbers or other authorized board shall act as a Board of Appeals for appeals arising from actions of the Authority Having Jurisdiction.

The Board of Appeals shall have no authority to interpret the administrative portions of this Code, nor shall the Board be empowered to waive requirements of this Code.

Appeals shall be made in writing to the Chief Plumbing Inspector, no later than 60 days from the date of the action being appealed from. The appellant may appear in person before the Board or be represented by an attorney and may introduce evidence to support his claims. Appeals shall be heard at reasonable times at the convenience of the Board.

The appellant shall cause to be made at his own expense any tests or research required by the Board to substantiate his claims.

A fee of $581.45 shall be paid to the Department of Public Works whenever a person requests a hearing before the Board of Appeals.

(Ord. 2010-0055 § 2, 2010; Ord. 2007-0110 § 2 (part), 2007; Ord. 2002-0078 § 6, 2002; Ord. 95-0068 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

101.10 Violations and Penalty

Every person, firm or corporation violating any of the provisions of this Code shall be guilty of a misdemeanor and each such person shall be guilty of a separate offense for each and every day or portion thereof during which any violation of any of the provisions of this Code is committed, continued, or permitted. Upon conviction of any such violation, such person shall be punishable by a fine not exceeding $1,000 or by imprisonment for a period not exceeding six months or by both such fine and imprisonment.

The provisions of this section are in addition to and independent of any sanctions, penalties or costs which are or may otherwise be imposed for a violation of any of the provisions of this code.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 2002-0078 § 7, 2002; Ord. Ord. 95-0068 § 3 (part), 1995.)

102.0. - Duties of Plumbing Inspector

102.1 Submission of and Checking of Plans

The Plumbing Inspector shall require submission of, examine, and check plans and specifications, drawings, descriptions and diagrams necessary to show clearly the character, kind and extent of plumbing work covered by applications for a permit, and upon approval thereof shall issue the permit applied for.

(Ord. 95-0068 § 3 (part), 1995.)

102.1.1

The Plumbing Inspector shall collect such fees as are required by this Code and issue receipts therefor, copies of which shall be maintained as a record in his office. He shall transfer all fees collected by him to the proper authority provided by law to receive such funds.

(Ord. 95-0068 § 3 (part), 1995.)

102.3 Inspection

The Plumbing Inspector shall administer and enforce the provisions of this Code in a manner consistent with the intent thereof, and shall inspect all plumbing and drainage work authorized by any permit to assure compliance with provisions of this Code or amendments thereto, and may approve or reject said work in whole or in part as conditions require.

(Ord. 95-0068 § 3 (part), 1995.)

102.4 Certificates of Approval

The Plumbing Inspector shall issue upon request a Certificate of Approval for any work approved by him.

(Ord. 95-0068 § 3 (part), 1995.)

102.5 Work Rejected

The Plumbing Inspector shall have the authority to reject all work done or being done or materials used or being used which do not comply with the provisions of this Code and amendments thereto and other pertinent laws and ordinances.

(Ord. 2002-0078 § 9, 2002; Ord. 95-0068 § 3 (part), 1995.)

102.6 Corrections

The Plumbing Inspector may order changes in workmanship or materials, or both, when the Plumbing Inspector determines that such changes are necessary to obtain compliance with the provisions of this Code.

Notices of correction or violation shall be written by the Authority Having Jurisdiction and may be posted at the site of the work or mailed or delivered to the permittee or his authorized representative. Refusal, failure, or neglect to comply with any such notice or order within ten (10) days of receipt thereof, shall be considered a violation of this Code, and shall be subject to the penalties set forth elsewhere in this Code for violations.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

102.7 Investigation

The Plumbing Inspector may investigate any construction or work regulated by this Code, and issue such notices and orders as provided in Section 102.11.

(Ord. 95-0068 § 3 (part), 1995.)

102.8 Records

The Plumbing Inspector shall keep a complete record of all the essential transactions of his office.

(Ord. 95-0068 § 3 (part), 1995.)

perform any duty imposed upon him by this Code. Every person who denies or prevents, obstructs, or attempts to deny, prevent or obstruct such access is guilty of a misdemeanor.

(Ord. 95-0068 § 3 (part), 1995.)

102.11 Dangerous and Insanitary Construction

Whenever the Plumbing Inspector determines that any construction or work regulated by this Code is dangerous, unsafe, insanitary or a menace to life, health or property, or is in violation of this Code, the Plumbing Inspector shall have the authority to make an investigation. The Plumbing Inspector shall have the authority to order any person, firm or corporation performing or responsible for such construction or work to discontinue said construction or work, or to repair, alter, change, remove or demolish same, as the Plumbing Inspector, in his discretion, may consider necessary for the proper protection of life, health or property. The Plumbing Inspector shall have the authority, in the case of any gas piping or gas appliance, to order any person, firm or corporation supplying gas to such piping or appliance to discontinue supplying gas thereto until such gas piping or gas appliance is made safe to life, health and property as determined by the Plumbing Inspector.

Every such order shall be in writing, addressed to the owner, agent or person responsible for the premises in which such condition exists, and shall specify the date or time when such order shall be complied with, which time shall allow a reasonable period in which such order can be complied with by the person receiving such order. Refusal or failure or neglect to comply with any such notice or order shall be considered a violation of this ordinance.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

102.12 Stop Orders

Whenever any work regulated by this Code is being done contrary to the provisions thereof, the Plumbing Inspector may order the work stopped by notice in writing served on any persons engaged in doing or causing such work to be done. Any such persons shall forthwith stop such work until authorized by the Plumbing Inspector to proceed with the work.

(Ord. 95-0068 § 3 (part), 1995.)

102.13 Liability

The liability and indemnification of the Chief Plumbing Inspector and any of his subordinates are governed by the provisions of Division 3.6 of Title 1 of the Government Code.

(Ord. 95-0068 § 3 (part), 1995.)

103.0. - Permits

103.1 Permits Required

A person, whether acting as principal, servant, agent or employee, shall not do or cause or permit to be done any gas piping, plumbing, drainage, house sewer or private sewage disposal work regulated by this Code without first securing a permit from the Chief Plumbing Inspector authorizing him so to do.

(Ord. 2002-0078 § 10, 2002; Ord. 99-0042 § 5, 1999; Ord. 95-0068 § 3 (part), 1995.)

103.1.1

103.2 Time Limit

Every permit issued by the Building Official under the provisions of this Code shall expire by limitation and become null and void if the work authorized by such permit is not commenced within 12 months from the date such permit is issued, or the work authorized by such permit is suspended or abandoned for a period of 180 days, or the permittee fails to obtain inspection as required by the provisions of Section 104.0 of this Code for a period of 180 days.

Exception: Permits issued to abate violation(s) in conjunction with a code enforcement action shall expire and become null and void at a date not to exceed 12 months from the issuance date or at a date determined by the Building Official.

The Building Official may grant one or more extensions of the time for action by the permittee for a period not exceeding 180 days from the date of expiration upon written request by the permittee and payment of a fee in an amount determined by the Building Official, not to exceed 25 percent of the permit fee. Once a permit, including any extension(s) thereof, has expired, the permittee shall file a new application as specified in Section 103.9.

(Ord. 2019-0058 § 2, 2019; Ord. 2013-0050 § 2, 2013; Ord. 2002-0078 § 11, 2002; Ord. 99-042 § 6, 1999; Ord. 95-0068 § 3 (part), 1995.)

103.3 House Sewers in New Developments

When a written agreement covering partial inspection and inspection fees has first been made between the Department of Public Works and the principals involved, house sewers constructed in new developments may be extended from the main line sewer to the approximate point on the lot of their future connection with the house drain or drains. Each such house sewer shall conform to the requirements of this Code and shall terminate at a proper depth and location for future connection to the building drain or drains. No connection shall be made between such house sewer and any building drain until a house sewer permit as required by this Code has first been obtained.

(Ord. 95-0068 § 3 (part), 1995.)

103.4 Other Permits

In addition to the permits required by Section 103.1, and as a prerequisite to the obtaining them, any person desiring to connect to a trunk sewer, to construct a public sewer, to connect to the public sewer at a point where no branch fitting has been provided in such sewer, or to discharge industrial liquid waste shall obtain permits from the Department of Public Works so to do. No permit shall be issued to connect to a public sewer not under the jurisdiction of the Department of Public Works until the applicant for such connection has first obtained written permission from the authority controlling such sewer and has filed a copy of such permission with the Chief Plumbing Inspector.

(Ord. 95-0068 § 3 (part), 1995.)

103.5 Work in Public Highways

No person shall install, remove, alter or repair any house sewer or part thereof which is located in any public way in the County of Los Angeles without having first obtained a permit from the Department of Public Works or the State Department of Public Works (Division of Highways), whichever agency may have jurisdiction over the particular thoroughfare affected.

(Ord. 95-0068 § 3 (part), 1995.)

103.6 Reserved

(Ord. 95-0068 § 3 (part), 1995.)

103.8 Issuance of Permits

103.8.1

Except as otherwise provided herein, only duly registered or licensed contractors may apply for the permit(s) required by this Code, and the Chief Plumbing Inspector shall not be required to issue any permit to any person other than a duly registered or licensed contractor unless otherwise provided herein.

(Ord. 95-0068 § 3 (part), 1995.)

103.8.2

A permit may be issued to the bona fide owner of any single-family dwelling, including common accessory and minor poultry or agricultural buildings, occupied and used exclusively by or designed to be occupied and used exclusively by, said owner, to do any plumbing or drainage work regulated by this Code in said dwelling or accessory buildings.

(Ord. 95-0068 § 3 (part), 1995.)

103.8.3

A permit may be issued to or work may be performed by any responsible person not acting in violation of Chapter 9, Division 3 of the Business and Professions Code of the State of California for the installation, alteration or repair of water piping, water treatment equipment, and for private sewage disposal systems and building sewers.

(Ord. 95-0068 § 3 (part), 1995.)

103.9 Application for Permit

Any person legally entitled to apply for and receive a permit shall make such application on forms provided for that purpose. He shall give a description of the character of the work proposed to be done and the location, ownership occupancy and use of the premises in connection therewith. The Plumbing Inspector may require plans, specifications, or drawings and such other information as he may deem necessary and pertinent prior to the granting of a permit.

If the Plumbing Inspector determines that the plans, specifications, drawings, descriptions or information furnished by the applicant are in compliance with this ordinance and all other laws and ordinances applicable thereto, he shall issue the permit applied for upon payment of the required fee as hereinafter fixed. When plan check or other fees are required by this or any related ordinance or statute, such fees shall be collected in addition to the required permit fees.

Any person requiring a permit to connect to a public sewer which has been constructed at no cost to the abutting property shall make proper application to the Department of Public Works as required by Division 2 of Title 20 of the Los Angeles County Code, and shall pay such connection charges or execute such waivers as are required by that ordinance or other statute prior to obtaining a house sewer permit as required by this Code.

When no permit is issued within one year following the date of the application therefor, the application shall automatically expire. Plans and specifications previously submitted may thereafter be returned to the applicant or destroyed by the Chief Plumbing Inspector. The Chief Plumbing Inspector may, before or after expiration of the application, grant up to two extensions, not

Except as provided herein, a plumbing permit and a sewer or private sewage disposal permit shall be required for each building or installation.

EXCEPTION: Where accessory buildings and/or appurtenances, such as laundry rooms, guest houses, bath houses or swimming pools, are used in conjunction with a single-family residence, are located on the same lot and under the same ownership, and are erected at the same time as the main building, all plumbing items may be combined on one plumbing permit. All buildings and appurtenances, regardless of type, located on the same lot and under the same ownership may, when being connected at the same time to a common house sewer or to a common or multiple private sewage disposal system, be combined on one sewerage permit.

Plumbing permit fees shall be as specified in Table No. I.

Sewer and private sewage disposal permit fees shall be as specified in Table No. II.

For the purpose of this section, a sanitary plumbing outlet on which or to which a plumbing fixture or appliance may be set or attached shall be construed to be a fixture. Built-in dishwashers shall be construed fixtures whether individually trapped or not. Fees for reconnection and retest of existing plumbing systems in relocated buildings shall be based on the number of plumbing fixtures, gas systems, water heaters, etc. involved.

When interceptor traps or house-trailer site traps are installed at the same time as a house sewer on any lot, no sewer permit shall be required for the connection of any such trap to an appropriate inlet fitting provided in the house sewer by the permittee constructing such sewer.

When a permit has been obtained to connect an existing building or existing work to the public sewer, or to connect to a new private disposal facility, backfilling of private sewage disposal facilities abandoned consequent to such connection is included in the house sewer permit.

Table No. I	
For issuing each permit	$37.33
In addition:	
For each plumbing fixture or trap or set of fixtures on one trap (including drainage, vent, water piping and backflow prevention devices therefor) (hose bibbs are considered fixtures)	$22.09
For each permanent-type dishwasher, whether individually trapped or not	$22.09
For future stacks or branches, each waste inlet	$12.03
For each roof drain	$22.09

For each gas piping system on any one meter or alteration, extension or retest of existing gas piping system:	
Low pressure system:	
Five or fewer outlets	$22.09
For each additional outlet over five	$5.60
Medium or high pressure system:	
Each system	$90.84
Additional fee for each outlet	$5.60
For each gas meter not under control and maintenance of the serving gas supplier	$22.09
For each gas pressure regulator other than appliance regulators	$22.09
For each water heater and/or vent	$22.09
For repair or alteration of drainage and/or vent piping, each fixture	$22.09
For each piece of water-treating equipment	$22.09
For each water pressure regulator	$22.09
For potable water not covered elsewhere in fee schedule:	
1½ inch and smaller	$22.09
2 inches to 3 inches	$68.55
Over three inches	$148.08

pools, tanks, vats, etc. (including incidental water piping)	
For each trap primer	$22.09
For each solar potable water-heating system, including water heater and vent	$73.83

Table No. II	
For issuing each permit	$37.33
In addition:	
For the connection of a house sewer to a public sewer, or for the extension of a house lateral onto a lot for future use (separate permit required for each such connection or extension)	$63.36
For each house sewer manhole	$63.36
For each installation of a section of house sewer for future use	$40.96
For the connection of each additional building or additional work to a house sewer	$40.96
For the connection of a house sewer to a private sewage disposal system	$40.96
For each private sewage disposal system (septic tank and seepage pit or pits and/or drainfield)	$130.14
For each graywater system (storage tanks and disposal/irrigation fields)	$130.14
For each cesspool, overflow seepage pit, percolation test pit, swimming pool drywell, or drainfield extension or replacement	$63.36
For disconnection, abandonment, alteration or repair of any house sewer or private sewage disposal system or part thereof	$40.96

as set forth in Table For this chapter or $14.00.

When a Plumbing Code plan check is required and any of the following systems are included in the work proposed, a supplemental plan review fee, in addition to the fee specified in the immediately preceding paragraph, shall be collected for each of these systems as follows:

(1) Combination waste and vent system	$227.73
(2) Gas system containing an earthquake actuated shutoff valve	$79.54
(3) Chemical waste system	$45.32
(4) Roof drainage system	$148.08
The minimum plan checking fee (including all surcharges) shall be	$148.08

EXCEPTION: Plan check is not required for an earthquake actuated gas shut-off valve if the valve has a pressure loss through it of less than 10 feet of equivalent length of pipe in the line which it is installed.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 2002-0078 § 13, 2002; Ord. 95-0069 § 1, 1995; Ord. 95-0068 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

103.11.2*

For plan checking individual systems not required to be reviewed under subsection 103.11.1 above, a plan check fee shall be paid to the Chief Plumbing Inspector as follows:

(1) Combination waste and vent system	$341.90
(2) Gas system containing an earthquake actuated shutoff valve	$113.76
(3) Chemical waste system	$68.55
(4) Roof drainage system	$227.73
(5) Graywater system	$130.14

additional work is due to changes, omissions or errors on the part of the plan check applicant. Fees shall be $14.16 per hour. The payment of said fees shall not exempt any person from compliance with other provisions of this Code.

(Ord. 2002-0078 § 14, 2002; Ord. 95-0068 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

103.12 Investigation Fee

103.12.1 Work Without a Permit*

Whenever any work has been commenced without a permit as required by the provisions of Section 103.1 of this code, a special investigation shall be made prior to the issuance of the permit. An investigation fee shall be collected for each permit so investigated. The investigation fee shall be equal to and in addition to the permit fees specified in Section 103.10, but in no event shall the investigation fee be less than $455.45.

EXCEPTION 1: The investigation fee shall be $227.73 when the Chief Plumbing Inspector has determined that the owner-builder of a one family or two family dwelling, accessory building or accessory structure had no knowledge that a permit was necessary and had not previously applied for a permit from the Building and Safety Division of the County of Los Angeles.

EXCEPTION 2: The foregoing provisions shall not apply to emergency work when it shall be proved to the satisfaction of the Chief Plumbing Inspector that such work was urgently necessary and that it was not practical to obtain a permit therefor before the commencement of the work. In all such cases, a permit must be obtained as soon as it is practical to do so, and if there is an unreasonable delay in obtaining such permit this exception shall not apply and the investigation fee shall be charged.

The payment of the investigation fee shall not exempt any person from compliance with all other provisions of this Code nor from any penalty prescribed by law.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

103.12.2 Alternate Materials and Methods of Construction*

In compliance with Section 301.3 of this Code regarding the use of an alternate material or method of construction, an application shall be submitted in writing to the Chief Plumbing Inspector together with a filing fee of $296.16. When staff review exceeds two hours, an additional fee of $148.08 per hour shall be charged for each hour or fraction thereof in excess of two hours.

(Ord. 2016-0055 § 2, 2016; Ord. 2010-0055 § 2, 2010; Ord. 2007-0110 § 2 (part), 2007.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

103.13 Surrender of Permit

(Ord. 95-0068 § 3 (part), 1995.)

103.15 Refund

In the event that any person shall have obtained a permit and no portion of the work or construction covered by such permit shall have been commenced, and such permit shall have been canceled as provided in Section 103.2 or Section 103.13, the permittee, upon presentation to the Chief Plumbing Inspector of a request therefor in writing, shall be entitled to a refund in an amount equal to 80 percent of the fee actually paid for such permit.

The Chief Plumbing Inspector will satisfy himself as to the right of such applicant to such refund, and each such refund shall be paid as provided by law for the payment of claims against the County. No refund shall be made when a permit has been obtained by falsification or misrepresentation and has been revoked for such cause.

(Ord. 95-0068 § 3 (part), 1995.)

103.16 Transfer

Permits are not transferable from one person to another or from one location to another.

(Ord. 95-0068 § 3 (part), 1995.)

103.17 Exemption From Fee

The requirements for fees contained in this Code shall not apply when the collection of such fee is contrary to the provisions of any contract to which the County of Los Angeles is a party or is legally prohibited by other statutes.

(Ord. 95-0068 § 3 (part), 1995.)

103.18 Noncompliance Fees*

If the Chief Plumbing Inspector in the course of enforcing the provisions of this Code or any state law issues an order to a person and that person fails to comply with the order within 15 days following the due date for compliance stated in the order, including any extensions thereof, then the Chief Plumbing Inspector shall have the authority to collect a noncompliance fee.

The noncompliance fee shall not be imposed unless the order states that a failure to comply within 15 days after the compliance date specified in the order will result in the fee being imposed. No more than one such fee shall be collected for failure to comply with an order. The amount of the noncompliance fee shall be $136.78 per building for Group R Division 3 occupancies and $273.77 per building for all other occupancies and shall be in addition to the fees specified elsewhere in this Code.

(Ord. 95-0068 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

103.19 Annual Review of Fees

The fees in this Code shall be reviewed annually by the Director of Public Works. Beginning on July 1, 1992, and thereafter on each succeeding July 1, the amount of each fee in this Code shall be adjusted as follows: Calculate the percentage movement between March of the previous year and March of the current year in the Consumer Price Index (CPI) for all urban consumers in the

All plumbing systems for which a permit is required by this Code shall be inspected by the Authority Having Jurisdiction. No portion of any plumbing system shall be concealed until inspected and approved. Neither the Authority Having Jurisdiction nor the jurisdiction shall be liable for expense entailed in the removal or replacement of material required to permit inspection. When the installation of a plumbing system is complete, an additional and final inspection shall be made. Plumbing systems regulated by this Code shall not be connected to the water, energy fuel supply, or the sewer system until authorized by the Authority Having Jurisdiction.

Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this Code or of other laws. Inspections presuming to give authority to violate or cancel the provisions of this Code or of other laws shall not be valid.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 2002-0078 § 15, 2002; Ord. 95-0068 § 3 (part), 1995.)

104.1.1 Scope.

All new plumbing work, and such portions of existing systems as may be affected by new work, or any changes, shall be inspected by the Authority Having Jurisdiction to insure compliance with all the requirements of this Code and to assure that the installation and construction of the plumbing system is in accordance with approved plans. Special construction and inspection may be required on work involving special hazards or conditions and on work requiring extensive, unusual or constant inspection. Special inspections, when necessary, shall be accomplished by the means set forth in Title 26 of the Los Angeles County Code except that the Special Inspector shall be a qualified person approved and registered by, and reporting to, the Chief Plumbing Inspector.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.1.2 Inspection.

No water supply system or portion thereof, shall be covered or concealed until it first has been tested, inspected, and approved.

(Ord. 95-0068 § 3 (part), 1995.)

104.1.3 Covering or Using.

No plumbing or drainage system, building sewer, private sewage disposal system or part thereof, shall be covered, concealed, or put into use until it has been tested, inspected, and accepted as prescribed in this Code.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.1.4 Uncovering.

Any drainage or plumbing system, building sewer, private sewage disposal system, or part thereof, which is installed, altered, or repaired is covered or concealed before being inspected, tested, and approved as prescribed in this Code, it shall be uncovered for inspection after notice to uncover the work has been issued to the responsible person by the Authority Having Jurisdiction.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.2 Testing of Systems.

All plumbing systems shall be tested and approved as required by this Code or the Authority Having Jurisdiction.

104.2.3 Exceptions.

In cases where it would be impractical to provide the required water or air tests, or for minor installations and repairs, the Authority Having Jurisdiction, at its discretion, may make such inspection as deemed advisable in order to be assured that the work has been performed in accordance with the intent of this Code.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.2.4 Protectively Coated Pipe.

Inspection and repair shall conform to IAPMO Installation Standard IS-13, listed in Table 14-1.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.2.5 Tightness.

Joints and connections in the plumbing systems shall be gastight and watertight for the pressures required by test.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.2.6 Retesting.

If the Authority Having Jurisdiction finds that the work will not pass the test, necessary corrections shall be made and the work shall then be resubmitted for test or inspection.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.2.7 Approval.

Upon the satisfactory completion and final test of the plumbing system, a certificate of approval shall be issued by the Authority Having Jurisdiction to the permittee on demand.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.3 Inspection Requests

104.3.1 General.

It shall be the duty of the person requesting inspections required by this Code to provide access to and means for proper inspection of such work.

(Ord. 95-0068 § 3 (part), 1995.)

104.3.2 Advance Notice.

It shall be the duty of the person doing the work authorized by the permit to notify the Authority Having Jurisdiction, orally or in writing, that said work is ready for inspection. Such notification shall be given not less than twenty-four (24) hours before the work is to be inspected.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

Jurisdiction.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.4.1 Defective Systems.

An air test shall be used in testing the sanitary condition of the drainage or plumbing system of any building premises when there is reason to believe that it has become defective. In buildings or premises condemned by the proper Authority Having Jurisdiction because of an insanitary condition of the plumbing system or part thereof, the alterations in such system shall conform to the requirements of this Code.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

104.4.2 Moved Structures.

All parts of the plumbing systems of any building or part thereof that is moved from one foundation to another, or from one location to another, shall be completely tested as prescribed elsewhere in this section for new work, except that walls or floors need not be removed during such test when other equivalent means of inspection acceptable to the Authority Having Jurisdiction are provided.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

105.0. - Qualification, Registration and Licensing

105.1 General Registration Requirements

105.1.1

Except as provided in subsections 103.8.2 and 103.8.3 of Section 103.8, a person shall not direct or perform any plumbing or gas fitting work unless, either:

1. He possesses a valid license covering the work performed issued pursuant to Chapter 9, Division 3, of the Business and Professions Code of the State of California; or
2. He is a registered Plumbing or Gas Fitting Contractor, or a registered Journeyman Plumber or Gas Fitter, or an apprentice as hereinafter defined.

(Ord. 95-0068 § 3 (part), 1995.)

105.1.2

Nothing contained in this Code shall be deemed to require registration of any person holding a valid State Contractor's License issued by the State of California. Permits as required by this Code may be issued to applicants possessing a valid State Contractor's License issued pursuant to Chapter 9, Division 3, of the Business and Professions Code of the State of California when such license includes within its classification limitations the activities set forth on the application for permit, and entitles the licensee to perform personally or through employees qualified and registered as required by this Code all such activities without further personal local qualification or registration.

(Ord. 95-0068 § 3 (part), 1995.)

(Ord. 95-0068 § 3 (part), 1995.)

105.2 Definitions

For the purpose of this Code and in addition to the definitions set forth in Chapter 2 of this Code, certain terms, phrases and words and their derivatives shall be construed as set out in this section. Words used in the singular include the plural and the plural the singular.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

105.2.1 Apprentice.

An apprentice means a person of employable age who is engaged in learning the Plumbing and Pipe Fitting Trades in accordance with local standards, and who is covered by an apprentice agreement which has been approved by the local joint apprenticeship committee and registered with the California State Division of Apprenticeship Standards. An apprentice or other nonregistered person may do plumbing or gas fitting work only under the direct supervision and in the immediate presence of a registered plumber or gas fitter.

(Ord. 95-0068 § 3 (part), 1995.)

105.2.2 Certificate of Registration.

A certificate issued by the Chief Plumbing Inspector to qualified persons not otherwise regulated by the Business and Professions Code of the State of California stating that the holder thereof is entitled to act and serve in the unincorporated territory of the County of Los Angeles as a Plumbing, or Gas Fitting Contractor or as a Journeyman Plumber or Gas Fitter, as the case may be.

(Ord. 95-0068 § 3 (part), 1995.)

105.2.3 Gas Fitting Contractor.

A person who is engaged in the business of installing, altering or repairing gas piping, gas water heaters, gas water-heater vents or any part or parts thereof, who is not otherwise regulated by the Business and Professions Code of the State of California, and who does or who holds himself forth as willing to furnish materials and do personally or through employees qualified and registered as required by this Code any work or services in connection therewith in the unincorporated territory of the County of Los Angeles, and who is the legal possessor of a Gas Fitting Contractor's Certificate of Registration.

(Ord. 95-0068 § 3 (part), 1995.)

105.2.4 Journeyman Gas Fitter.

A person who installs, alters or repairs gas piping, gas water heaters, gas vents or any part or parts thereof as an employee, who does not furnish any materials or supplies, and who is the legal possessor of a Journeyman Gas Fitter's Certificate of Registration.

(Ord. 95-0068 § 3 (part), 1995.)

105.2.5 Journeyman Plumber.

possessor of a Plumbing Contractor's Certificate of Registration.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

105.3 Board of Examiners

105.3.1

A Board, to be designated as the Board of Examiners of Plumbers, and Gas Fitters of the County of Los Angeles, exists in the Building and Safety Division of the Department of Public Works. The Chief Plumbing Inspector shall act as secretary to said Board.

(Ord. 2007-0110 § 2 (part), 2007; Ord. 95-0068 § 3 (part), 1995.)

105.3.2

The Board of Examiners shall have five positions. A member of the Board of Examiners shall be appointed to a vacant position by, and serve at the pleasure of, the Board of Supervisors.

(Ord. 95-0068 § 3 (part), 1995.)

105.3.3

Each person who is a member of the Board of Examiners on the effective date of this amendment shall serve at the pleasure of the Board of Supervisors for the remainder of his or her term of three years.

(Ord. 95-0068 § 3 (part), 1995.)

105.3.4

The members of the Board of Examiners shall be two Plumbing Contractors, two Journeyman Plumbers, and one Mechanical Engineer, each of whom, except the Mechanical Engineer, shall have been actively engaged in the trade of plumbing in the unincorporated territory of the County of Los Angeles for a period of at least ten years prior to his or her appointment to said Board.

(Ord. 95-0068 § 3 (part), 1995.)

105.4 Length of Service—Vacancy

The provisions of this section shall become applicable to a position on the Board of Examiners at the expiration of term of the member occupying that position on the effective date of this amendment.

(Ord. 95-0068 § 3 (part), 1995.)

105.4.1

Each member of the Board of Examiners shall serve at the pleasure of the Board of Supervisors. Each position on the Board of Examiners shall become vacant every four years from the date this amendment becomes applicable to each position.

(Ord. 95-0068 § 3 (part), 1995.)

105.4.2

The Board of Examiners shall adopt rules consistent with the ordinances of this County and with the statutes of this State governing applications and examinations. These rules shall be printed and available to the public. The Board of Examiners may from time to time alter or modify these rules.

(Ord. 95-0068 § 3 (part), 1995.)

105.6 Meetings of the Board of Examiners

The Board of Examiners shall hold not less than one regular meeting each 90 days.

At a meeting at which a quorum is present, the expressed concurrent will or vote of a majority of those members of the Board of Examiners participating or voting, as the case may be, but in no event less than two, shall constitute the will or action of the Board.

(Ord. 95-0068 § 3 (part), 1995.)

105.7 Duties of the Board of Examiners

105.7.1

It shall be the duty of the Board of Examiners to give, in such a manner as it may deem proper, such examinations as are required by the terms of this Code.

(Ord. 95-0068 § 3 (part), 1995.)

105.7.2

It shall be the duty of the Board of Examiners to examine each applicant to determine his qualification in the classification applied for and to certify to the Chief Plumbing Inspector all applicants who have passed a satisfactory examination. In lieu of examination, the Board shall authorize the Chief Plumbing Inspector to accept as proof of an applicant's competency a valid Certificate of Registration issued pursuant to examination of any other agency within the State of California giving an examination, the scope and character of which, in the opinion of the Board, is at least equal to that given by the Los Angeles County Board of Examiners of Plumbers.

(Ord. 95-0068 § 3 (part), 1995.)

105.7.3

The Board shall compile and keep current a list of agencies maintaining satisfactory examination and qualification procedures. This list shall be reviewed and brought up to date at least once each year. A copy of said list shall be kept on file in the office of the Chief Plumbing Inspector.

(Ord. 95-0068 § 3 (part), 1995.)

105.7.4

It shall be the duty of the Board of Examiners of Plumbers and the Chief Plumbing Inspector to carefully consider any written charges, filed in the manner provided for in this Code, against any holder of a Certificate of Registration at its first regular meeting after the filing of such charges. The Board of Examiners shall render prompt decision in all cases of this kind.

105.9.1

Any applicant who fails to appear for examination after being duly notified, or any applicant who fails to pass a satisfactory examination, may reapply for examination after the expiration of 30 days. Should such person fail to pass the second time the Board may refuse a third application for examination from the said applicant until after the expiration of six months from the date of the first examination.

(Ord. 95-0068 § 3 (part), 1995.)

105.9.2

When an applicant has failed to appear for examination after being duly notified, or when an applicant has failed to pass and reapplies for examination as provided for in this Section, a new application shall be filed and a new fee charged.

(Ord. 95-0068 § 3 (part), 1995.)

105.10 Extension by Reason of Military Service

When the holder of a Plumber's or Gas Fitter's Certificate of Registration has joined any branch of the Federal armed services he may apply within ninety (90) days after his discharge for extension of this Certificate without further examination or fee. He shall submit evidence of his date of entry into and discharge from such Federal service. Said extension shall date from the first day of the month following discharge and shall be valid for the same number of months for which it would have been valid had the certificate holder not entered the Federal service.

(Ord. 95-0068 § 3 (part), 1995.)

105.11 Certificate Fees*

Each applicant for a Certificate of Registration shall pay to the Department of Public Works the following fees at the time he files his application thereof:

For a Plumbing, or Gas Fitting Contractor's Certificate of Registration	$113.86
For a Journeyman Plumber's or Gas Fitter's Certificate of Registration	$90.84

(Ord. 95-0068 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

105.12 Refund of Fees

105.12.1

When an applicant fails to take the examination for good cause shown, he may apply for and receive a refund of 80 percent of his application fee.

It shall be the duty of every holder of a Certificate to comply with all requirements of this and all other ordinances of the County of Los Angeles and all laws and legal rulings of the State of California which apply to plumbing and drainage work.

(Ord. 95-0068 § 3 (part), 1995.)

105.13.2

Every registered Plumber and Gas Fitter shall carry with him his Certificate of Registration and shall exhibit it whenever requested to do so by authorized persons at all times during which he is engaged in any activity for which such Certificate is required.

(Ord. 95-0068 § 3 (part), 1995.)

105.13.3

It shall be the duty of every holder of a Certificate of Registration to notify the Chief Plumbing Inspector of any change in the address or place of business named and contained in such person's Certificate within five days after the same shall have been changed.

(Ord. 95-0068 § 3 (part), 1995.)

105.14 Charges Against Holders of Certificate of Registration

105.14.1

Any person may file with the Board of Examiners or the Chief Plumbing Inspector written charges against the holder of any Certificate of Registration. Such charges shall state in detail the nature and substance of the matters charged, and must be signed with the full name and correct address of the person making the charge.

(Ord. 95-0068 § 3 (part), 1995.)

105.14.2

Should the Chief Plumbing Inspector find that the holder of any Certificate of Registration has willfully violated any of the provisions of this or any other related statute governing the installation, alteration or repair of plumbing or drainage system or parts thereof in the unincorporated territory of the County of Los Angeles, he may at his discretion suspend or revoke the Certificate. No permit required by this Code shall be issued to any person while his Certificate is so suspended, and no application for reinstatement shall be filed by any person whose Certificate has been revoked before the expiration of six months from the date of such revocation. Certificates of Registration are not transferrable from one person to another, and the lending of any Certificate or the obtaining of permits thereunder for another person shall be deemed cause for revocation.

(Ord. 95-0068 § 3 (part), 1995.)

105.14.3

Should the Chief Plumbing Inspector find that any Certificate of Registration has been obtained by fraud, he shall immediately revoke such Certificate.

(Ord. 95-0068 § 3 (part), 1995.)

105.14.4

105.15 Expiration and Renewal of Certificate and Licensing*

Every Certification of Registration provided for by this ordinance, unless sooner revoked, shall expire on June 30, biennially, and each such Certificate my be renewed on or before that date upon payment of the following renewal fees:

Biennial Plumbing, or Gas Fitting Contractor, or all Journeymen	$90.84
Reissuance to replace lost or damaged certificate	$45.73

If the applicant for a Plumber's or Gas Fitter's Certificate of Registration has not been so registered for a consecutive period of one year, a certificate issued prior to such period shall not be sufficient upon which to base the renewal of such Certificate of Registration.

(Ord. 95-0068 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

106.0 through 118.0 - Reserved.

(Ord. 2007-0110 § 2 (part), 2007.)

119.0 - Application of State Agencies.

Following is a list of the state agencies that adopt building standards, the specific scope of application of the agency responsible for enforcement, and the specific statutory authority of each agency to adopt such building standards, unless otherwise stated.

(Ord. 2007-0110 § 2 (part), 2007.)

Chapter 2 - DEFINITIONS

204.0 - - B -

. . .

Building Code. The most recent edition of Title 26 of the Los Angeles County Code.

. . .

(Ord. 2022-0053 § 3, 2022.)

206.0 - - D -

. . .

Electrical Code. The most recent edition of Title 27 of the Los Angeles County Code.

. . .

(Ord. 2022-0053 § 5, 2022.)

210.0 - - H -

. . .

Hot Water Recirculation System. A hot water distribution system that reduces the time needed to deliver hot water to fixtures that are distant from the water heater, boiler, or other water heating equipment. The recirculation system is comprised of hot water supply and return piping with shutoff valves, balancing valves, and circulating pumps, and a method of controlling the circulating system.

. . .

(Ord. 2022-0053 § 6, 2022.)

215.0 - - M -

. . .

Mechanical Code. The most recent edition of Title 29 of the Los Angeles County Code.

. . .

(Ord. 2022-0053 § 7, 2022.)

Chapter 3 - GENERAL REGULATIONS

301.0. - General

301.2.2 Standards.

Standards listed or referred to in this Chapter or other chapters cover materials that will conform to the requirements of this Code, where used in accordance with the limitations imposed in this or other chapters thereof and their listing. Where a standard covers materials of various grades, weights, quality, or configurations, the portion of the listed standard that is applicable shall be used. Design and materials for special conditions or materials not provided for herein shall be permitted to be used only by special permission of the Authority Having Jurisdiction after the Authority Having Jurisdiction has been satisfied as to their adequacy. A list of plumbing standards that appear in specific sections of this Code is referenced in Table 1701.1. Standards referenced in Table 1701.1 shall be applied as indicated in the applicable referenced section. A list of additional approved standards, publications, practices, and guides that are not referenced in specific sections of this Code appear in Table 1701.2. Solar thermal energy systems

authority to approve or disapprove the system, method, or device for the intended purpose on a case-by-case basis. [HCD 1] (See Section 1.8.7).

. . .

(Ord. 2022-0053 § 9, 2022.)

301.3.1.1 Testing.

. . .

(Ord. 2022-0053 § 9, 2022.)

301.3.1.1.1 Tests.

. . .

(Ord. 2022-0053 § 9, 2022.)

301.3.1.1.2 Request by Authority Having Jurisdiction.

. . .

(Ord. 2022-0053 § 9, 2022.)

301.3.2 Modifications.

Whenever there are practical difficulties involved in carrying out the provisions of this Code, the Authority Having Jurisdiction shall have the authority to grant modifications on a case-by-case basis, upon application of the owner or the owner's authorized agent, provided the Authority Having Jurisdiction shall first find that a special individual reason makes the strict letter of this Code impractical, that the modification is in conformity with the spirit and purpose of this Code, and that such modification does not lessen any health, fire-protection, or other life-safety-related requirements. The details of any action granting modifications shall be recorded and entered in the files of the Authority Having Jurisdiction. Application for approval of a modification shall be in accordance with Section 103.12.2.

(Ord. 2022-0053 § 9, 2022.)

304.1 General.

Plumbing fixtures, drains, appurtenances, and appliances, used to receive or discharge liquid wastes or sewage, shall be connected properly to the drainage system of the building or premises, in accordance with the requirements of this Code.

Exception: [HCD 1] Limited-density owner-built rural dwellings. Where conventional plumbing, in all or in part, is installed within the structure, it shall be installed in accordance with the provisions of this Code. Alternative materials and methods shall be permitted provided that the design complies with the intent of the Code, and that such alternatives shall perform to protect health and safety for the intended purpose.

(Ord. 2022-0053 § 10, 2022.)

Chapter 6 - WATER SUPPLY AND DISTRIBUTION

601.0. - General

601.2.1.1 An individual water meter or submeter shall be provided for each dwelling unit in newly-constructed condominium structures and in newly-constructed mixed-use structures.

601.2.3 Hot Water Recirculation Systems.

A hot water recirculation system shall be installed, as defined in Chapter 2, and shall not allow more than 0.6 gallons of water to be delivered to any fixture before hot water arrives. Hot water recirculation systems may include, but are not limited to, the following:

(1) Timer-initiated systems.

(2) Temperature sensor-initiated systems.

(3) Occupancy sensor-initiated systems.

(4) Smart hot water recirculation systems.

(5) Demand hot water recirculation systems.

(6) Other systems acceptable to the Authority Having Jurisdiction.

Exception: Minor additions and alterations as determined by the Authority Having Jurisdiction that use the existing water distribution pipe system and which does not contain a hot water recirculation system.

(Ord. 2022-0053 § 11, 2022.)

609.0. - Installation, Testing, Unions, and Location

609.7 Abutting Lot.

Nothing contained in this Code shall be construed to prohibit the use of all or part of an abutting or adjacent lot or lots to:

. . .

(Ord. 2022-0053 § 12, 2022.)

Chapter 7 - SANITARY DRAINAGE

721.0. - Location

721.3 Public Sewer.

The covenant shall be recorded by the owner in the office of the Registrar-Recorder as part of the conditions of ownership of said property. Such agreement shall be binding on all heirs, successors, and assigns to said property.

This exception shall apply only while the whole of such lot remains in one undivided ownership. Upon the transfer of any portion of such lot other than the whole thereof to another owner, whether such transfer is made before or after the operative date of the ordinance adding this provision, the exception shall cease and a person shall not use or maintain any building or structure except in compliance with the provisions of this Code. As used in this Section, a sale, foreclosure, or contract to sell by the terms of which the purchaser is given the right of possession shall be deemed a transfer.

(Ord. 2022-0053 § 13, 2022.)

728.0 - Building Sewer Connection Requirements.

728.1 Size.

That portion of the building sewer extending from the public sewer to the property line shall be not less than 4 inches (100 mm) in internal diameter.

(Ord. 2022-0053 § 14, 2022.)

728.2 Depth.

When laid within the limits of any public thoroughfare when the public sewer is sufficiently deep, no building sewer shall be less than 6 feet (1.8 m) below grade. Whenever practicable, the alignment and grade of each building sewer shall be straight from the public sewer to the property line.

(Ord. 2022-0053 § 14, 2022.)

728.3 Taps and Saddles.

Whenever it becomes necessary to connect a building sewer to a public sewer at a point where no branch fitting has been installed in the public sewer, such connection shall be made as required by Title 20 — Utilities — of the Los Angeles County Code, Division 2 (Sanitary Sewer and Industrial Waste).

(Ord. 2022-0053 § 14, 2022.)

728.4 Connection to Trunks.

Whenever required, an approved-type unvented running trap shall be installed in each building sewer, which is connected directly to a trunk sewer by any means whatsoever. Each such running trap shall be installed in the building sewer between the house drain or drains and the connection to the trunk sewer. A T-type cleanout shall be installed in the building sewer immediately below the running trap. This cleanout need not be extended to grade. Every running trap and cleanout shall be located on the lot served by the building sewer.

(Ord. 2022-0053 § 14, 2022.)

728.5 Street Widening.

Where a future street or road-widening area has been established by the master plan of highways or in any other manner, all work installed in such area shall conform to the requirements established in this or other related ordinances for work on public property.

Tables

TABLE H 101.8

LOCATION OF SEWAGE DISPOSAL SYSTEM

MINIMUM HORIZONTAL DISTANCE	BUILDING SEWER	SEPTIC TANK	DISPOSAL FIELD	SEEPAGE PIT OR CESSPOOL
Building or structures [1]	2 feet	5 feet	8 feet	8 feet
Property line adjoining private property	Clear [2]	5 feet	5 feet	8 feet
Water supply wells [9]	50 feet [3]	50 feet	100 feet	150 feet
Streams and other bodies of water [9]	50 feet	50 feet	100 feet [7]	150 feet [7]
Trees [10]		10 feet		10 feet
Seepage pits or cesspools [8]		5 feet	5 feet	12 feet
Disposal field [8]		5 feet	4 feet [4]	5 feet
On-site domestic water service line	1 foot [5]	5 feet	5 feet	5 feet
Distribution box			5 feet	5 feet
Pressure public water main	10 feet [6]	10 feet	10 feet	10 feet

For SI units: 1 foot = 304.8 mm

Notes:

[1] Including porches and steps, whether covered or uncovered, breezeways, roofed porte cocheres, roofed patios, carports, covered walks, covered driveways, and similar structures or appurtenances.

[2] See Section 312.3.

the leaching system and ground surface shall be 15 feet (4572 mm).

[9] Where special hazards are involved, the distance required shall be increased as may be directed by the Authority Having Jurisdiction.

[10] The septic tank and seepage pit shall not be within the protected zone of an oak tree as defined by Section 22.14.150 of Title 22 — Planning and Zoning — of the Los Angeles County Code.

(Ord. 2022-0053 § 15, 2022.)

TABLE H 201.1(1)

CAPACITY OF SEPTIC TANKS[1, 2, 3, 4, 5]

SINGLE-FAMILY DWELLINGS - NUMBER OF BEDROOMS	MULTIPLE DWELLING UNITS OR APARTMENTS - ONE BEDROOM EACH	OTHER USES: MAXIMUM FIXTURE UNITS SERVED PER TABLE 702.1	MINIMUM SEPTIC TANK CAPACITY (gallons)
1 or 2	—	15	750
3	—	20	1000
4	2 units	25	1200
5 or 6	3	33	1500
—	4	45	2000
—	5	55	2250
—	6	60	2500
—	7	70	2750
—	8	80	3000
—	9	90	3250
—	10	100	3500

For SI units: 1 gallon = 3.785 L

(Ord. 2022-0053 § 16, 2022.)

TABLE H 201.1(2)

DESIGN CRITERIA OF SIX TYPICAL SOILS

TYPE OF SOIL	REQUIRED SQUARE FEET OF LEACHING AREA PER 100 GALLONS	MAXIMUM ABSORPTION CAPACITY IN GALLONS PER SQUARE FEET OF LEACHING AREA FOR A 24 HOUR PERIOD
Coarse sand or gravel	20	5.0
Fine sand	25	4.0
Sandy loam	40	2.5
Sandy clay	60	1.66
Clay with considerable sand or gravel	90	1.1
Clay with small amount of sand or gravel	120	0.8

For SI units: 1 square foot = 0.0929 m^2, 1 gallon = 3.785 L, 1 gallon per square foot = 40.7 L/m^2

(Ord. 2022-0053 § 17, 2022.)

TABLE H 201.1(3)

LEACHING AREA SIZE BASED ON SEPTIC TANK CAPACITY

REQUIRED SQUARE FEET OF LEACHING AREA PER 100 GALLONS SEPTIC TANK CAPACITY (square feet per 100 gallons)	MAXIMUM SEPTIC TANK SIZE ALLOWABLE (gallons)
20—25	7500
40	5000

TABLE H 201.1(4)

ESTIMATED WASTE SEWAGE FLOW RATES[1, 2]

TYPE OF OCCUPANCY	GALLONS PER DAY
Airports (per employee)	15
Airports (per passenger)	5
Auto washers — check with equipment manufacturer	-
Bowling alleys — with snack bar only (per lane)	75
Campground — with central comfort station (per person)	35
Campground — with flush toilets - no showers (per person)	25
Camps (day) — no meals served (per person)	15
Camps (summer and seasonal camps) — (per person)	50
Churches — sanctuary (per seat)	5
Churches — with kitchen waste (per seat)	7
Dance halls — (per person)	5
Factories — no showers (per employee)	25
Factories — with showers (per employee)	35
Factories — with cafeteria (per employee)	5
Hospitals — (per bed)	250
Hospitals — kitchen waste only (per bed)	25
Hospitals — laundry waste only (per bed)	40
Hotels — no kitchen waste (per bed)	60

Motel (per bed space)	50
Motel — with kitchen (per bed space)	60
Offices — (per employee)	20
Parks (picnic) — with toilets only (per parking space)	20
Parks (recreational vehicles) — without water hook-up (per space)	75
Parks (recreational vehicles) — with water and sewer hook-up (per space)	100
Restaurants — cafeteria (per seat)	50
Schools staff and office (per person)	20
Schools — elementary (per student)	15
Schools — intermediate and high (per student)	20
Schools — with gym and showers (per student)	5
Schools — with cafeteria (per student)	3
Schools (boarding) — total waste (per person)	100
Service station — with toilets for 1 st bay	1000
Service station — with toilets for each additional bay	500
Stores — (per employee)	20
Stores — with public restrooms (per 10 square feet of floor space)	1
Swimming pools — (per person)	10
Theaters — auditoriums (per seat)	5
Theaters — with drive-in (per space)	10

(3) No excavation for a leach line or leach bed shall be located within 5 feet (1524 mm) of groundwater nor to a depth where sewage may contaminate the underground water stratum.

Exception: When approved by the Authority Having Jurisdiction, this distance may be reduced to 5 feet (1524 mm) from ocean water. The applicant shall supply evidence of groundwater depth to the satisfaction of the Authority Having Jurisdiction.

(4) The minimum effective absorption area in any seepage pit shall be calculated as the excavated sidewall area below the inlet exclusive of any hardpan, rock, clay, or other impervious formations. The minimum required area of porous formation shall be provided in one or more seepage pits. No excavation shall extend within 10 feet (3048 mm) of groundwater nor to a depth where sewage may contaminate the underground water stratum.

Exception: When approved by the Authority Having Jurisdiction, this distance may be reduced to 5 feet (1524 mm) from ocean water.

. . .

(Ord. 2022-0053 § 20, 2022.)

H 401.3 Absorption Rates.

Where a percolation test is required, the proposed system shall have the capability to absorb a quantity of clear water in a 24-hour period equal to at least five times the liquid capacity of the proposed septic tank. No private disposal system shall be permitted to serve a building if that test shows the absorption capacity of the soil is less than 0.83 gallons per square foot (gal/ft ^{2}) (33.8 L/m ^{2}) or more than 5.12 gal/ft ^{2} (208.6 L/m ^{2}) of leaching area per 24 hours. Where the percolation test shows an absorption rate greater than 5.12 gal/ft ^{2} (208.6 L/m ^{2}) per 24 hours, a private disposal system shall be permitted where the site does not overlie groundwaters protected for drinking water supplies, a minimum thickness of 2 feet (610 mm) of the native soil below the entire proposed system is replaced by loamy sand, and the system design is based on percolation tests made in the loamy sand.

(Ord. 2022-0053 § 21, 2022.)

H 601.5 Distribution Boxes.

Where two or more drain lines are installed, an approved distribution box of sufficient size to receive lateral lines shall be installed at the head of each disposal field. The inverts of outlets shall be level, and the invert of the inlet shall be not less than 1 inch (25.4 mm) above the outlets. Distribution boxes shall be designed to ensure equal flow and shall be installed on a level concrete slab in natural or compacted soil. Distribution boxes shall be coated on the inside with a bituminous coating or other approved method acceptable to the Authority Having Jurisdiction.

(Ord. 2022-0053 § 22, 2022.)

H 601.8 Dosing Tanks.

Automatic syphon or dosing tanks shall be installed when required or as permitted by the Authority Having Jurisdiction.

(Ord. 2022-0053 § 23, 2022.)

(1) Applicable provisions of Section 104.0 of this Code and this Appendix shall be required. Plans shall be required in accordance with Section 102.1 of this Code.

. . .

(5) Disposal fields and seepage pits shall not be installed in uncompacted fill.

(Ord. 2022-0053 § 25, 2022.)

H 1101.6 Excavation.

No excavation for an abandoned sewer or sewage facility shall be left unattended at any time, unless the permittee shall have first provided a suitable and adequate barricade to assure public safety.

(Ord. 2022-0053 § 26, 2022.)

APPENDIX M - SWIMMING POOLS

M 1 Swimming pool waste water shall be disposed of as hereinafter set forth in this Section and the type of disposal proposed shall be approved by the Authority Having Jurisdiction prior to the commencement of any work. A means of disposal of the total contents of the pool (periodic emptying) without surface runoff shall be established to the satisfaction of the Authority Having Jurisdiction.

(Ord. 2007-0110 § 7 (part), 2007; Ord. 99-0042 § 38 (part), 1999.)

M 2 The following are legal methods of swimming pool waste water disposal.

(1) To a public sewer.

(2) On the property if the property is large enough to ensure that runoff will not encroach on abutting property.

(3) To a tank truck.

(4) In the case where none of the above can be accomplished, alternate methods of disposal acceptable to the State Regional Water Quality Control Board (SRWQCB) may be used. Prior to discharge, the swimming pool water must be tested by the owner to insure that it is within all water quality standards established by the SRWQCB. Contact Department of Public Works, Environmental Programs Division for information.

(Ord. 99-0042 § 38 (part), 1999.)

M 3 No direct connection shall be made between any storm drain, sewer, drainage system, drywell or subsoil irrigation line and any line connected to a swimming pool.

(Ord. 99-0042 § 38 (part), 1999.)

M 4 Waste water from any filter, scum gutter overflow, pool emptying line or similar apparatus or appurtenance when discharging to any part of a drainage system, shall be provided with a three (3) inch (76.2 mm) trap.

(Ord. 99-0042 § 38 (part), 1999.)

M 5 Except as provided in Section M-6, the discharge outlet terminal from any pool or filter shall be protected from backflow by an air gap at least six (6) inches (152.4 mm) above the flood rim of the receptor.

M 8 Plans for other than private swimming pools shall be approved by the Health Officer before any water supply or waste discharge permit is issued.

Note: The forgoing applies only to outdoor swimming, bathing, or wading pools. Plans and specifications for all indoor installations shall be submitted to the Authority Having Jurisdiction for approval prior to the commencement of any work, and all piping, equipment and construction shall be equal to the types prescribed in the Installation Requirements of this Code for indoor work.

(Ord. 2007-0110 § 7 (part), 2007; Ord. 99-0042 § 38 (part), 1999.)

M 9 All new swimming pools constructed or installed in Fire Zone 4 or in a Very High Fire Hazard Severity Zone and having a capacity of 5000 gallons or more shall have a minimum four (4) inch diameter drain and discharge line connected to a draft hydrant, the type, location, and installation of which shall be approved by the chief of the fire department. Materials used for the discharge line shall be as approved in this Code for potable water systems except that brass, cast iron, galvanized wrought iron, and copper shall not be used. If PVC is used, it shall be a minimum of Schedule 40.

> EXCEPTION: Swimming pools constructed or installed with the bottom of the pool more than 15 feet below the proposed draft hydrant connection elevation, measured vertically, need not be provided with a draft hydrant system.

To identify that pool draft system, an appropriate sign (as designated by the fire department) including the location of the swimming pool shall be posted on the pool safety fence and/or at the draft hydrant location.

(Ord. 99-0042 § 38 (part), 1999.)

M 10 For one- and two-family dwellings, any new permanently installed outdoor in-ground swimming pool or spa shall be equipped with an automatic cover. For irregular-shaped pools where it is infeasible to cover 100 percent of the pool due to its irregular shape, the largest possible area of the pool (minimum 80 percent) shall be covered. For additions and alterations, non-automatic covers shall be accepted.

(Ord. 2019-0058 § 27, 2019.)

APPENDIX S - SOLAR THERMAL ENERGY SYSTEMS

S 1.0 - General.

In addition to the requirements of this Appendix, the provisions of this Code and Title 29 — Mechanical Code — of the Los Angeles County Code shall apply to the erection, installation, alteration, relocation, replacement, addition to, use, maintenance and repair of solar thermal energy systems, including, but not limited to, equipment and appliances intended to utilize solar thermal energy for water heating and swimming pool heating.

(Ord. 2022-0053 § 27, 2022.)

S 2.0 - Definitions.

For the purpose of this Appendix, certain terms, words, phrases, and their derivatives shall be construed as set forth in this Section. Whenever terms are not defined, their ordinary dictionary meaning shall apply.

Collector. See Solar Collector.

Collector Cover (Glazing). The material covering the aperture to provide thermal and environmental protection.

Collector System. That section of the solar collector system that includes the collector and piping or ducts from the collector to the storage system.

Combustible Liquid. A liquid having a flash point at or above 100°F (38°C). Combustible liquids shall be divided into the following classifications:

(1) Class II liquids having a flash point above 100°F (38°C) and below 140°F (60°C).

(2) Class IIIA liquids having a flash point at or above 140°F (60°C) and below 200°F (93°C).

(3) Class IIIB liquids having a flash point at or above 200°F (93°C).

The classifications of combustible liquids do not include compressed gases or cryogenic fluids.

Concentrating Solar Collector. A solar collector that uses reflectors, lenses, or other optical elements to concentrate the radiant energy passing through the aperture onto an absorber of which the surface area is smaller than the aperture area.

Design Pressure. The maximum allowable pressure for which a specific part of a system is designed.

Design Temperature. The maximum allowable continuous or intermittent temperature for which a specific part of a solar energy system is designed to operate safely and reliably.

Distribution System. That section of the solar energy system from the storage system to the point of use.

Drainback System. A closed loop system which allows gravity draining of the heat transfer fluid into lower portions of the solar loop under prescribed circumstances.

Draindown (Drainback). An active solar energy system in which the fluid in the solar collector is drained from the solar energy system under prescribed circumstances.

Energy Collector Fluid. That fluid used to transfer energy from the collector to the storage system or point of use.

Energy Storage Fluid (or Media). That fluid (or media) used in the storage container for storing collected energy.

Energy Transfer Fluid. That fluid used within a closed system either from the collector to the storage system or from the storage system to the point of use.

Essentially Nontoxic Transfer Fluid. Fluid generally recognized as safe by the Food and Drug Administration (FDA) as food grade.

External Auxiliary Heating. Auxiliary heating device located outside the storage. The heat is transferred to the storage by direct or indirect charging via a charge loop.

Fail-Safe Freeze Protection. A freeze-protection method that does not rely on the activation or continued operation of any mechanical or electrical component.

Flammable Liquid. Any liquid that has a flash point below 100°F (38°C), and has a vapor pressure not exceeding 40 psi (276 kPa) at 100°F (38°C). Flammable liquids shall be known as Class I liquids and shall be divided into the following classifications:

(1) Class IA liquids having a flash point below 73°F (23°C) and a boiling point below 100°F (38°C).

Heat Transfer Medium. The medium used to transfer energy from the solar collectors to the thermal storage or load.

Immersed Heat Exchanger. Heat exchanger, which is completely immersed in the fluid inside the storage tank.

Instantaneous Efficiency. The amount of energy removed by the transfer fluid per gross collector area, during a specified time period, divided by the total solar radiation incident on the collector per unit area during the same test period, under steady state or quasi-steady state.

Integral Collector Storage. A solar thermal heating system that uses a solar collector that has all or most of its heat transfer medium inside the collector.

Langelier Saturation Index. A formula used to measure water balance or mineral saturation control of pool, spa, or hot tub water. Total alkalinity, calcium hardness, pH, water temperature, and total dissolved solids are measured, given a factor, and calculated to determine whether water has a tendency to be corrosive or scale forming.

Open Loop System. A system where the fluid is enclosed in a piping system that is vented to the atmosphere.

Out-Gassing. As applied to thermal energy, the thermal process by which materials expel gas.

Passive Solar Systems. As used in these requirements, are solar energy systems that utilize elements of a building, without augmentation by mechanical components such as blowers or pumps, to provide for the collections, storage, or distribution of solar energy for heating, cooling, or both.

Rock Storage. A bin, basement, or other container filled with rock to act as an energy reservoir for a solar energy system.

Solar Collector. A device used to absorb energy from the sun.

Solar Energy System. A configuration of equipment and components to collect, convey, store, and convert the sun's energy for a purpose.

Solar Energy System Components. Any appliance, assembly, device, equipment, or piping used in the conversion of solar energy into thermal energy for service water heating, pool water heating, space heating and cooling, and electrical service.

Solar Thermal Energy System. See Solar Thermal System.

Solar Thermal System. A complete assembly of subsystems which convert solar energy into thermal energy and utilize this energy for service water heating, pool water heating, space heating and cooling purposes.

Storage Temperature. Temperature of the storage medium.

Thermal Energy. The amount of sensible heat energy stored within a material or fluid. The product of the mass, specific thermal capacity, and temperature increase/decrease of the material or fluid. Also known as sensible heat energy.

Thermal Storage. A tank or vessel used in a solar thermal, hydronic, or geothermal system, in which thermal energy is stored.

Thermosiphon. The natural circulation of fluids due to temperature differential.

Total Alkalinity. The sum of all alkaline minerals in the water that is primarily in bicarbonate form, but also as sodium, calcium, magnesium, potassium carbonates, and hydroxides. It is a measure of the water's ability to resist changes in pH.

(Ord. 2022-0053 § 27, 2022.)

S 3.0 - Permits Required.

state to practice as such.

Exception: The submission of plans, calculations, or other data may be waived where the Authority Having Jurisdiction determines that the nature of the work applied for is such that reviewing of plans is not necessary to obtain compliance within the Code.

(Ord. 2022-0053 § 27, 2022.)

S 5.0 - Installation.

S 5.1 Listed Appliances.

Except as otherwise provided in this Code, the installation of appliances regulated by this Code shall be in accordance with the conditions of the listing. The appliance installer shall leave the manufacturer's installation and operating instructions attached to the appliance. Clearances of listed appliances from combustible materials shall be as specified in the listing or on the rating plate.

S 5.2 Standards.

Standards listed or referred to in this Appendix or other provisions of this Code cover materials that will conform to the requirements of this Code, where used in accordance with the limitations prescribed in this Code and their listing. Where a standard covers materials of various grades, weights, quality, or configurations, the portion of the listed standard that is applicable shall be used. Design and materials for special conditions or materials not provided for herein may be permitted as authorized by Section 301.3. A list of standards that appear in specific sections of this Appendix are referenced in Table S 18.1. A list of additional standards, publications, practices, and guides that are not referenced in specific sections of this Appendix appear in Table S 18.2. The documents indicated in Table S 18.2 shall be permitted in accordance with Section 301.3.

(Ord. 2022-0053 § 27, 2022.)

S 6.0 - Inspection and Testing.

S 6.1 General.

Solar thermal energy systems for which a permit is required by this Code shall be inspected by the Authority Having Jurisdiction. No solar thermal energy system or portion thereof shall be covered, concealed, or put into use until it first has been tested, inspected, and approved as prescribed in this Code. Neither the Authority Having Jurisdiction nor the jurisdiction shall be liable for expense entailed in the removal or replacement of material required to permit inspection. Solar thermal energy systems regulated by this Code shall not be connected to the water, the energy fuel supply, or the sewer system until authorized by the Authority Having Jurisdiction. Installation of a solar thermal energy system shall comply with other parts of this Code, including Section 104.0.

S 6.2 Required Inspection.

New solar thermal energy system work and such portions of existing systems as affected by new work, or changes, shall be inspected by the Authority Having Jurisdiction to ensure compliance with the requirements of this Code and to ensure that the installation and construction of the solar thermal energy system is in accordance with approved plans. The Authority Having Jurisdiction shall make the following inspections and other such inspections as necessary. The permittee or the permittee's authorized agent shall be responsible for the scheduling of such inspections as follows:

manufacturer's instructions, except that plastic pipe shall not be tested with air. The Authority Having Jurisdiction shall be permitted to require the removal of plugs, etc., to ascertain where the pressure has reached all parts of the system.

S 6.3.2 System Requirements.

Prior to the installation of insulation and startup, a solar thermal system, including piping, collectors, heat exchangers, and other related equipment, shall be tested and proved airtight.

S 6.3.2.1 Direct (Open Loop) Systems.

Direct (open loop) systems shall be tested under a water pressure not less than one and one-half times the maximum design operating pressure or 150 pounds force per square inch (psi) (1034 kPa), whichever is more. Systems shall withstand the test without leaking for a period of not less than 15 minutes.

S 6.3.2.2 Indirect (Closed Loop) Systems.

Indirect (closed loop) systems shall be hydrostatically tested at one and one-half times the maximum designed operating pressure in accordance with the manufacturer's installation instructions. Systems shall withstand the test without leaking for a period of not less than 15 minutes.

S 6.3.3 Test Pressure for Storage Tanks.

The test pressure for storage tanks that are subject to water pressure from utility mains (with or without a pressure reducing valve) shall be two times the working pressure but not less than 300 psi (2068 kPa).

S 6.3.3.1 Pressure Type.

Pressure-type storage tanks exceeding 15 psi (103 kPa) shall be tested in accordance with ASME BPVC Section VIII. Pressure-type storage tanks not exceeding 15 psi (103 kPa) shall be hydrostatically tested at one and one-half times the maximum design operating pressure.

S 6.3.3.2 Atmospheric-Type.

Atmospheric-type thermal storage tanks shall be tested by filling with water for a period of 24 hours prior to inspection and shall withstand the test without leaking. No thermal storage tank or portion thereof shall be covered or concealed prior to approval.

S 6.3.4 Connection to Service Utilities.

No person shall make connections from a source of energy or fuel to a solar thermal energy system or equipment regulated by this Code and for which a permit is required until approved by the Authority Having Jurisdiction. No person shall make connection from a water-supply line nor shall they connect to a sewer system regulated by this Code and for which a permit is required until approved by the Authority Having Jurisdiction. The Authority Having Jurisdiction shall be permitted to authorize temporary connection of the solar thermal energy system equipment to the source of energy or fuel for the purpose of testing the equipment.

(Ord. 2022-0053 § 27, 2022.)

S 7.0 - Water Heating Systems.

S 7.1 Solar Water Heating System.

S 8.0 General.

An abandoned solar thermal energy system or part thereof shall be disconnected from remaining systems, drained, plugged, and capped in a manner satisfactory to the Authority Having Jurisdiction.

S 8.2 Storage Tank.

An underground water storage tank that has been abandoned or discontinued otherwise from use in a solar thermal energy system shall be completely drained and filled with earth, sand, gravel, concrete, or other approved material or removed in a manner satisfactory to the Authority Having Jurisdiction.

(Ord. 2022-0053 § 27, 2022.)

S 9.0 - Tanks.

S 9.1 Storage Tanks.

S 9.1.1 Plans.

Plans for tanks shall be submitted to the Authority Having Jurisdiction for approval, unless listed by an approved listing agency. Such plans shall show dimensions, reinforcing, structural calculations, and such other pertinent data as required by the Authority Having Jurisdiction.

S 9.1.2 Atmospheric Tanks.

Atmospheric storage tanks shall be vented to the atmosphere and installed in accordance with the manufacturer's installation instructions.

S 9.1.2.1 Overflow.

Gravity tanks shall be installed with an overflow opening of not less than 2 inches in diameter. The openings shall be above ground and installed with a screened return bend.

S 9.1.2.2 Makeup Water.

Makeup water from a potable water system to an atmospheric tank shall be protected by an air gap.

S 9.1.2.3 Draining.

An overflow shall be provided for an atmospheric tank. The overflow shall be provided with a means of drainage in accordance with Section 303.0 of this Code. The overflow for an atmospheric tank containing nonpotable water shall be emptied into an approved container.

S 9.1.3 Prefabricated Storage Tanks.

Prefabricated tanks shall be listed by an approved agency and labeled.

S 9.1.4 Pressure Vessels.

piping materials, or the labeled maximum operating pressure of a pressure type storage tank, whichever is less. The pressure and temperature setting shall not exceed the pressure and temperature rating of the tank or as recommended by the tank manufacturer.

Storage tanks and bottom fed tanks connected to a water heater shall be designed to withstand vacuum induced pressure, or shall be provided with a vacuum relief in accordance with Section S 14.3.4. The vacuum relief valve shall be installed at the top of the tank and shall have an operating pressure not to exceed 200 psi (1379 kPa) and a temperature rating not to exceed 250°F (121°C). The size of such vacuum relief valves shall have a minimum rated capacity for the equipment served. This Section shall not apply to pressurized captive air diaphragm or bladder tanks.

S 9.1.6 Separate Storage Tanks.

For installations with separate storage tanks, a pressure relief valve and temperature relief valve or combination thereof shall be installed on both the main storage tank and auxiliary tank.

S 9.1.6.1 Isolation Valves.

Storage tanks shall be provided with isolation valves for servicing.

S 9.1.7 Underground Storage Tanks.

Tanks shall be permitted to be buried underground where designed and constructed for such installation.

S 9.1.8 Tank Covers.

Tank covers shall be structurally designed to withstand anticipated loads and pressures in accordance with the manufacturer's instructions.

S 9.1.9 Drainage Pan.

Where water heater, boiler, or other thermal storage tank is installed in an attic, attic-ceiling assembly, floor-ceiling assembly, or floor subfloor assembly where damage could result from a leaking water heater, boiler or tank, a watertight pan of corrosion-resistant materials shall be installed beneath the water heater, boiler, or tank, with not less than ¾ of an inch (20 mm) diameter drain to an approved location. Such pan shall be not less than 1 ½ inches (38mm) in depth.

S 9.1.10 Storage Tank Construction and Materials.

S 9.1.10.1 Construction.

Storage tanks shall be constructed of durable materials not subject to excessive corrosion or decay and shall be watertight. Each such tank shall be structurally designed to withstand anticipated loads and pressures and shall be installed level and on a solid bed.

S 9.1.10.2 Concrete.

The walls and floor of each poured-in-place, concrete tank shall be monolithic. The exterior walls shall be double-formed so as to provide exposure of the exterior walls during the required water test. The compressive strength of a concrete tank wall, top and covers, or floor shall be not less than 2500 pounds-force per square inch (psi) (lb/in ^{2}) (1.7236 E+04, kPa). Where required by the Authority Having Jurisdiction, the concrete shall be sulfate resistant (Type V Portland Cement).

calculated as the difference between the design operating temperature of the tank and the temperature of the surrounding air, or soil where the tank is installed underground. Where such data is not available, a temperature difference of 50°F (28°C) shall be used.

TABLE S 9.1.10.5

TEMPERATURE DIFFERENCE (°F)	THERMAL RESISTANCE (R)[°F•h•ft ^{2} / (Btu)]
50	6
100	12
150	18
200	24
250	30

For SI units: °C = °F(0.5555556), 1 degree Fahrenheit hour square foot per British thermal unit = [0.176 (m2•K)/W], 1 British thermal unit inch per degree Fahrenheit hour square feet = 0.1441 W/(m•K)* Based on thermal conductivity (k) of 0.20 [(Btu•inch)/(°F•h•ft ^{2})] (0.03 W/(m•K)

(Ord. 2022-0053 § 27, 2022.)

S 9.2 Expansion Tanks.

S 9.2.1 Where Required.

An expansion tank shall be installed in a solar thermal energy system as a means for controlling increased pressure caused by thermal expansion. Expansion tanks shall be of the closed type and securely fastened to the structure. Tanks shall be rated for the pressure of the system. Supports shall be capable of carrying twice the weight of the tank filled with water without placing strain on the connecting piping.

Solar thermal energy systems incorporating hot water tanks or fluid relief columns shall be installed to prevent freezing under normal operating conditions.

S 9.2.2 Closed-Type Solar Thermal Energy Systems.

Closed-type systems shall have an airtight tank or other approved air cushion that will be consistent with the volume and capacity of the system, and shall be designed for a hydrostatic test pressure of two and one-half times the allowable working pressure of the system. Expansion tanks for systems designed to operate at more than 30 pounds-force per square inch (psi) (207 kPa) shall comply with ASME BPVC Section VIII.1. Provisions shall be made for draining the tank without emptying the system.

Equation S 9.2.3(2)

Vt(diaphragm) =

Where:

C_1 = 0.00041

C_2 = 0.0466

Vt = Minimum volume of expansion tank, gallons (L)

Vs = Volume of system, not including expansion tank, gallons (L)

t = Average operating temperature, °F (°C).

Pa = Atmospheric pressure, pounds per square inch (kPa)

Pf = Fill pressure, pounds per square inch (kPa)

Po = Maximum operating pressure, pounds per square inch (kPa)

For SI units: C_1 = 0.000738, C_2 = 0.03348, 1 gallon = 3.785 L, °C = (°F-32)/1.8, 1 pound per square inch = 6.8947 kPa

TABLE S 9.2.3(1)

EXPANSION TANK CAPACITIES FOR GRAVITY HOT WATER SYSTEMS[1]

INSTALLED EQUIVALENT DIRECT RADIATION [2] (square feet)	TANK CAPACITY (gallons)
Up to 350	18
Up to 450	21
Up to 650	24
Up to 900	30
Up to 1100	35
Up to 1400	40

Notes:

[1] Based on a two-pipe system with an average operating water temperature of 170°F (77°C), using cast-iron column radiation with a heat emission rate of 150 British thermal units per square foot hour [Btu/(ft ^{2} •h)] (473 W/m ^{2}) equivalent direct radiation.

[2] For systems exceeding 2400 square feet (222.9 m ^{2}) of installed equivalent direct water radiation, the required capacity of the cushion tank shall be increased on the basis of 1 gallon (4 L) tank capacity per 33 square feet (3.1 m ^{2}) of additional equivalent direct radiation.

TABLE S 9.2.3(2)

EXPANSION TANK CAPACITIES FOR FORCED WATER SYSTEMS[1]

SYSTEM VOLUME [2] (gallons)	TANK CAPACITY DIAPHRAGM TYPE (gallons)	TANK CAPACITY (gallons)
100	9	15
200	17	30
300	25	45
400	33	60
500	42	75
1000	83	150
2000	165	300

For SI units: 1 gallon = 3.785 L

Notes:

[1] Based on an average operating water temperature of 195°F (91°C), a fill pressure of 12 psig (83 kPa), and an operating pressure of not more than 30 psig (207 kPa).

[2] Includes volume of water in boiler, radiation, and piping, not including expansion tank.

(Ord. 2022-0053 § 27, 2022.)

S 10.0 - Solar Collectors.

S 10.1 General.

S 10.1.3 Plastic.

Plastic used in collector and other parts of the solar thermal energy system construction shall be installed in accordance with the manufacturer's installation instructions.

S 10.1.4 Listing.

Collectors that are manufactured as a complete component shall be listed or labeled by an approved listing agency in accordance with ICC 901/SRCC 100, UL 1279, or equivalent standard.

S 10.1.5 Air Collectors.

Materials exposed within air collectors shall be noncombustible or shall have a flame spread index not to exceed 25 and a smoke developed index not to exceed 50 where tested as a composite product in accordance with ASTM E 84 or UL 723.

S 10.1.5.1 Testing.

Materials used within an air collector shall not smoke, smolder, glow, or flame where tested in accordance with ASTM C 411 at temperatures exposed to in service. In no case shall the test temperature be less than 250°F (121°C).

S 10.2 Solar Collector Installation.

S 10.2.1 General.

Solar collectors shall be anchored to roof structures or other surfaces in accordance with the manufacturer's installation instructions and Title 26 — Building Code — of Los Angeles County. Collectors shall be mounted to minimize the accumulation of debris. Connecting pipes shall not be used to provide support for a solar collector.

S 10.2.2 Roof Installations.

Anchors secured to and through a roofing material shall be made to maintain the water integrity of the roof covering. Roof drainage shall not be impaired by the installation of collectors. Solar collectors that are not an integral part of the roofing system shall be installed to preserve the integrity of the roof surface.

S 10.2.3 Above Or On The Roof.

Collectors located above or on roofs, and functioning as building components, shall not reduce the required fire-resistance and fire-retardance classification of the roof covering materials.

Exceptions:

(1) Collectors located on one- and two-family dwellings.

(2) Collectors located on buildings not exceeding three stories in height or 9,000 square feet (836.13 m^2) total floor area, or both, provided:

(a) The collectors are noncombustible.

(b) Collectors with plastic covers have noncombustible sides and bottoms, and the total area covered and the collector shall not exceed the following:

(i) Plastic CC1 — 33⅓ percent of the roof area;

Solar collectors mounted on a wall shall be secured and fastened in accordance with Section 313.0 of this Code.

S 10.2.6 Access.

Access shall be provided to collectors and components in an approved manner. A work space adjacent to collectors for maintenance and repair shall be provided in accordance with requirements of the Authority Having Jurisdiction.

S 10.2.7 Stagnation Condition.

The collector and other parts of the solar thermal assembly shall be capable of withstanding stagnant conditions in accordance with the manufacturer's instructions where high solar flux and no flow occurs.

S 10.2.8 Waterproofing.

Joints between structural supports and buildings or dwellings, including penetrations made by bolts or other means of fastening, shall be made watertight with approved material.

S 10.2.9 Fasteners.

Mountings and fasteners shall be made of corrosion-resistant materials. Carbon steel mountings and fasteners shall be classified as noncorrosive in accordance with ASME SA194.

S 10.2.10 Combustible Materials.

Solar thermal energy systems constructed with combustible materials shall not be located on or adjacent to construction required to be of noncombustible materials or in Very High Fire Hazard Severity Zone as defined in Title 32 — Fire Code — of the Los Angeles County Code, unless approved by the Authority Having Jurisdiction.

S 10.2.11 Orientation.

Collectors shall be located and oriented in accordance with the manufacturer's installation instructions.

S 10.3 Fire Safety Requirements.

S 10.3.1 Building Components.

Collectors that function as building components shall be in compliance with Title 26 — Building Code — of the Los Angeles County Code.

(Ord. 2022-0053 § 27, 2022.)

S 11.0 - Hazardous Heat Transfer Medium for Solar Thermal Energy Systems.

Heat-transfer mediums that are hazardous shall not be used in solar thermal energy systems, except where approved by the Authority Having Jurisdiction.

S 11.1 Flash Points.

The flash point of a heat-transfer medium shall be 50°F (10°C) or more above the design maximum temperature.

S 11.2 Discharge.

(1) The heat transfer medium is either potable water or contains fluids recognized as safe by the Food and Drug Administration (FDA) as food grade.

(2) A tag or label shall be securely affixed to the heat source with the word "CAUTION" and the following statements:

(a) The heat transfer medium shall be water or other nontoxic fluid recognized as safe by the FDA.

(b) The maximum operating pressure of the heat exchanger shall not exceed the maximum operating pressure of the potable water supply.

(3) The word "CAUTION" and the statements listed above shall have an uppercase height of not less than 0.120 of an inch (3.048 mm). The vertical spacing between lines of type shall be not less than 0.046 of an inch (1.168 mm). Lowercase letters shall be not less than compatible with the uppercase letter size specification.

Systems that do not comply with the requirements for a single-wall heat exchanger shall install a double-wall heat exchanger. Double-wall heat exchangers shall separate the potable water from the heat transfer medium by providing a space between the two walls vented to the atmosphere.

(Ord. 2022-0053 § 27, 2022.)

S 13.0 - Valves.

S 13.1 General.

Valves shall be rated for the operating temperature and pressures of the solar thermal energy system and shall be compatible with the type of heat transfer medium and piping materials. Valves shall be installed in accordance with this Section.

S 13.2 Heat Exchanger.

Shutoff valves and isolation valves shall be installed on the supply and return side of the heat exchanger.

Exception: Where a heat exchanger is an integral part of a boiler or is a part of a manufactured boiler and heat exchanger packaged unit, and is capable of being isolated from the hydronic system by supply and return valves.

S 13.3 Pressure Vessels.

Isolation valves shall be installed on connections to pressure vessels.

S 13.4 Pressure Reducing Valves.

Isolation valves shall be installed on both sides of a pressure reducing valve.

S 13.5 Equipment, Components, and Appliances.

Serviceable equipment, components, and appliances within the system shall have isolation valves installed upstream and downstream of such devices.

S 13.6 Expansion Tanks.

Isolation valves shall be installed at connections to non-diaphragm-type expansions tanks.

S 13.7 Flow Balancing Valves.

S 13.8.1 Mixing or Temperature Control Valves.

Where mixing or temperature control valves are installed, such valves shall be capable of obtaining the design water temperature and design flow requirements.

S 13.9 Thermosiphoning.

An approved type check valve shall be installed on liquid heat transfer piping to control thermosiphoning of heated liquids.

S 13.10 Air Removal Device or Air Vents.

Isolation valves shall be installed where air removal devices or automatic air vents are utilized to permit cleaning, inspection, or repair without shutting the system down.

S 13.11 Closed Loop Systems.

Closed loop systems, where hose bibbs or similar valves are used to charge or drain the system, shall be of loose key type; have valve outlets capped; or have handles removed where the system is operational.

S 13.12 Fullway Valves.

A fullway valve shall be installed in the following locations:

(1) On the water supply to a solar thermal energy system.

(2) On the water supply pipe to a gravity or pressurized water tank.

(3) On the water supply pipe to a water heater.

S 13.13 Accessible.

Required fullway or shutoff valves shall be accessible.

(Ord. 2022-0053 § 27, 2022.)

S 14.0 - Piping and Cross-connection Control For Solar Thermal Energy Systems.

S 14.1 Cross Connection Control.

No piping installation, or part thereof, shall be made in such a manner that it will be possible for used, unclean, polluted, or contaminated water, mixtures, or substances to enter a portion of the potable water system from a pipe, tank, receptor, or any other equipment by reason of backsiphonage, suction, or any other cause, either during normal use and operation thereof, or where such pipe, tank, receptor, or equipment is subject to pressure exceeding the operating pressure in the potable water system.

S 14.2 Materials.

S 14.2.1 Piping Materials.

Piping, tubing, and fittings materials shall comply with Table S 14.2. Joining methods shall be in accordance with Section 605.0. Materials in contact with the heat transfer medium shall be approved for such use. Galvanized steel shall not be used for solar thermal piping systems containing antifreeze. Black steel shall not be used in systems with entrained air. Unions between dissimilar

S 14.2.1.3 Adhesives.

Adhesives used in a solar collector shall not vaporize at the design temperature.

S 14.2.1.4 Potable Water.

Materials in contact with potable water shall comply with NSF 61. Piping in solar thermal systems designed to convey potable water shall be flushed and disinfected in accordance with this Code.

S 14.2.1.5 Racks.

Dissimilar metals used for racking shall be isolated to prevent galvanic corrosion. Paint shall not be used as a method of isolation.

S 14.2.1.6 Fasteners.

Mountings and fasteners shall be made of corrosion-resistant materials. Carbon steel mountings and fasteners shall be classified as noncorrosive in accordance with ASME SA194.

S 14.2.2 Storage Tank Connectors.

Flexible metallic storage tank connectors or reinforced flexible storage tank connectors connecting a storage tank to the piping system shall be in accordance with the applicable standards referenced in Table S 18.1. Copper or stainless steel flexible connectors shall not exceed 24 inches (610 mm). PEX, PE-AL-PE, or PE-RT tubing shall not be installed within the first 18 inches (457 mm) of piping connected to a storage tank.

S 14.2.2.1 Flexible Connectors.

Listed flexible connectors shall be installed in readily accessible locations, unless otherwise indicated in the listing.

S 14.3 Safety Devices.

S 14.3.1 Pressure Relief Valves.

Solar thermal energy system components containing pressurized fluids shall be protected against pressures exceeding design limitations with a pressure relief valve. Each section of the system in which excessive pressures are capable of developing shall have a relief device located so that a section cannot be isolated from a relief device. Pressure and temperature relief valves shall be installed in accordance with the terms of their listing and the manufacturer's installation instructions.

TABLE S 14.2

MATERIALS FOR SOLAR THERMAL SYSTEM, PIPING, TUBING, AND FITTINGS

MATERIAL	STANDARDS	
	PIPING/TUBING	FITTINGS

Gray Iron	——	ASTM A126
Malleable Iron	——	ASME B16.3
Chlorinated Polyvinyl Chloride (CPVC)	ASTM D2846, ASTM F441, ASTM F442, CSA B137.6	ASSE 1061, ASTM D2846, ASTM F437, ASTM F438, ASTM F439, ASTM F1970, CSA B137.6
Polyethylene (PE)	ASTM D1693, ASTM D2513, ASTM D2683, ASTM D2737, ASTM D3035, ASTM D3350, ASTM F714, ASTM F2165, AWWA C901, CSA B137.1, NSF 358-1	ASTM D2609, ASTM D2683, ASTM D3261, ASTM F1055, ASTM F2165, CSA B137.1, NSF 358-1
Cross-Linked Polyethylene (PEX)	ASTM F876, ASTM F2165, ASTM F3253, CSA B137.5, NSF 358-3	ASSE 1061, ASTM F877, ASTM F1055, ASTM F1807, ASTM F1960, ASTM F2080, ASTM F2098, ASTM F2159, ASTM F2165, ASTM F2735, ASTM F3253, ASTM F3347, ASTM F3348, CSA B137.5, NSF 358-3
Polypropylene (PP)	ASTM F2165, ASTM F2389, CSA B137.11, NSF 358-2	ASTM F2165, ASTM F2389, CSA B137.11, NSF 358-2
Polyvinyl Chloride (PVC)	ASTM D1785, ASTM D2241, CSA B137.3	ASTM D2464, ASTM D2466, ASTM D2467, ASTM F1970, CSA B137.2, CSA B137.3
Raised Temperature Polyethylene (PE-RT)	ASTM F2165, ASTM F2623, ASTM F2769, CSA B137.18	ASSE 1061, ASTM D3261, ASTM F1055, ASTM F1807, ASTM F2159, ASTM F2165, ASTM F2735, ASTM F2769, CSA B137.18
Cross-Linked Polyethylene/Aluminum/ Cross-Linked Polyethylene (PEX-AL-PEX)	ASTM F1281, ASTM F2165, CSA B137.10	ASTM F1281, ASTM F1974, ASTM F2165, ASTM F2434, CSA B137.10

Note:

* Only Type K, L, or M shall be permitted to be installed.

S 14.3.2 Pressurized Vessels.

Pressurized vessels shall be provided with overpressure protection by means of a listed pressure relief valve installed in accordance with the manufacturer's installation instructions.

S 14.3.3 Discharge Piping.

The discharge piping serving a temperature relief valve, pressure relief valve, or combination of both shall have no valves, obstructions, or means of isolation and comply with the following:

(1) The discharge pipe shall equal the size of the valve outlet and shall discharge full size to the flood level of the area receiving the discharge and pointing down.

(2) Materials shall be rated at not less than the operating temperature of the system and approved for such use or shall comply with ASME A112.4.1.

(3) The discharge pipe shall discharge independently by gravity through an air gap into the drainage system or outside of the building with the end of the pipe not exceeding 2 feet (610 mm) and not less than 6 inches (152 mm) above the ground and pointing downwards.

(4) The discharge pipe shall discharge in such a manner that does not cause personal injury or structural damage.

(5) No part of such discharge pipe shall be trapped or subject to freezing.

(6) The terminal end of the pipe shall not be threaded.

(7) Discharge from a relief valve into a water heater pan is prohibited.

(8) The discharge termination point shall be readily observable.

S 14.3.4 Vacuum Relief Valves.

System components that are subjected to a vacuum while in operation or during shutdown shall be protected with vacuum relief valves. Where the piping configuration, equipment location, and valve outlets are located below the storage tank elevation, the system shall be equipped with a vacuum relief valve at the highest point.

S 14.3.5 Temperature Regulation.

Where a system is capable of providing potable water at temperatures that exceed 140°F (60°C), a thermostatic mixing valve that is in accordance with ASSE 1017 shall be provided to limit the water supplied to the potable hot water distribution system to a temperature of 140°F (60°C) or less.

S 14.4 Protection of System Components.

S 14.4.1 Materials.

System components in contact with heat-transfer mediums shall be approved for such use. Components installed outdoors shall be resistant to ultraviolet radiation.

Unless designed for such conditions, solar thermal energy systems and components that contain liquid as the heat transfer medium shall be protected from freezing, by means of fail-safe freeze protection in accordance with this Section, where the ambient temperature may be less than 46°F (8°C).

S 14.4.4.1 Antifreeze.

Antifreeze shall be used in accordance with the solar thermal system manufacturer's instructions.

S 14.4.4.2 Drainback.

Drainback systems shall drain by gravity and shall be permitted to be installed in applications where the ambient temperature may not be less than -60°F (-51°C).

S 14.4.4.3 Integral Collector Storage.

Integral collector storage systems shall be permitted to be installed in applications where the ambient temperature may not be less than 23°F (-5°C) and the duration of below-freezing episodes exceeding 18 hours. Exposed piping in a solar thermal energy system shall be protected with insulation having a thermal resistance of not less than R-5.0.

S 14.4.4.4 Indirect Thermosiphon.

Indirect thermosiphon systems shall be permitted to be installed in applications where the ambient temperature may not be less than 23°F (-5°C). Exposed piping in a solar thermal energy system shall be protected with insulation having a thermal resistance of not less than R-5.

S 14.4.4.5 Air Heating Systems.

Air solar heating systems shall be permitted to be used in accordance with the manufacturer's instructions.

S 14.4.4.6 Labeling.

A label indicating the method of freeze protection for the system shall be attached to the system in a visible location.

S 14.4.4.7 Piping.

Fittings, pipe slope, and collector shall be designed to allow for manual gravity draining and air filling of solar thermal energy system components and piping. Pipe slope for gravity draining shall be not less than 1?4 inch per foot (20.8 mm/m) of horizontal length. Collector header pipes or absorber plate riser tubes internal to the collector shall be sloped in accordance with the manufacturer's instructions. Where a means to drain the system is provided, a drain valve shall be installed.

S 14.4.5 Water Hammer Protection.

The flow of the hydronic piping system shall be designed to prevent water hammer.

S 14.4.6 Heat Transfer Fluid.

Solar thermal piping shall be identified with an orange background with black uppercase lettering, with the words "CAUTION: HEAT TRANSFER FLUID, DO NOT DRINK." Each solar thermal energy system shall be identified to designate the medium being conveyed. The minimum size of the letters and length of the color field shall comply with Table S 14.4.6.

½ to 1¼	8	½
1½ to 2	8	¾
2½ to 6	12	1¼
8 to 10	24	2½
Over 10	32	3½

For SI units: 1 inch = 25.4 mm

S 14.4.7 Insulation.

S 14.4.7.1 General.

The temperature of surfaces within reach of building occupants shall not exceed 140°F (60°C) unless the surfaces are protected by insulation. Where sleeves are installed, the insulation shall continue full size through them. Coverings and insulation used for piping shall be of material approved for the operating temperature of the system and the installation environment. Where installed in a plenum, the insulation, jackets and lap-seal adhesives, including pipe coverings and linings, shall have a flame spread index not to exceed 25 and a smoke-developed index not to exceed 50 where tested in accordance with ASTM E84 or UL 723.

S 14.4.7.2 Heat Loss.

Insulation shall be installed on interconnecting solar and hot water piping. The final 5 feet (1524 mm) of the cold water supply line, or the entire length where less than 5 feet (1524 mm), shall be insulated. The insulation thickness shall be in accordance with Table S 14.4.7.3(1) or Table S 14.4.7.3(2), or the insulation installed shall have an R-value of not less than R-2.6 degree Fahrenheit hour square foot per British thermal unit (°F•h•ft ^{2} /Btu) (R-0.46 m ^{2} •K/W). Piping, storage tanks, and circulating air ductwork shall be insulated. Ductwork and piping shall be permitted to not be insulated where exposed in conditioned spaces, and the heat loss from such ducts or piping does not otherwise contribute to the heating or cooling load within such space.

Exception: Low temperature, aboveground piping installed for swimming pools, spas, and hot tubs in accordance with the manufacturer's installation instructions unless such piping is located within a building.

S 14.4.7.3 Piping.

Pipes and fittings, other than unions, flanges, or valves, shall be insulated. Insulation material shall be approved for continuous operating temperatures of not less than 220°F (104°C). [See Table S 14.4.7.3(1) and Table S 14.4.7.3(2)].

TABLE S 14.4.7.3(1)
MINIMUM PIPE INSULATION

¾	1.05	1.07	2.06	2.36	2.88	4.00	5.00	6.62	7.62	8.62	9.62	10.75	11.75
1	1.315	1.33	2.32	2.88	3.50	4.50	5.56	6.62	7.62	8.62	9.62	10.75	11.75
1¼	1.660	1.68	2.66	3.28	3.50	5.00	5.56	6.62	7.62	8.62	9.62	10.75	11.75
1½	1.900	1.92	2.78	3.50	4.00	5.00	6.62	7.62	8.62	9.62	10.75	11.75	12.75
2	2.375	2.41	3.42	3.98	4.50	5.56	6.62	7.62	8.62	9.62	10.75	11.75	12.75
2½	2.875	2.91	3.88	4.48	5.00	6.62	7.62	8.62	9.62	10.75	11.75	12.75	14.00
3	3.500	3.53	4.50	4.96	5.56	6.62	7.62	8.62	9.62	10.75	11.75	12.75	14.00
3½	4.000	4.03	4.96	5.56	6.62	7.62	8.62	9.62	10.75	11.75	12.75	12.75	14.00
4	4.500	4.53	5.56	6.58	6.62	7.62	8.62	9.62	10.75	11.75	12.75	14.00	15.00
6	6.625	6.70	7.80	8.12	8.62	9.62	10.75	11.75	12.75	14.00	15.00	16.00	17.00

For SI units: 1 inch = 25 mm

* Thickness values are applicable for calcium silicate, cellular foam plastics, cellular glass, mineral fiber, and perlite preformed insulation materials

TABLE S 14.4.7.3(2)

STANDARD TUBING INSULATION THICKNESS

TUBE SIZE (inches)	TUBE O.D. (inches)	INSULATION I.D. (inches)	INSULATION O.D. (inches)								
			INSULATION NOMINAL THICKNESS (inches)*								
			1	1.5	2	2.5	3	3.5	4	4.5	5
⅜	0.500	0.52	2.38	3.50	4.50	5.56	6.62	—	—	—	—

2	2.125	2.16	4.00	5.00	6.62	7.62	8.62	9.62	10.75	11.75	12.75
2½	2.625	2.66	4.50	5.56	6.62	7.62	8.62	9.62	10.75	11.75	12.75
3	3.125	3.16	5.00	6.61	7.62	8.62	9.62	10.75	11.75	12.75	14.00
3½	3.625	3.66	5.56	6.62	7.62	8.62	9.62	10.75	11.75	12.75	14.00
4	4.125	4.16	6.62	7.62	8.62	9.62	10.75	11.75	12.75	14.00	15.00
5	5.125	5.16	7.62	8.62	9.62	10.75	11.75	12.75	14.00	15.00	16.00
6	6.125	6.20	8.62	9.62	10.75	11.75	12.75	14.00	15.00	16.00	17.00

For SI units: 1 inch = 25 mm

* Thickness values are applicable for calcium silicate, cellular foam plastics, cellular glass, mineral fiber, and perlite preformed insulation materials.

S 14.4.7.4 Fittings.

Fittings shall be insulated with mitered sections, molded fittings, insulating cement, or flexible insulation.

S 14.4.7.5 Installation.

Insulation shall be finished with a jacket or facing with the laps sealed with adhesives or staples so as to secure the insulation on the pipe. Insulation jacket seams shall be on the underside of the piping and shall overlap in accordance with the manufacturer's installation instructions. Joints and seams shall be sealed with a sealant that is approved for both the material and environmental conditions. In lieu of jackets, molded insulation shall be permitted to be secured with 16 gauge galvanized wire ties not exceeding 9 inches (229 mm) on center.

S 14.4.7.5.1 Exterior Applications.

Insulation for exterior applications shall be finished with an approved jacket or facing with the surfaces and laps sealed. Jacketing, facing, and tape used for exterior applications shall be designed for such use. Where flexible insulation is used, it shall be wrapped and sealed against water penetration. Insulation used for exterior applications shall be resistant to extreme temperatures, UV exposure, and moisture.

(Ord. 2022-0053 § 27, 2022.)

S 15.0 - Specific Requirements.

S 15.1 Electrical.

S 15.1.1 Wiring.

An attic space in which solar energy system components are installed shall comply with Section 508.4 of this Code.

S 15.4 Connections to Drainage System Required.

Receptors, drains, appurtenances, and appliances, used to receive or discharge liquid waste, shall be connected to the drainage system of the building or premises in accordance with the requirements of this Code.

S 15.5 Dry Storage Systems.

S 15.5.1 Waterproofing.

The containment structure for dry thermal storage systems shall be constructed in an approved manner to prevent the infiltration of water or moisture.

S 15.5.2 Detecting Water Intrusion.

The containment structure shall be capable of fully containing spillage or moisture accumulation that occurs. The structure shall have a means, such as a sight glass, to detect spillage or moisture accumulation, and shall be fitted with a drainage device to eliminate spillage.

S 15.5.3 Rock as Storage Material.

Systems utilizing rock as the thermal storage material shall use clean, washed rock that is free of organic material.

S 15.5.4 Odor and Particulate Control.

Thermal storage materials and containment structures, including interior protective coating, shall not impart toxic elements, particulate matter, or odor to areas of human occupancy.

S 15.6 Heat Pumps.

Heat pumps shall be in compliance with Table S 15.6, as applicable. Heat pumps shall also be listed and labeled in accordance with UL 1995 or UL 60335-2-40. Heat pumps shall be fitted with a means to indicate that the compressor is locked out.

TABLE S 15.6

TYPE OF HEAT PUMP	STANDARDS
Water-to-Air	AHRI/ASHRAE/ISO 13256-1
Water-to-Water	AHRI/ASHRAE/ISO 13256-2
Air Source	AHRI 210/240

(Ord. 2022-0053 § 27, 2022.)

TABLE S 16.2

WATER CHEMISTRY

PARAMETER	ACCEPTABLE RANGE
Calcium hardness	200 — 400 parts per million (ppm)
Langelier Saturation Index	0 (+ or - 0.3 acceptable)
pH	7.2 — 7.8
TDS	< 1500 ppm
Total alkalinity	80 — 120 ppm

For SI Units: 1 part per million = 1 mg/L

S 16.3 Filter.

A filter shall be provided to remove debris from the water entering the solar loop.

Exception: A solar swimming pool, spa, or hot tub heating system with a heat exchanger.

S 16.3.1 Location.

A filter shall be located upstream of a pump used to direct water to solar collectors.

S 16.4 Corrosion Resistant.

Glazed solar collectors made of copper shall not be used for solar pool, spa, or hot tub heating.

Exception: Where a heat exchanger is provided between the collector circuit and the swimming pool, spa, or hot tub water.

(Ord. 2022-0053 § 27, 2022.)

S 17.0 - Certificate of Compliance.

Upon completion of the solar thermal energy system, the permittee shall sign a Certificate of Compliance with this Code. The Certificate of Compliance shall also list the following information:

(1) Type of freeze protection;

(2) Mixing valve setting degrees Fahrenheit (° F);

(3) Subsystem working pressure (if applicable) pounds per square inch;

(4) Subsystem test pressure (if applicable) pounds per square inch;

requirements of this Code. The standards are listed herein by the standard number and effective date, the title and application. The application of the referenced standard(s) shall be as specified in Section S 5.2.

(Ord. 2022-0053 § 27, 2022.)

TABLE S 18.1

REFERENCED STANDARDS

STANDARD NUMBER	STANDARD TITLE	APPLICATION
AHRI 210/240-2017	Performance Rating of Unitary Air-conditioning & Air-source Heat Pump Equipment	Air-Source Heat Pumps
AHRI 870-2016	Performance Rating of Direct Geoexchange Heat Pumps	Equipment
AHRI/ASHRAE/ISO 13256-1-1998 (R2012)	Water-Source Heat Pumps — Testing and Rating for Performance — Part 1: Water-to-Air and Brine-to-Air Heat Pumps	Water-Source Heat Pumps
AHRI/ASHRAE/ISO 13256-2-1998 (R2012)	Water-Source Heat Pumps — Testing and Rating for Performance — Part 2: Water-to-Water and Brine-to-Water Heat Pumps	Water-Source Heat Pumps
ASHRAE 34-2019	Designation and Safety Classification of Refrigerants	Refrigerant Classifications
ASHRAE 194-2017	Method of Test for Direct-Expansion Ground-Source Heat Pumps	Ground-Source Heat Pumps
ASME A112.1.2-2012 (R2017)	Air Gaps in Plumbing Systems (for Plumbing Fixtures and Water-Connected Receptors)	Backflow Protection
ASME A112.1.3-2000 (R2015)	Air Gap Fittings for Use with Plumbing Fixtures, Appliances, and Appurtenances	Backflow Protection
ASME A112.4.1-2009 (R2019)	Water Heater Relief Valve Drain Tubes	Discharge Piping
ASME B1.20.1-2013 (R2018)	Pipe Threads, General Purpose (Inch)	Joints

	250	
ASME B16.18-2018	Cast Copper Alloy Solder Joint Pressure Fittings	Fittings
ASME B16.22-2018	Wrought Copper and Copper Alloy Solder-Joint Pressure Fittings	Fittings
ASME B16.23-2016	Cast Copper Alloy Solder Joint Drainage Fittings: DWV	Fittings
ASME B16.24-2016	Cast Copper Alloy Pipe Flanges, Flanged Fittings, and Valves: Classes 150, 300, 600, 900, 1500, and 2500	Fittings
ASME B16.26-2018	Cast Copper Alloy Fittings for Flared Copper Tubes	Fittings
ASME B16.29-2017	Wrought Copper and Wrought Copper Alloy Solder-Joint Drainage Fittings — DWV	Fittings
ASME B16.51-2018	Copper and Copper Alloy Press-Connect Pressure Fittings	Fittings
ASME BPVC Section VIII.1-2019	Rules for Construction of Pressure Vessels Division 1	Miscellaneous
ASME BPVC Section X-2019	Fiber-Reinforced Plastic Pressure Vessels	Pressure Vessel Construction, Pressure Vessels
ASME SA194-2015	Carbon and Alloy Steel Nuts for Bolts for High Pressure or High Temperature Service, or Both	Mounting
ASSE 1013-2011	Reduced Pressure Principle Backflow Preventers and Reduced Pressure Principle Fire Protection Backflow Pre- venters	Backflow Prevention
ASSE 1017-2009	Temperature Actuated Mixing Valves for Hot Water Distribution Systems	Valves
ASSE 1061-2015	Push-Fit Fittings	Fittings

ASTM A254/A254M-2012 (R2019)	Copper-Brazed Steel Tubing	Piping
ASTM A269/A269M- 2015a (R2019)	Seamless and Welded Austenitic Stainless Steel Tubing for General Service	Piping
ASTM A312/A312M-2019	Seamless, Welded, and Heavily Cold Worked Austenitic Stainless Steel Pipes	Piping
ASTM A420/A420M- 2019a	Piping Fittings of Wrought Carbon Steel and Alloy Steel for Low-Temperature Service	Fittings
ASTM A554-2016	Welded Stainless Steel Mechanical Tubing	Piping
ASTM A778/A778M-2016	Welded, Unannealed Austenitic Stainless Steel Tubular Products	Piping
ASTM B32-2008 (R2014)	Solder Metal	Joints
ASTM B42-2015a	Seamless Copper Pipe, Standard Sizes	Piping
ASTM B43-2015	Seamless Red Brass Pipe, Standard Sizes	Piping
ASTM B75/B75M-2019	Seamless Copper Tube	Piping
ASTM B88-2016	Seamless Copper Water Tube	Piping
ASTM B135/B135M-2017	Seamless Brass Tube	Piping
ASTM B251/B251M-2017	General Requirements for Wrought Seamless Copper and Copper-Alloy Tube	Piping
ASTM B280-2019	Seamless Copper Tube for Air Conditioning and Refrigeration Field Service	Piping
ASTM B302-2017	Threadless Copper Pipe, Standard Sizes	Piping
ASTM B447-2012a	Welded Copper Tube	Piping

ASTM D1693-2015	Environmental Stress-Cracking of Ethylene Plastics	Piping
ASTM D1785-2015 [e1]	Poly(Vinyl Chloride) (PVC) Plastic Pipe, Schedules 40, 80, and 120	Piping
ASTM D2241-2015	Poly(Vinyl Chloride) (PVC) Pressure-Rated Pipe (SDR Series)	Piping
ASTM D2464-2015	Threaded Poly(Vinyl Chloride) (PVC) Plastic Pipe Fittings, Schedule 80	Fittings
ASTM D2466-2017	Poly(Vinyl Chloride) (PVC) Plastic Pipe Fittings, Schedule 40	Fittings
ASTM D2467-2015	Poly(Vinyl Chloride) (PVC) Plastic Pipe Fittings, Schedule 80	Fittings
ASTM D2513-2019	Polyethylene (PE) Gas Pressure Pipe, Tubing, and Fittings	Piping
ASTM D2564-2012 (R2018)	Solvent Cements for Poly(Vinyl Chloride) (PVC) Plastic Piping Systems	Joints
ASTM D2609-2015	Plastic Insert Fittings for Polyethylene (PE) Plastic Pipe	Fittings
ASTM D2683-2014	Socket-Type Polyethylene Fittings for Outside Diameter-Controlled Polyethylene Pipe and Tubing	Fittings
ASTM D2737-2012a	Polyethylene (PE) Plastic Tubing	Piping
ASTM D2846/D2846M-2019a	Chlorinated Poly(Vinyl Chloride) (CPVC) Plastic Hot- and Cold-Water Distribution Systems	Piping
ASTM D3035-2015	Polyethylene (PE) Plastic Pipe (DR-PR) Based on Controlled Outside Diameter	Piping
ASTM D3139-2019	Joints for Plastic Pressure Pipes Using Flexible Elastomeric Seals	Joints

ASTM F438-2017	Socket-Type Chlorinated Poly (Vinyl Chloride) (CPVC) Plastic Pipe Fittings, Schedule 40	Fittings
ASTM F439-2019	Chlorinated Poly (Vinyl Chloride) (CPVC) Plastic Pipe Fittings, Schedule 80	Fittings
ASTM F441/F441M-2015	Chlorinated Poly (Vinyl Chloride) (CPVC) Plastic Pipe, Schedules 40 and 80	Piping
ASTM F442/F442M-2019	Chlorinated Poly (Vinyl Chloride) (CPVC) Plastic Pipe (SDR-PR)	Piping, Plastic
ASTM F493-2014	Solvent Cements for Chlorinated Poly (Vinyl Chloride) (CPVC) Plastic Pipe and Fittings	Joints
ASTM F656-2015	Primers for Use in Solvent Cement Joints of Poly (Vinyl Chloride) (PVC) Plastic Pipe and Fittings	Joints
ASTM F714-2013 (R2019)	Polyethylene (PE) Plastic Pipe (DR-PR) Based on Outside Diameter	Piping
ASTM F876-2019a	Crosslinked Polyethylene (PEX) Tubing	Piping
ASTM F877-2019	Crosslinked Polyethylene (PEX) Hot- and Cold-Water Distribution Systems	Piping
ASTM F1055-2016a	Electrofusion Type Polyethylene Fittings for Outside Diameter Controlled Polyethylene and Crosslinked Polyethylene (PEX) Pipe and Tubing	Fittings
ASTM F1281-2017	Crosslinked Polyethylene/ Aluminum/Crosslinked Polyethylene (PEX-AL-PEX) Pressure Pipe	Piping
ASTM F1282-2017	Polyethylene/Aluminum/Polyethylene (PE-AL-PE) Compo- site Pressure Pipe	Piping
ASTM F1476-2007 (R2019)	Performance of Gasketed Mechanical Couplings for Use in Piping Applications	Fittings

	Use with Cross-linked Polyethylene (PEX) and Polyethylene of Raised Temperature (PE-RT) Tubing	
ASTM F1970-2019	Special Engineered Fittings, Appurtenances or Valves for Use in Poly (Vinyl Chloride) (PVC) or Chlorinated Poly (Vinyl Chloride) (CPVC) Systems	Piping
ASTM F1974-2009 (R2015)	Metal Insert Fittings for Polyethylene/Aluminum/Polyethylene and Crosslinked Polyethylene/Aluminum/Crosslinked Polyethylene Composite Pressure Pipe	Fittings
ASTM F2080-2019	Cold-Expansion Fittings with Metal Compression-Sleeves for Crosslinked Polyethylene (PEX) Pipe and SDR9 Polyethylene of Raised Temperature (PE-RT) Pipe	Fittings
ASTM F2098-2018	Stainless Steel Clamps for Securing SDR9 Cross-linked Polyethylene (PEX) Tubing and SDR9 Polyethylene of Raised Temperature (PE-RT) to Metal Insert and Plastic Insert Fittings	Fittings
ASTM F2159-2019a	Plastic Insert Fittings Utilizing a Copper Crimp Ring, or Alternate Stainless Steel Clamps for SDR9 Cross-linked Polyethylene (PEX) Tubing and SDR9 Polyethylene of Raised Temperature (PE-RT) Tubing	Fittings
ASTM F2165-2019	Flexible Pre-Insulated Plastic Piping	Fittings, Piping and Tubing
ASTM F2389-2019	Pressure-Rated Polypropylene (PP) Piping Systems	Piping
ASTM F2434-2019	Metal Insert Fittings Utilizing a Copper Crimp Ring for SDR9 Cross-linked Polyethylene (PEX) Tubing and SDR9 Cross-linked Polyethylene/Aluminum/Cross-linked Polyethylene (PEX-AL-PEX) Tubing	Fittings
ASTM F2620-2019	Heat Fusion Joining of Polyethylene Pipe and Fittings	Joints

ASTM F2855-2019	Chlorinated Poly (Vinyl Chloride)/Aluminum/Chlorinated Poly (Vinyl Chloride) (CPVC-AL-CPVC) Composite Pressure Tubing	Piping, Plastic
ASTM F3226/F3226M-2019	Metallic Press-Connect Fittings for Piping and Tubing Systems	Fittings
ASTM F3253-2019	Crosslinked Polyethylene (PEX) Tubing with Oxygen Barrier for Hot- and Cold-Water Hydronic Distribution Systems	Piping, Fittings
ASTM F3347-2019a	Metal Press Insert Fittings with Factory Assembled Stainless Steel Press Sleeve for SDR9 Cross-linked Polyethylene (PEX) Tubing	Fittings
ASTM F3348-2019	Plastic Press Insert Fittings with Factory Assembled Stainless Steel Press Sleeve for SDR9 Cross-linked Polyethylene (PEX) Tubing	Fittings
AWS A5.8M/A5.8-2019	Filler Metals for Brazing and Braze Welding	Joints
AWWA C901-2017	Polyethylene (PE) Pressure Pipe and Tubing, ¾ In. (19 mm) Through 3 In. (76 mm), for Water Service	Piping
CSA B137.1-2017	Polyethylene (PE) Pipe, Tubing, and Fittings for Cold-Water Pressure Services	Piping
CSA B137.2-2017	Polyvinylchloride (PVC) Injection-Moulded Gasketed Fittings for Pressure Applications	Fittings
CSA B137.3-2017	Rigid Polyvinylchloride (PVC) Pipe and Fittings for Pressure Applications	Piping, Fittings
CSA B137.5-2017	Crosslinked Polyethylene (PEX) Tubing Systems for Pressure Applications	Piping

CSA B137.11-2017	Polypropylene (PP-R) Pipe and Fittings for Pressure Applications	Piping
CSA B137.18-2017	Polyethylene of Raised Temperature Resistance (PE-RT) Tubing Systems for Pressure Applications	Piping, Fittings
CSA C22.2 No. 108-2014 (R2019)	Liquid Pumps	Pumps
CSA C448.1-2016	Design and Installation of Ground Source Heat Pump Systems for Commercial and Institutional Buildings	Ground-Source Heat Pumps
CSA C448.2-2016	Design and Installation of Ground Source Heat Pump Systems for Residential and Other Small Buildings	Ground-Source Heat Pumps
CSA/IGSHPA C448-2016	Design and Installation of Ground Source Heat Pump Systems for Commercial and Residential Buildings	Miscellaneous
CSA Z21.10.1-2019	Gas Water Heaters, Volume I, Storage Water Heaters with Input Ratings of 75,000 Btu Per Hour or Less (same as CSA 4.1)	Fuel Gas, Appliances
CSA Z21.10.3-2019	Gas-Fired Water Heaters, Volume III, Storage Water Heaters with Input Ratings Above 75,000 Btu Per Hour, Circulating and Instantaneous (same as CSA 4.3)	Fuel Gas, Appliances
IAPMO PS 117-2019	Press Connections	Fittings
IAPMO S1001.1-2013 (R2019)	Design and Installation of Solar Water Heating Systems	Solar Thermal Systems
ICC 900/SRCC 300-2015	Solar Thermal System Standard	Solar Thermal Systems
ICC 901/SRCC 100-2015	Solar Thermal Collector Standard	Collectors
NFPA 70-2020	National Electrical Code	Miscellaneous
NGWA-01-2014	Water Well Construction Standard	Geothermal

NSF 358-3-2016	Cross-Linked Polyethylene (PEX) Pipe and Fittings for Water- Based Ground-Source (Geothermal) Heat Pump Systems	Piping, Fittings
NSF 358-4-2018	Polyethylene of Raised Temperature (PE-RT) Tubing and Fittings for Water-Based Ground-Source (Geothermal) Heat Pump Systems	Piping, Fittings
UL 723-2018	Test for Surface Burning Characteristics of Building Materials	Miscellaneous
UL 778-2016	Motor-Operated Water Pumps (with revisions through January 17, 2019)	Pumps
UL 834-2004	Heating, Water Supply, and Power Boilers — Electric (with revisions through July 17, 2019)	Appliances
UL 1279-2010	Outline of Investigation for Solar Collectors	Electrical
UL 1699B-2018	Photovoltaic (PV) DC Arc-Fault Circuit Protection	Electrical
UL 1703-2002	Flat-Plate Photovoltaic Modules and Panels (with revisions through November 25, 2019)	Electrical
UL 1741-2010	Inverters, Converters, Controllers and Interconnection System Equipment for Use With Distributed Energy Resources (with revisions through February 15, 2018)	Electrical
UL 1995-2015	Heating and Cooling Equipment (with revisions through August 17, 2018)	Heat Pumps
UL 2523-2009	Solid Fuel-Fired Hydronic Heating Appliances, Water Heaters, and Boilers (with revisions through March 16, 2018)	Fuel Gas, Appliances

UL 4703-2014	Photovoltaic Wire	Electrical
UL 6703-2014	Connectors for Use in Photovoltaic Systems (with revisions through December 22, 2017)	Electrical
UL 8703-2011	Outline of Investigation for Concentrator Photovoltaic Mod- ules and Assemblies	Electrical
UL 60335-2-40-2017	Household And Similar Electrical Appliances-Safety-Part 2- 40: Particular Requirements for Electrical Heat Pumps, Air- Conditioners and Dehumidifiers	Heat Pumps
UL 61730-1-2017	Photovoltaic (PV) Module Safety Qualification - Part 1: Requirements for Construction	Electrical
UL 61730-2-2017	Photovoltaic (PV) Module Safety Qualification - Part 2: Requirements for Testing	Electrical
UL 62109-1-2014	Safety of Power Converters for Use in Photovoltaic Power Systems - Part 1: General Requirements (with revisions through April 30, 2019)	Electrical
ASHRAE 90.1-2019	Energy Standard for Buildings Except Low-Rise Residential Buildings	Energy
ASHRAE 93-2010 (RA2014)	Methods of Testing to Determine the Thermal Performance of Solar Collectors	Testing
ASHRAE 95-1981 (RA1987)	Methods of Testing to Determine the Thermal Performance of Solar Domestic Water Heating Systems	Testing
ASHRAE 96-1980 (RA1989)	Thermal Performance of Unglazed Flat-Plate Liquid-Type Solar Collectors	Testing, Collector
ASME A13.1-2015	Scheme for the Identification of Piping Systems	Piping
ASME B16.21-2016	Nonmetallic Flat Gaskets for Pipe Flanges	Joints
ASME B16.34-2017	Valves - Flanged, Threaded, and Welding End	Valves

ASSE 1010-2004	Water Hammer Arresters	Water Supply Component
ASTM A377-2018	Ductile Iron Pressure Pipe	Piping, Ferrous
ASTM A733-2016	Welded and Seamless Carbon Steel and Austenitic Stainless Steel Pipe Nipples	Piping, Ferrous
ASTM D56-2016a	Flash Point by Tag Closed Cup Tester	Testing
ASTM D93-2019	Flash Point by Pensky-Martens Closed Cup Tester	Testing
ASTM D635-2018	Rate of Burning and/or Extent and Time of Burning of Plastics in a Horizontal Position	Testing
ASTM D2235-2004 (R2016)	Solvent Cement for Acrylonitrile-Butadiene-Styrene (ABS) Plastic Pipe and Fittings	Joints
ASTM D2672-2014	Joints for IPS PVC Pipe Using Solvent Cement	Joints
ASTM D2855-2015	Two-Step (Primer and Solvent Cement) Method of Joining Poly (Vinyl Chloride) (PVC) or Chlorinated Poly (Vinyl Chloride) (CPVC) Pipe and Piping Components with Tapered Sockets	Joints
ASTM D3278-1996 (R2011)	Flash Point of Liquids by Small Scale Closed-Cup Apparatus	Testing
ASTM E136-2019a	Assessing Combustibility of Materials Using a Vertical Tube Furnace at 750°C	Furnace
ASTM F480-2014	Thermoplastic Well Casing Pipe and Couplings Made in Standard Dimension Ratios (SDR), SCH 40 and SCH 80	Piping, Plastic
ASTM F891-2016	Coextruded Poly(Vinyl Chloride) (PVC) Plastic Pipe with a Cellular Core	Piping, Plastic
AWS B2.2/B2.2M-2016	Brazing Procedure and Performance Qualification	Certification

BS EN 12976-2-2017	Thermal Solar Systems and Components — Factory Made Systems — Part 2: Test Methods	Solar Thermal Systems
BS EN ISO 9806-2017	Solar Energy — Solar Thermal Collectors — Test Methods	Collector
BS EN ISO 9488-2000	Solar Energy — Vocabulary	Miscellaneous
CSA Z21.22-2015	Relief Valves for Hot Water Supply Systems (same as CSA 4.4)	Valves

(Ord. 2022-0053 § 27, 2022.)

TABLE S 18.2

STANDARDS, PUBLICATIONS, PRACTICES, AND GUIDES

DOCUMENT NUMBER	DOCUMENT TITLE	APPLICATION
CSA Z21.24-2015	Connectors for Gas Appliances (same as CSA 6.10)	Fuel Gas
IAPMO IGC 332-2017a	Hydronic Radiators	Hydronic Systems
IEEE 937-2007	Installation and Maintenance of Lead-Acid Batteries for Photovoltaic (PV) Systems	Installation and Maintenance, Photovoltaic
IEEE 1013-2019	Sizing Lead-Acid Batteries for Stand-Alone Photovoltaic (PV) Systems	Photovoltaic, Sizing
IEEE 1361-2014	Selecting, Charging, Testing, and Evaluating Lead-Acid Batteries Used in Stand-Alone Photovoltaic (PV) Systems	Testing, Evaluation
IEEE 1526-2003	Testing the Performance of Stand-Alone Photovoltaic Systems	Testing, Photovoltaic
IEEE 1547-2018	Interconnection and Interoperability of Distributed Energy Resources with Associated Electric Power Systems Interfaces	Connections, Photovoltaic

MSS SP-80-2019	Bronze Gate, Globe, Angle, and Check Valves	Valves
NFPA 54/Z223.1-2018	National Fuel Gas Code	Fuel Gas
NFPA 274-2018	Test Method to Evaluate Fire Performance Characteristics of Pipe Insulation	Pipe Insulation
NSF 14-2018	Plastic Piping System Components and Related Materials	Piping, Plastic
UL 174-2004	Household Electric Storage Tank Water Heaters (with revisions through December 3, 2019)	Appliances
UL 873-2007	Temperature-Indicating and -Regulating Equipment (with revisions through February 6, 2015)	Electrical
UL 916-2015	Energy Management Equipment	Electrical
UL 1453-2016	Electric Booster and Commercial Storage Tank Water Heaters (with revisions through May 18, 2018)	Appliances
UL 60730-1 2016	Automatic Electrical Controls — Part 1: General Requirements	Electrical

(Ord. 2022-0053 § 27, 2022.)

ABBREVIATIONS IN TABLE S 18.1 AND TABLE S 18.2

AHRI	Air-Conditioning, Heating, and Refrigeration Institute, 2311 Wilson Boulevard, Suite 400, Arlington, VA 22201.
ANSI	American National Standards Institute, Inc., 25 W. 43rd Street, 4th Floor, New York, NY 10036.
ASHRAE	American Society of Heating, Refrigerating and Air Conditioning Engineers, Inc., 1791 Tullie Circle, NE, Atlanta, GA 30329-2305.
ASME	American Society of Mechanical Engineers, Two Park Avenue, New York, NY 10016-5990.

CSA	Canadian Standards Association, 178 Rexdale Boulevard, Toronto, ON, Canada M9W 1R3.
e1	An editorial change since the last revision or reapproval.
IAPMO	International Association of Plumbing and Mechanical Officials, 4755 E. Philadelphia Street, Ontario, CA 91761.
ICC	International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001.
IEEE	The Institute of Electrical and Electronics Engineers, Inc., 3 Park Avenue, 17th Floor, New York, NY 10016-5997.
MSS	Manufacturers Standardization Society of the Valve and Fittings Industry, 127 Park Street NE, Vienna, VA 22180.
NFPA	National Fire Protection Association, 1 Batterymarch Park, Quincy, MA 02169-7471.
NGWA	National Ground Water Association, 601 Dempsey Road, Westerville, OH 43081.
NSF	NSF International, 789 N. Dixboro Road, Ann Arbor, MI 48105.
SRCC	Solar Rating and Certification Corporation, 3060 Saturn Street, Suite 100, Brea, CA 92821.
UL	Underwriters Laboratories, Inc., 333 Pfingsten Road, Northbrook, IL 60062.

(Ord. 2022-0053 § 27, 2022.)

APPENDIX 1 - Legislative History for Ordinance 2269.

Ordinance 2269, the Plumbing Code for Los Angeles County, was originally adopted on May 29, 1933. Ordinance 2269 was kept up to date by frequent amendments until the entire Plumbing Code was repealed and replaced by Ordinance 95-0068. Major amendments, each amending Ordinance 2269 in its entirety or adopting the current edition of the Uniform Plumbing Code, are listed and briefly described in Table A below; amending ordinances are also listed.

Table B covers the legislative history of the county's own Plumbing Code provisions before Ordinance 95-0068 was passed, and gives the specific legislative history for each section. Some repealed material is included for continuity.

Table C shows the correspondence between sections of the 1991 Uniform Plumbing Code and the 1994 Uniform Plumbing Code. The 1991 Uniform Plumbing Code was extensively revised and renumbered to create the 1994 Uniform Plumbing Code.

Provisions of Ordinance 95-0068 and its amendments now comprise Title 28 of the Los Angeles County Code.

	earlier plumbing code provisions) and makes various amendments; amended by Ords. 4671, 5142, 5351, 5735, 5824, 5836 and 5911.
6769	Adopts 1955 Edition of UPC, Chs. 1—13 and Appendices A—F (amends entirety of Ord. 2269 except title of ordinance); adds Part 1 to precede Ch. 1 (Arts. 1—4), administration, and makes various amendments; amended by Ord. 6841.
7385	Adopts 1958 Edition of UPC, Chs. 1—13 and Appendices A—E (amends entirety of Ord. 2269 except title of ordinance); adds Part 1 to precede Ch. 1 (Arts. 1—4), administration, and makes various amendments; amended by Ords. 7723, 8091 and 8142.
8243	Adopts 1961 Edition of UPC, Chs. 1—13 and Appendices A—D (amends entirety of Ord. 2269 except title of ordinance); adds Part 1 to precede Ch. 1 (Arts. 1—4), administration, and makes various amendments; amended by Ord. 8357.
8811	Adopts 1964 Edition of UPC, Chs. 1—13 and Appendices A—D and F (amends entirety of Ord. 2269 except title of ordinance); adds Part 1 to precede Ch. 1 (Arts. 1—4), administration, and makes various amendments; amended by Ords. 8831 and 9401.
9543	Adopts 1967 Edition of UPC, Chs. 1—13 and Appendices A—C, F and G (amends entirety of Ord. 2269 except title of ordinance); adds Part 1 to precede Ch. 1 (Art. 1—§§ 1—5; Art. 2—§§ 21—32; Art. 3—§§ 51—66; Art. 4—§§ 71—85, on administration), and makes various amendments; amended by Ords. 10110 and 10207.
10325	Adopts 1970 Edition of UPC, Chs. 1—13 and all Appendices in place of Chs. 1—13 and Appendices A—C, F and G as previously adopted, and makes various amendments to Part 1 of Ord. 2269 and to UPC provisions; amended by Ords. 10348, 10453, 10518, 10803 and 11065.
11098	Adopts 1973 Edition of UPC, Chs. 1—13 and Appendices A—C, F and G in place of Chs. 1—13 and all Appendices as previously adopted, and makes various amendments to Part 1 of Ord. 2269 and to UPC provisions; amended by Ord. 11243.
11576	Adopts 1976 Edition of UPC, Chs. 1—13 and Appendices A—C, G and I in place of Chs. 1—13 and Appendices A—C, F and G as previously adopted, and makes various amendments to Part 1 of Ord. 2269 and to UPC provisions; amended by Ords. 11710, 12270 and 12299.

Ord. 2269	Amending Ordinances
Article 1	Added by 9543 § 3 (part), 1968 (§§ 1—5).
1	See Art. 1 entry; renumbered to be 1.5; new § 1 added by 84-0210 § 2, 1984; amended by 12339 § 1, 1981; 84-0210 § 2, 1984; 87-0178 § 1, 1987; 90-0046 § 1, 1990; 91-0088 § 1, 1991; 92-0115 § 1, 1992.
1.5	Renumbered from § 1 by 84-0210 § 1, 1984.
2	See Art. 1 entry; amended by 10325 § 3, 1971; 90-0046 § 2, 1990.
3	See Art. 1 entry; amended by 10325 § 4, 1971.
4	See Art. 1 entry; amended by 10325 § 5, 1971; 90-0046 § 3, 1990.
5	See Art. 1 entry; amended by 10325 § 6, 1971.
6	Added by 10325 § 7, 1971.
Article 2	Added by 9543 § 3 (part), 1968 (§§ 21—32).
21—32	See Art. 2 entry.
33	Added by 10325 § 8, 1971; amended by 87-0178 § 3, 1987.
Article 3	Added by 9543 § 3 (part), 1968 (§§ 51—66).
51	See Art. 3 entry; amended by 11243 § 1 (part), 1975; 12270 § 1, 1980.
52	See Art. 3 entry; amended by 11098 § 3, 1975; 82-0090 § 1, 1982.
53	See Art. 3 entry.
54	See Art. 3 entry.
55	See Art. 3 entry.
55.5	Added by 10803 § 1, 1973 and 11098 § 4, 1975.
56	See Art. 3 entry.

	Amended by 82-0101 § 1, 1982; 82-0104 § 1, 1982; 89-0058 § 1, 1989; 90-0128 § 1, 1990; 91-0088 § 2, 1991.
60	See Art. 3 entry; amended by 10325 § 11, 1971; 11098 § 7, 1975; 11576 § 4, 1977; 12270 § 3, 1980; 82-0104 § 2, 1982; 89-0058 § 2, 1989; 90-0128 § 2, 1990; 91-0088 § 3, 1991.
61	See Art. 3 entry; amended by 91-0088 § 4, 1991.
62	See Art. 3 entry.
63	See Art. 3 entry.
64	See Art. 3 entry.
65	See Art. 3 entry.
66	See Art. 3 entry; amended by 10110 § 1, 1970; 10518 § 1, 1972.
67	Added by 91-0088 § 5, 1991.
68	Added by 91-0088 § 6, 1991.
Article 4	Added by 9543 § 3 (part), 1968 (§§ 71—85).
71	See Art. 4 entry; amended by 10325 § 12, 1971; 11098 § 8, 1975.
72	See Art. 4 entry; amended by 11098 § 9, 1975.
73	See Art. 4 entry; amended by 11098 § 10, 1975; 90-0086 § 29(a), 1990.
74	See Art. 4 entry; amended by 12299 § 13, 1981; 90-0086 § 29(b), 1990.
75	See Art. 4 entry.
76	See Art. 4 entry.
77	See Art. 4 entry; amended by 87-0178 § 4, 1987; 91-0088 § 7, 1991.
78	See Art. 4 entry; amended by 11098 § 11, 1975.

84	See Art. 4 entry.
85	See Art. 4 entry; amended by 11098 § 15, 1975; 11243 § 3, 1975; 82-0090 § 2, 1982; 91-0088 § 9, 1991.
Article 5	Added by 89-0003 § 1 (part), 1989.
91—94	See Art. 5 entry.
Chapter 1	
113	Amended by 90-0046 § 4, 1990.
117	Amended by 90-0046 § 5, 1990.
121	Amended by 90-0046 § 1, 1990; 92-0115 § 3, 1992.
122	Amended by 90-0046 § 7, 1990; 92-0115 §§ 4, 5, 1992.
124	Amended by 90-0046 § 8, 1990.
Chapter 2	
201(e)	Amended by 91-0088 § 10, 1991.
201(k)	Added by 92-0115 § 6, 1992.
208(c), (d)	Added by 90-0046 § 9, 1990.
Table A	Amended by 90-0046 §§ 10, 11, 1990.
Chapter 3	
307(a)	Amended by 87-0178 § 6, 1987.
310(h), (i)	Added by 92-0115 § 8, 1992.
314(a)	Amended by 90-0046 § 12, 1990.

324	
Chapter 4	
401(a)	Amended by 84-0210 § 5, 1984; 92-0115 § 11, 1992.
Chapter 5	
503(a)	Amended by 84-0210 § 6, 1984; 92-0115 § 12, 1992.
Chapter 6	
615(g)	
Chapter 8	
802(a)	Amended by 92-0115 § 13, 1992.
803(g)	Added by 90-0046 § 14, 1990.
804(g)	Added by 92-0115 § 14, 1992.
Chapter 9	
906(c)	Added by 92-0115 § 15, 1992.
913	Added by 91-0097U § 1, 1991.
Chapter 10	
1001	Amended by 90-0046 § 16, 1990; 92-0115 § 17, 1992.
1004(a)	Amended by 84-0210 § 7, 1984; 87-0178 § 8, 1987.
1007(e)	Amended by 90-0046 § 17, 1990.
1010	Added by 92-0115 § 18, 1992.
Chapter 11	

1110(c), (d)	
1119(b), (c)	
1119(d)	Amended by 90-0046 § 18, 1990.
119(f)	
Chapter 12	
1203	Added by 90-0046 § 19, 1990.
1213(c)	Amended by 90-0046 § 20, 1990; 92-0115 §§ 23, 24, 1992.
1213(o)	Amended by 87-0178 § 12, 1987.
Chapter 13	
1310(a), (e)	Amended by 87-0178 § 15, 1987; 92-0115 § 27, 1992.
Chapter 14	Added by 91-0116 § 1 (part), 1991.
1401	See Ch. 14 entry.
1402	See Ch. 14 entry.
1403	See Ch. 14 entry.
1404	See Ch. 14 entry.
1405	See Ch. 14 entry.
1406	See Ch. 14 entry.
1407	See Ch. 14 entry.
1408	See Ch. 14 entry.
1409	See Ch. 14 entry.

Table T-2	Amended by 90-0046 § 21, 1990.
Appendix B	
Introductory paragraph	
Appendix C	
Introductory paragraph	
Appendix D	
D-1(a), D-1(c)	Amended by 92-0115 § 28, 1992.
Appendix G	Added by 87-0178 § 16, 1987; amended by 95-0029 § 5, 1995.
Appendix I	
Introductory paragraph	
I-1(b)	
I-1(c)	
I-1(g)—(i)	Amended by 87-0178 § 17, 1987.
I-3(3), (4)	
I-4(b)	
I-6(b)	
I-6(h)	
I-7(b)	

Table I-1	Amended by 87-0178 § 18, 1987.
Table I-2	
Table I-3	Amended by 84-0210 § 10, 1984; 87-0178 § 19, 1987.
Table I-4	
Table I-5	
Appendix S	Added by 82-0101 § 2 (part), 1982.
S-1	See Appx. S entry.
S-2	See Appx. S entry.
S-3	See Appx. S entry.
S-4	See Appx. S entry.
S-5	See Appx. S entry.
S-6	See Appx. S entry.
S-7	See Appx. S entry; amended by 84-0210 § 11, 1984.
S-8	See Appx. S entry.
S-9	See Appx. S entry; amended by 84-0210 § 12, 1984.
S-10	See Appx. S entry.
S-11	See Appx. S entry.
S-12	See Appx. S entry.
S-13	See Appx. S entry.

Table C

1	100.0	UPC Adoption by Reference
Article 1	101.0	General Provisions
1.5	101.1	Title
2	101.2	Purpose and Intent
3	101.3	Scope
4	101.4	Chief Plumbing Inspector
5	101.5	Use of Terms
6	101.6	Jurisdiction Over Public Sewers and Their Maintenance
Article 2	102.0	Duties of Plumbing Inspector
21	102.1	Submission of and Checking of Plans
22	102.2	Fees
23	102.3	Inspection
24	102.4	Certificates of Approval
25	102.5	Work Rejected
26	102.6	Corrections
27	102.7	Investigation
28	102.8	Records
29	102.9	Qualification and Registration
30	102.10	Right of Entry
31	102.11	Dangerous and Insanitary Construction

53	103.3	House Sewers in New Development
54	103.4	Other Permits
55	103.5	Work in Public Highways
55.5	103.6	Decorative Gas Lighting Devices and Appliances
56	103.7	Work Not Requiring Permit
57	103.8	Issuance of Permits
58	103.9	Application for Permit
59	103.10	Cost of Permit; Table No. I; Table No. II
60	103.11	Plan Check Fee
61	103.12	Investigation Fee for Work Without Permit
62	103.13	Surrender of Permit
63	103.14	Suspension or Revocation of Permit
64	103.15	Refund
65	103.16	Transfer
66	103.17	Exemption from Fee
67	103.18	Noncompliance Fee
68	103.19	Annual Review of Fees
Article 4	105.0	Qualification, Registration and Licensing
71	105.1	General Registration Requirements
72	105.2	Definitions

78	105.8	Issuance of Certificate of Registration
79	105.9	Failure to Appear or to Pass Examination
80	105.10	Extension by Reason of Military Service
81	105.11	Certificate Fees
82	105.12	Refund of Fees
83	105.13	Duties of Holders of Certificate of Registration
84	105.14	Charges Against Holders of Certificate of Registration
85	105.15	Expiration and Renewal of Certificate and Licensing
Article 5	106.0	Sewage Disposal Systems in Geologically Unstable Areas
91	106.1	Mandatory Connection to Public Sewer System
92	106.2	Compliance
93	106.3	Enforcement and Penalties
94	106.4	Reconsideration
Chapter 1	Chapter 2	DEFINITIONS
113(b)	202.0-L	Lavatory
117(d)	202.0-P	Personal Service Room
121(a)	202.0-T	Toilet
121(b)	202.0-T	Toilet Room
121(c)	202.0-T	Toxic Material

201(k)	301.1.5	One and Two Family Dwellings
208(c)	604.5	Delete
208(d)	903.3	Delete
Table A	Table 14-1	Plumbing Material Standards
Note 7	316.1.3	Delete
Chapter 3		GENERAL REGULATIONS, GENERAL INSTRUCTIONS AND REQUIREMENTS
307(a)	308.1	Location
310(h)	311.9	Prohibited Fittings and Practices
310(i)	311.10	Prohibited Fittings and Practices
314(a)	101.3.1	Repairs and Alterations
314(b)	101.3.2	Repairs and Alterations
315(b)	313.2	Protection of Piping, Materials and Structures
315(f)	313.6	Protection of Piping, Materials and Structures
318(a)1	104.1.1	Inspection and Testing
323	101.9	Board of Appeals
324	101.10	Violations and Penalty
Chapter 4	Chapter 7	DRAINAGE SYSTEMS
401(a)	701.1	Delete
401(a)1	701.1.1	Delete
401(a)2	701.1.2	Materials

Chapter 6		INDIRECT WASTE PIPING, WET VENTED SYSTEMS AND SPECIAL WASTES
615(g)		Delete
Chapter 8		JOINTS AND CONNECTIONS
802(a)	310.3	Delete
803(g)	606.2.3	Use of Joints
804(g)	313.5.1	Special Joints
Chapter 9	Chapter 4	PLUMBING FIXTURES
906(c)	407.3	Drinking Fountains
913	415.0	Ultra Low Flush Water Closets and Urinals
Chapter 10	Chapter 6	WATER DISTRIBUTION
1001	601.0	Running Water Required
1004(a)	604.1	Materials
1007(e)	608.5	Relief Valves
1010	414	
Chapter 11	Chapter 7	BUILDING SEWERS AND PRIVATE SYSTEMS
1102(c)	714.3	Damage to Public Sewer or Private Sewage Disposal System
1105	717.0	Building Sewer Requirements
1107(b)	719.2	Cleanouts
1110(a)	721.1	Location

		Facilities
1119(d)	722.4	Abandoned Sewers and Sewage Disposal Facilities
1119(f)	772.6	Abandoned Sewers and Sewage Disposal Facilities
Chapter 12	Chapter 12	FUEL GAS PIPING
1203(a)	103.1.1	Permit
1203(b)	103.1.2	Permit
1213(c)	1211.3	Installation of Gas Piping
1213(o)	1211.17	Delete
Chapter 13	Chapter 5	WATER HEATERS AND VENTS
1310(a)	510.1	Protection From Damage
1310(e)		Delete
Chapter 14	Appendix G	GREY WATER SYSTEMS FOR RESIDENTIAL OCCUPANCIES
Appendix A	Appendix A	RECOMMENDED RULES FOR SIZING THE WATER SUPPLY SYSTEM
Basic Provisions	Basic Provisions	
Table A-2	Table A-2	Note
Appendix B	Appendix B	EXPLANATORY NOTES ON COMBINATION WASTE AND VENT SYSTEMS
Basic Provisions	Basic Provisions	

D-1(c)	D-1(c)	Materials
Appendix G	Appendix K	SWIMMING POOLS
Appendix I	Appendix I	PRIVATE SEWAGE DISPOSAL SYSTEMS
Basic Provisions	Basic Provisions	
I-1(b)	I-1(b)	Private Sewage Disposal
I-1(c)	I-1(c)	Delete
I-1(g)	I-1(g)	Private Sewage Disposal
I-1(h)	I-1(h)	Private Sewage Disposal
I-1(i)	I-1(i)	Private Sewage Disposal
I-3(3)	I-3(3)	Area of Disposal Fields and Seepage Pits
I-3(4)	I-3(4)	Area of Disposal Fields and Seepage Pits
I-4	I-4	Percolation Test
I-6(b)	I-6(b)	Disposal Fields
I-6(h)	I-6(h)	Disposal Fields
I-7(b)	I-7(b)	Seepage Pits
I-10(a)	I-10(a)	Inspection
I-11	I-11	Abandoned Sewers and Sewage Disposal Facilities
I-13	I-13	Protection of Beachfront Septic Tank and Other Elements of On-site Sewage Disposal Systems
Table I-1	Table I-1	Location of Sewage Disposal

Title 29 - MECHANICAL CODE

Chapter 1 - ADMINISTRATION

Part I - GENERAL PROVISIONS

100 - ADOPTION AND INCORPORATION BY REFERENCE

Except as hereinafter changed or modified, Sections 1.2.0 through 1.14.0 of Chapter 1, Division I, of that certain Mechanical Code known and designated as the 2022 California Mechanical Code as published by the California Building Standards Commission are adopted and incorporated by reference into this Title 29 of the Los Angeles County Code, as if fully set forth below, and shall be known as Sections 119.1.2.0 through 119.1.14.0, respectively, of Chapter 1 of Title 29 of the Los Angeles County Code.

Except as hereinafter changed or modified, Chapters 2 through 17, and Appendices B, C, and D, of that certain Mechanical Code known and designated as the 2022 California Mechanical Code, as published by the California Building Standards Commission, are adopted and incorporated by reference into this Title 29 of the Los Angeles County Code as if fully set forth below, and shall be known as Chapters 2 through 17, and Appendices B, C, and D, of Title 29 of the Los Angeles County Code.

A copy of the 2022 California Mechanical Code shall be at all times maintained by the Chief Mechanical Inspector for use and examination by the public.

(Ord. 2022-0054 § 2, 2022; Ord. 2019-0059 § 2, 2019; Ord. 2016-0056 § 2, 2016; Ord. 2013-0051 § 2, 2013; Ord. 2010-0056 § 2, 2010; Ord. 2007-0111 § 2 (part), 2007; Ord. 2002-0079 § 2, 2002; Ord. 99-0043 § 2, 1999; Ord. 95-0070 § 3 (part), 1995.)

101 - TITLE

Title 29 of the Los Angeles County Code shall be known as the Los Angeles County Mechanical Code, may be cited as such, and will be referred to in this ordinance as "this Code."

(Ord. 2007-0111 § 2 (part), 2007; Ord. 95-0070 § 3 (part), 1995.)

102 - PURPOSE AND INTENT

The purpose of this Code is to provide minimum standards to preserve the public health, safety and welfare by regulating the design, construction, installation, quality of materials, location, operation, and maintenance of heating, ventilating, cooling, refrigeration systems, and other miscellaneous heat-producing appliances. Consistent with this purpose, the provisions of this Code are intended and always have been intended to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

The provisions of this Code shall apply to the erection, installation, alteration, repair, relocation, replacement, addition to, use, or maintenance of any heating, ventilating, cooling, refrigeration systems, incinerators or other miscellaneous heat-producing appliances.

Where, in any specific case, different sections of this Code specify different materials, methods of construction or other requirements, the most restrictive shall govern.

Where the requirements of this Code conflict with the requirements of Title 28 - Los Angeles County Plumbing Code, the Plumbing Code shall prevail.

Except as hereinafter changed or modified, the building standards contained in the Uniform Mechanical Code of the International Association of Plumbing and Mechanical Officials, which are published in the California Building Standards Code, are applicable to all occupancies and uses throughout the County of Los Angeles. Amendments to the building standards contained in the Uniform Mechanical Code, by state agencies, are applicable only to those occupancies or uses which the state agency making the amendment is authorized to regulate.

(Ord. 2013-0051 § 3, 2013; Ord. 2007-0111 § 2 (part), 2007; Ord. 2002-0079 § 3, 2002; Ord. 99-0043 § 3, 1999; Ord. 95-0070 § 3 (part), 1995.)

104 - CHIEF MECHANICAL INSPECTOR

The office of Chief Mechanical Inspector exists in the Building and Safety Division of the Department of Public Works. The Chief Mechanical Inspector shall administer the provisions of this Code under the supervision and control of the Director of the Department of Public Works and shall be a competent mechanical engineer well versed in accepted mechanical engineering practices and techniques, construction and installation methods, and in the statutes of the State of California and the ordinances of the County of Los Angeles relating to heating, ventilating, cooling, refrigeration systems, and other miscellaneous heat-producing equipment.

(Ord. 2007-0111 § 2 (part), 2007; Ord. 95-0070 § 3 (part), 1995.)

105 - USE OF TERMS

Whenever the term "Chief Mechanical Inspector," "Mechanical Inspector," "Authority Having Jurisdiction" or "Building Official" is used in this Code, other than in Section 104, such term shall be construed to mean the "Director of the Department of Public Works" of the County of Los Angeles or his authorized representative.

(Ord. 2007-0111 § 2 (part), 2007; Ord. 95-0070 § 3 (part), 1995.)

106 - EXISTING EQUIPMENT

Heating, ventilating, cooling, refrigeration systems, or other miscellaneous heat-producing appliances lawfully installed prior to the effective date of this Code may have their existing use, maintenance or repair continued if the use, maintenance or repair is in accordance with the original design and location and is not a hazard to life, health, or property.

Refer to Section 302.2 for the requirements for alternate materials and methods of construction and modifications.

(Ord. 2016-0056 § 3, 2016.)

108 - RESERVED

109 - BOARD OF APPEALS*

In order to hear and decide appeals of orders, decisions, or determinations made by the Authority Having Jurisdiction relative to the application and interpretations of this Code, the Board of Examiners of Plumbers provided for in Section 105.3 of Title 28 of the Los Angeles County Code, known as the Plumbing Code, shall act as a Board of Appeals. The Board shall adopt reasonable rules and regulations for conducting its investigations, which may be separate and distinct from, or may be a part of, the rules and regulations, if any, of the Board of Examiners of Plumbers. The Board shall render all decisions and findings in writing.

The Board of Appeals shall have no authority relative to interpretation of the administrative portions of this Code, nor shall the Board of Appeals be empowered to waive requirements of this Code.

A fee of $581.45 shall be paid to the Department of Public Works whenever a person requests a hearing before the Board of Appeals. The appellant shall cause to be made at his own expense any tests or research required by the Board to substantiate his claims.

(Ord. 2010-0056 § 4, 2010; Ord. 2007-0111 § 2 (part), 2007; Ord. 2002-0079 § 5, 2002; Ord. 95-0070 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

110 - DUTIES OF THE MECHANICAL INSPECTOR

110.1 - Submission of and Checking of Plans.

The Mechanical Inspector shall examine and check plans and specifications, drawings, descriptions, and diagrams required by Section 112.1 of this Code and upon approval thereof shall issue the permit applied for.

(Ord. 95-0070 § 3 (part), 1995.)

110.2 - Fees.

The Mechanical Inspector shall collect such fees as are required by this code and issue receipts therefor, copies of which shall be maintained as a record in his office. He shall transfer all fees collected by him to the proper authority provided by law to receive such funds.

(Ord. 95-0070 § 3 (part), 1995.)

110.3 - Inspection.

110.5 - Work Rejected.

The Mechanical Inspector shall have the authority to reject all work done or being done or materials used or being used which do not comply with the provisions of this Code and amendments thereto and any other pertinent laws and ordinances.

(Ord. 2002-0079 § 6, 2002; Ord. 95-0070 § 3 (part), 1995.)

110.6 - Corrections.

The Mechanical Inspector may order changes in workmanship or materials, or both, to obtain compliance with the provisions of this Code.

(Ord. 95-0070 § 3 (part), 1995.)

110.7 - Investigation.

The Mechanical Inspector may investigate any construction or work regulated by this Code, and issue such notices and orders as provided under Section 110.10.

(Ord. 95-0070 § 3 (part), 1995.)

110.8 - Records.

The Mechanical Inspector shall keep a complete record of all the essential transactions of his office.

(Ord. 95-0070 § 3 (part), 1995.)

110.9 - Permission to Enter.

Every applicant for a permit (pursuant to Section 111) shall be deemed to have given his permission to the Mechanical Inspector or his duly authorized representative to enter at reasonable times any building, structure or premises to which the permit relates to perform any duty imposed upon him by this Code. Every person who denies or prevents, obstructs, or attempts to deny, prevent or obstruct such access is guilty of a misdemeanor.

(Ord. 95-0070 § 3 (part), 1995.)

110.10 - Dangerous Construction or Equipment.

Whenever it is brought to the attention of the Mechanical Inspector that any construction or equipment regulated by this Code is dangerous, unsafe, or a menace to life, health or property or is in violation of this Code, the Mechanical Inspector shall have the authority to make an investigation.

The Mechanical Inspector shall have the authority to order any person, firm or corporation using or maintaining any such condition or responsible for the use or maintenance thereof to discontinue the use of or maintenance thereof or to repair, alter, change, remove or demolish same, as he, in his discretion, may consider necessary for the protection of life, health or property. The

The liability and indemnification of the Chief Mechanical Inspector and any of his subordinates are governed by the provisions of Division 3.6 of Title 1 of the Government Code.

(Ord. 95-0070 § 3 (part), 1995.)

110.12 - Stop Orders.

Whenever any work regulated by this Code is being done contrary to the provisions thereof, the Mechanical Inspector may order the work stopped by notice in writing served on any persons engaged in doing or causing such work to be done. Any such persons shall forthwith stop such work until authorized by the Mechanical Inspector to proceed with the work.

(Ord. 95-0070 § 3 (part), 1995.)

111 - PERMITS

111.1 - Permits Required.

No person shall install, alter, reconstruct or repair any heating, ventilating, cooling, or refrigeration equipment unless a permit therefor has first been obtained from the Chief Mechanical Inspector.

A permit shall be obtained for all heating, ventilating, cooling, or refrigeration equipment, moved with, or installed in, any relocated building. A separate permit shall be obtained for the equipment installed in each separate building or structure. Permits are not transferable from one person to another or from one location to another.

No permit shall be required for the following:

1. Any portable heating appliance.
2. Any portable ventilating equipment.
3. Any portable cooling unit.
4. Any steam, hot, or chilled water piping within any heating or cooling equipment regulated by this Code.
5. Replacement of any component part or assembly of an appliance which does not alter its original approval and complies with other applicable requirements of this Code.
6. Any portable evaporative cooler.
7. Any refrigerating equipment which is a part of the equipment for which a permit has been issued pursuant to the requirements of this Code.
8. Any unit refrigerating system.

(Ord. 2007-0111 § 2 (part), 2007; Ord. 2002-0079 § 7, 2002; Ord. 99-0043 § 5, 1999; Ord. 95-0070 § 3 (part), 1995.)

111.2 - Permit Application.

To obtain a permit, the applicant shall file an application on forms furnished for that purpose. The application shall contain all information necessary to the lawful enforcement of the provisions of this Code.

112.1 - Plans Required.

The Authority Having Jurisdiction may require the submission of plans, specifications, drawings, and such other information as he may deem necessary, prior to the commencement of and at any time during the progress of any work regulated by this Code.

The issuance of a permit upon plans and specifications shall not prevent the Authority Having Jurisdiction from thereafter requiring the correction of errors in said plans and specifications, or from preventing construction operations being carried on thereunder when in violation of this Code or of any other pertinent ordinance, or from revoking any certificate of approval when issued in error.

(Ord. 2007-0111 § 2 (part), 2007; Ord. 2002-0079 § 9, 2002; Ord. 95-0070 § 3 (part), 1995.)

112.2 - Plan Check Fees.*

A plan checking fee shall be paid to the Chief Mechanical Inspector at the time of submitting the plans and specifications for work as described in Section 112.1 above. Said fee shall be as follows:

1. For projects requiring a mechanical code plan check, the fee shall be equal to the greater of either 50 percent of the required mechanical permit fee as set forth in Section 114 of this Code.

EXCEPTION: Identical appliances of 100,000 BTU or less, installed in a single building:

Up to and including 10	50 percent of permit fee
For each appliance over 10	an additional 5 percent of permit fee

2. When mechanical plan check is required and any of the following systems are included in the proposed work, a supplemental plan review fee, in addition to the fee specified in paragraph 1, above, shall be collected for each of these systems as follows:

(i) Food processing establishments containing a commercial type I or II hood	$227.73
(ii) Garage ventilation systems required by Title 26 of the Los Angeles County Code	$227.73
(iii) Stair pressurization systems installed in compliance with the provisions of Title 26 of the Los Angeles County Code	$227.73
(iv) Product conveying systems installed in compliance with Chapter 5 of this Code	$227.73
The minimum plan checking fee shall be	$148.08

part of the plan check applicant. The payment of said charges shall not exempt any person from compliance with other provisions of this Code.

(Ord. 2019-0059 § 3, 2019; Ord. 2007-0111 § 2 (part), 2007; Ord. 2002-0079 § 10, 2002; Ord. 95-0070 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

113 - VALIDITY AND LENGTH OF PERMIT

(Ord. 2007-0111 § 2 (part), 2007)

113.1 - Validity.

The issuance or granting of a permit or approval of plans and specifications shall not be construed to be a permit for, or an approval of, any violation of any of the provisions of this Code or of any other laws or ordinances. No permit presuming to give authority to violate or cancel the provisions of this Code or any other laws or ordinances shall be valid.

The issuance of a permit based upon plans and specifications shall not prevent the Building Official from thereafter requiring the correction of errors in said plans and specifications, or from preventing construction being carried on thereunder when in violation of this Code or of any other laws and ordinances.

(Ord. 2002-0079 § 11, 2002; Ord. 95-0070 § 3 (part), 1995.)

113.2 - Expiration.

Every permit issued by the Building Official under the provisions of this Code shall expire by limitation, and become null and void, if the work authorized by such permit is not commenced within 12 months from the date such permit is issued, or the work authorized by such permit is suspended or abandoned for a period of 180 days, or permittee fails to obtain inspection as required by the provisions of Section 115.0 of this Code for a period of 180 days.

Exception: Permits issued to abate violation(s) in conjunction with a code enforcement action shall expire and become null and void at a date not to exceed 12 months from the issuance date or other date determined by the Building Official.

The Building Official may grant one or more extensions of the time for action by the permittee for a period not exceeding 180 days from the date of expiration upon written request from the permittee and payment of a fee in an amount determined by the Building Official, not to exceed 25 percent of the permit fee. Once a permit, including any extension(s) thereof, has expired, the permittee shall file a new application as specified in Section 111.2.

(Ord. 2019-0059 § 4, 2019; Ord. 2013-0051 § 6, 2013; Ord. 2002-0079 § 12, 2002; Ord. 99-0043 § 6, 1999; Ord. 95-0070 § 3 (part), 1995.)

113.3 - Suspension or Revocation.

The Building Official may, in writing, suspend or revoke a permit issued under provisions of this Code whenever the permit is issued in error or on the basis of incorrect information supplied, or in violation of any ordinance or regulation or any of the provisions of this Code.

was necessary and had not previously applied for a permit from the Building and Safety Division of the County of Los Angeles.

The payment of the investigation fee shall not exempt any person from compliance with all other provisions of this Code nor from any penalty prescribed by law.

(Ord. 95-0070 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

113.5 - Refund.

In the event that any person shall have obtained a permit and no portion of the work or construction covered by such permit shall have been commenced and such permit shall have been canceled without any work having been done as provided for in Section 113.2, the permittee upon presentation to the Chief Mechanical Inspector of a request therefor in writing, shall be entitled to a refund in an amount equal to 80 percent of the fee actually paid for such permit.

When approved by the Chief Mechanical Inspector and upon verification of eligibility, each such refund shall be paid as provided by law for the payment of claims against the County. No refund shall be made when a permit has been obtained by falsification or misrepresentation and has been revoked for such cause.

(Ord. 2016-0056 § 4, 2016; Ord. 95-0070 § 3 (part), 1995.)

113.6 - Exemption from Fees.

The requirement for fees contained in this Code shall not apply when the collection of such fees is contrary to the provisions of any contract to which the County of Los Angeles is a part or is legally prohibited by statute.

(Ord. 95-0070 § 3 (part), 1995.)

113.7 - Transfer.

Permits are not transferable from one person to another or from one location to another.

(Ord. 95-0070 § 3 (part), 1995.)

113.8 - Noncompliance Fee.*

If the Chief Mechanical Inspector in the course of enforcing the provisions of this Code or any state law issues an order to any person and that person fails to comply with the order within 15 days following the due date for compliance stated in the order, including any extensions thereof, then the Chief Mechanical Inspector shall have the authority to collect a noncompliance fee.

The noncompliance fee shall not be imposed unless the order states that a failure to comply within 15 days after the compliance date specified in the order will result in the fee being imposed. No more than one such fee shall be collected for failure to comply with an order. The amount of the noncompliance fee shall be $136.78 per building for Group R Division 3 occupancies and $273.77 per building for all other occupancies and shall be in addition to the fees specified elsewhere in this Code.

2. For the installation, alteration or relocation of each refrigeration compressor or absorption unit, and for each fuel-burning furnace, heater, boiler, and vented decorative appliance including vents attached thereto:	
Up to and including 100,000 BTU	$36.71
More than 100,000 BTU up to and including 500,000 BTU	$70.72
More than 500,000 BTU	$177.12
3. For each air inlet and air outlet served by any air conditioning system	$5.70
Or, when the number of air inlets and outlets is unknown, for each 1,000 square feet or fraction thereof of conditioned area	$50.29
(NOTE: An air-conditioning system includes heating and/or cooling.)	
4. For the installation, relocation or replacement of each appliance vent installed and not included in any appliance permit	$17.42
5. For the installation or alteration of each air-handling unit for air conditioning, including ducts attached thereto:	
Up to and including 2,000 CFM	
Each unit up to 10	$17.42
Each unit over 10	$5.39
More than 2,000 CFM to and including 10,000 CFM	$52.68
More than 10,000 CFM	$88.56

Each fan over 10	$7.57
8. For each ventilation system which is not a portion of any air-conditioning system for which a permit is required elsewhere in the Code	$45.84
9. For the installation of each commercial kitchen hood, or spray booth or product-conveying duct system, served by mechanical exhaust, including the fans and ducts attached thereto	$88.56
10. For the installation of each fire damper	$14.31
11. For the alteration of an existing duct system for which a permit is not required elsewhere in this Code	$36.71

(Ord. 2007-0111 § 2 (part), 2007; Ord. 95-0070 § 3 (part), 1995.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

115 - INSPECTION

All equipment for which a permit is obtained under this Code shall be inspected by the Building Official.

No portion of any equipment intended to be concealed by any permanent portion of the building shall be concealed until inspected and approved.

When the installation of any equipment is complete, a second or final inspection shall be made.

Equipment regulated by this Code shall not be connected to the fuel or power supply until authorized by the Building Official.

EXCEPTION: The requirements of this Section shall not be considered to prohibit the operation of any heating equipment installed to replace existing heating equipment serving an occupied portion of a building, in the event a request for inspection of such heating equipment has been filed with the Division not more than 48 hours after such replacement work is completed, and before any portion of such equipment is concealed by any permanent portion of the building.

A final inspection approval may, upon notice, be revoked by the Building Official if he finds that the heating, ventilating, cooling, or refrigeration equipment fails in any respect to comply with the requirements of this Code, or that the installation is unsafe, dangerous, or a hazard to life or property.

(Ord. 2007-0111 § 2 (part), 2007; Ord. 95-0070 § 3 (part), 1995.)

116 - REQUEST FOR INSPECTION

The fees contained in this Code shall be reviewed annually by the Director of the Department of Public Works. Beginning on July 1, 1992, and thereafter on each succeeding July 1, the amount of each fee in this Code shall be adjusted as follows: Calculate the percentage movement between March of the previous year and March of the current year in the Consumer Price Index (CPI) for all urban consumers in the Los Angeles-Long Beach-Anaheim, CA areas, as published by the United States Government Bureau of Labor Statistics, and adjust each fee by said percentage amount; provided, however, that no adjustment shall decrease any fee and no fee shall exceed the reasonable cost of providing services. When it is determined that the amount reasonably necessary to recover the cost of providing services is in excess of this adjustment, the Chief Mechanical Inspector may present fee proposals to the Board of Supervisors for approval.

(Ord. 2022-0054 § 3, 2022; Ord. 2019-0059 § 5, 2019; Ord. 2007-0111 § 2 (part), 2007; Ord. 99-0043 § 7, 1999; Ord. 95-0070 § 3 (part), 1995.)

118 - VIOLATIONS AND PENALTIES

It shall be unlawful for any person, firm, or corporation to erect, install, alter, repair, relocate, add to, replace, use or maintain heating, ventilating, cooling, or refrigeration equipment in the jurisdiction, or cause the same to be done, contrary to or in violation of any of the provisions 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 the effective date of this Code, shall constitute a continuing violation of this Code.

Any person, firm or corporation violating any of the provisions of this Code shall be guilty of a misdemeanor, and each such person shall be guilty of a separate offense for each and every day or portion thereof during which any violation of any of the provisions of this Code is committed, continued, or permitted, and upon conviction of any such violation, such person shall be punishable by a fine of not more than $1000.00 or by imprisonment for not more than six months, or by both such fine and imprisonment.

The provisions of this section are in addition to and independent of any sanctions, penalties, or costs which are or may otherwise be imposed for a violation of any provisions of this Code.

(Ord. 2007-0111 § 2 (part), 2007; Ord. 2002-0079 § 13, 2002.)

119 - APPLICATION OF STATE AGENCIES

Following is a list of the state agencies that adopt building standards, the specific scope of application of the agency responsible for enforcement, and the specific statutory authority of each agency to adopt and enforce such building standards, unless otherwise stated.

(Ord. 2007-0111 § 2 (part), 2007)

Chapter 2 - DEFINITIONS

204.0 - B

Building Code. The most recent edition of Title 26 of the Los Angeles County Code.

302.2 - ALTERNATE MATERIALS AND METHODS OF CONSTRUCTION AND MODIFICATIONS.

302.2.1 - Alternate Materials and Methods of Construction.

Nothing in this Code is intended to prevent the use of systems, methods, or devices of equivalent or superior quality, strength, fire resistance, effectiveness, durability, and safety over those prescribed by this Code. Technical documentation shall be submitted to the Authority Having Jurisdiction to demonstrate equivalency. The Authority Having Jurisdiction shall have the authority to approve or disapprove the system, method, or device for the intended purpose on a case-by-case basis.

(Ord. 2022-0054 § 7, 2022.)

. . .

302.2.1.1 - Testing.

. . .

302.2.1.1.1 - Tests.

. . .

302.2.1.1.2 - Request by the Authority Having Jurisdiction.

. . .

302.2.1.2 - Application.

Application for the use of an alternate material or method of construction shall be submitted in writing to the Chief Mechanical Inspector together with a filing fee of $296.16. When staff review exceeds two hours, an additional fee of $148.08 per hour shall be charged for each hour, or fraction thereof, in excess of two hours.

(Ord. 2022-0054 § 7, 2022.)

* **Editor's note:** Fee changes in this section were made by the director of public works due to increases in the Consumer Price Index and are effective July 1, 2023.

302.2.2 - Modifications.

Whenever there are practical difficulties involved in carrying out the provisions of this Code, the Authority Having Jurisdiction shall have the authority to grant modifications on a case-by-case basis, upon application of the owner or the owner's authorized agent, provided that the Authority Having Jurisdiction shall first find that a special individual reason makes the strict letter of this Code impractical, and that the modification is in conformity with the spirit and purpose of this Code, and that such modification does not

ventilation. Part I addresses environmental air ducts and product-conveying systems. Part II addresses commercial hoods and kitchen ventilation. Ventilation systems installed to control occupational health hazards shall comply with the requirements of the Health Officer.

(Ord. 2022-0054 § 8, 2022.)

510.1.6 - Bracing and Supports.

Duct bracing and supports shall be of noncombustible material, securely attached to the structure, not less than the gauge required for grease-duct construction, and designed to carry gravity and lateral loads within the stress limitations of the Building Code. Bolts, screws, rivets, and other mechanical fasteners shall not penetrate duct walls.

(Ord. 2022-0054 § 9, 2022.)

Chapter 6 - DUCT SYSTEMS

603.7.1.1 - Rectangular Ducts.

Supports for rectangular ducts shall be installed on two opposite sides of each duct and shall be welded, riveted, bolted, or metal screwed to each side of the duct at intervals specified.

(Ord. 2022-0054 § 10, 2022.)

Chapter 11 - REFRIGERATION

1114.4 - Approvals Required.

The method of discharge of systems containing other than group A1 refrigerants shall comply with the pertinent requirements of Title 32 (Fire Code) and Division 2 of Title 20 (Sanitary Sewer and Industrial Waste) of the Los Angeles County Code.

(Ord. 2022-0054 § 11, 2022.)

APPENDIX 1 - LEGISLATIVE HISTORY FOR ORDINANCE 9544.

Ordinance 9544, the Mechanical Code for Los Angeles County, was originally adopted on March 14, 1968. Ordinance 9544 was kept up to date by later amendments until the entire Mechanical Code was repealed and replaced by Ordinance 95-0070. Major amendments to Ordinance 9544, each adopting the current edition of the Uniform Mechanical Code, are listed and briefly described in Table A below; amending ordinances are also listed.

Table B covers the legislative history of the county's own Mechanical Code provisions before Ordinance 95-0070 was passed, and gives the specific legislative history for each section.

10324	Adopts 1970 Edition of UMC, with Appendices A and C, by substituting Chs. 1—17, 19 and Appendices A and C for provisions adopted by Ordinance 9544; amended by 10519.
11097	Adopts 1973 Edition of UMC, with Appendices A and C, by substituting Chs. 4—17, 19 and Appendices A and C in place of Chs. 4—17, 19 and Appendices A and C of Ordinance 9544; amended by 11242.
11575	Adopts 1976 Edition of UMC, with Appendices A and C, by substituting Chs. 4—17, 19—20 and Appendices A and C in place of Chs. 4—17, 19 and Appendices A and C of Ordinance 9544; amended by 12269 (effective December 26, 1980).
11684	Adopts with various changes, as non-mandatory design guide, 1976 Edition of Uniform Solar Energy Code (including all appendices) as Appendix D to UMC, and adds § 511 to Ordinance 9544 (effective April 30, 1978); repealed by Ordinance 84-0163 § 32, 1984.

For later amendments, see the Ordinance List and Disposition Table in Volume 8 of this code, and legislative history notes following individual sections in Title 29.

Table B

Ord. 9544	Amending Ordinances
Chapter 1	Amended by 10324 § 2 (part), 1971.
100	Added by 9544 § 1, 1968; amended by 12269 § 1, 1980; 84-0163 § 1, 1984; 87-0179 § 1, 1987; 90-0047 § 1, 1990; 92-0116 § 1, 1992.
101	Amended by 10324 § 2 (part), 1971.
102	Amended by 10324 § 2 (part), 1971; 90-0047 § 2, 1990.
103	Amended by 10324 § 2 (part), 1971.

109	Amended by 10324 § 2 (part), 1971.
Chapter 2	Amended by 10324 § 2 (part), 1971.
201	Amended by 10324 § 2 (part), 1971; 87-0179 § 2, 1987.
Chapter 3	Adopted by 10324 § 1, 1971.
301	Amended by 10324 § 3, 1971; 11242 § 1, 1975; 82-0119 § 1, 1982.
302	Amended by 10324 § 4, 1971; 11097 §§ 4 and 5, 1975; 11269 § 1, 1980; 82-0119 § 2, 1982; 89-0059 § 1, 1989; 90-0047 § 4, 1990; 90-0129 § 1, 1990; 91-0089 §§ 3, 4, 1991.
303	Amended by 10324 § 5, 1971; 11097 § 6, 1975; 82-0071 § 1, 1982; 91-0089 §§ 5, 6, 1991; 92-0116 § 3, 1992.
304	Amended by 10324 § 6, 1971; 10519 § 1, 1972; 11097 §§ 8—12, 1975; 11242 § 2, 1975; 11575 § 2, 1977; 11269 § 2, 1980; 82-0119 § 3, 1982; 89-0059 § 2, 1989; 90-0129 § 2, 1990; 91-0089 § 7, 1991.
305	Amended by 10324 § 8, 1971.
306	In 10324 § 1, 1971.
307	Added by 91-0089 § 8, 1991.
Chapter 4	
406	Amended by 84-0163 § 3 (part), 1984.
410	Amended by 84-0163 § 3 (part), 1984.
417	Amended by 90-0047 § 5, 1990; 92-0116 § 4, 1992.
423	Amended by 84-0163 § 3 (part), 1984; 87-0179 § 4, 1987; 90-0047 § 6, 1990; 92-0116 § 5, 1992.
Chapter 5	

Chapter 7	
704	Amended by 92-0116 § 7, 1992.
704.5	Amended by 90-0047 § 9, 1990.
Chapter 11	
1101	Amended by 84-0163 § 20 (part), 1984.
Chapter 15	
1518(a)	Amended by 84-0163 § 24 (part), 1984.
1520	Deleted by 84-0163 § 24 (part), 1984.
Table 15-C	Deleted by 84-0163 § 24 (part), 1984.
Table 15-D	Deleted by 87-0179 § 8, 1987.
Chapter 20	
2003(a)	Amended by 87-0179 § 9, 1987.
2003(g)4	Amended by 90-0047 § 10, 1990.
2003(h)	Amended by 84-0163 § 29 (part), 1984.
2003(j)	Added by 84-0163 § 29 (part), 1984.

Table C

This table shows changes to Sections of Title 29 made by Ordinance 95-0070 to incorporate provisions of the Los Angeles County Mechanical Code as they appeared prior to the reformatting ordinance (Ordinance 95-0070).

Use this table to find the location of a particular section of Ordinance 9544 in Title 29. Consult Tables A and B and the history notes following each section for a complete legislative history. This table will show where sections of the County's own Mechanical Code and its amendments to the Uniform Mechanical Code were located prior to the adoption of the reformatting ordinance (Ordinance 95-0070), but does not reflect repealed sections.

TITLE 29 SECTION REASSIGNMENTS

102	102	Purpose and Intent
103	103	Scope
104	104	Chief Mechanical Inspector
105	105	Terms
106	106	Existing Equipment
107	107	Alternate Materials and Methods of Construction
108	108	Violations and Penalty
109	109	Board of Appeals
Part II	Part II	Organization and Enforcement
201	110	Duties of the Mechanical Inspector
Part III	Part III	Permits and Inspection
301	111	Permits Required
302	112	Plans Required and Plan Check Fees
303	113	Validity and Length of Permit
304	114	Permit Fees
305	115	Inspection
306	116	Request for Inspection
307	117	Annual Review of Fees
Chapter 4	Chapter 2	DEFINITIONS AND ABBREVIATIONS
406-D	206-D	Dwelling

509	309.1	Delete
Table 5-D-1	3-D-1	Delete
Table 5-D-2	3-D-2	Delete
Chapter 6	Chapter 7	COMBUSTION AIR
604(a)1	704.1(1)	General
Chapter 7	Chapter 3	WARM AIR HEATING SYSTEMS
704(5)	315.1(5)	Prohibited Installations
704(8)	315.1(8)	Prohibited Installations
Chapter 11	Chapter 5	VENTILATION SYSTEMS AND PRODUCT CONVEYING SYSTEMS
1101	501	Scope
Chapter 15	Chapter 11	MECHANICAL REFRIGERATING EQUIPMENT
1518(a)		Removed from 1994 UMC
1520	1122	Delete
Table 15-C		Removed from 1994 UMC
Table 15-D	Table 11-D	Delete
Chapter 20	Chapter 5	COMMERCIAL HOODS AND KITCHEN VENTILATION
2003(a)	508.1	Where Required
2003(g)4	508.7.4	Capacity of Hoods
2003(h)	508.8	Capacity for Non-canopy Hoods

Except as hereinafter changed or modified, Chapters 2 through 10, Chapter 44, and Appendices AH, AQ, AS, and AZ, of that certain code known and designated as the 2022 California Residential Code as published by the California Building Standards Commission are adopted and incorporated by reference into this Title 30 as if fully set forth below, and shall be known as Chapters 2 through 10, Chapter 44, and Appendices AH, AQ, AS, and AZ, of Title 30 of the Los Angeles County Code. A copy of the 2022 California Residential Code shall be at all times maintained by the Building Official for use and examination by the public.

(Ord. 2022-0055 § 2, 2022; Ord. 2019-0060 § 2, 2019; Ord. 2016-0057 § 2, 2016: Ord. 2013-0052 § 2, 2013; Ord. 2010-0057 § 1, 2010.)

R101 - TITLE, PURPOSE, AND INTENT

R101.1 - Title.

Title 30 of the Los Angeles County Code shall be known as the Residential Code and may be cited as such, and will be referred to herein as "these regulations" or "these building standards" or "this Code."

(Ord. 2016-0057 § 2, 2016: Ord. 2010-0057 § 1, 2010.)

R101.2 - Purpose and Intent.

The purpose of this Code is to provide minimum standards to preserve the public safety, health, and welfare by regulating the design, construction, installation, quality of materials, use, occupancy, location, and maintenance of all buildings, structures, grading, and certain equipment as specifically set forth herein. Consistent with this purpose, the provisions of this Code are intended to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

This Code shall not be construed to hold the County of Los Angeles or any officer, employee, or agent thereof responsible for any damage to persons or property by reason of any inspection authorized herein or by reason of the issuance or non-issuance of any permit authorized herein, and/or for any action or omission in connection with the application and/or enforcement of this Code. By adopting the provisions of this Code, the County does not intend to impose on itself, its employees, or agents any mandatory duties of care toward persons and property within its jurisdiction so as to provide a basis of civil liability for damages.

This Section is declaratory of existing law and is not to be construed as suggesting that such was not the purpose and intent of previous Code adoptions.

(Ord. 2010-0057 § 1, 2010.)

R101.3 - Scope.

The provisions of this Code shall apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy, location, removal, demolition, and grading of detached one- and two-family dwellings and townhouses not more than three stories above grade plane in height with a separate means of egress and their accessory structures that are located within the unincorporated territory of the County of Los Angeles and to such work or use by the County of Los Angeles in any incorporated city.

Exceptions:

(Ord. 2022-0055 § 2, 2022; Ord. 2019-0060 § 2, 2019; Ord. 2016-0057 § 2, 2016; Ord. 2010-0057 § 1, 2010.)

R101.4 - Applicability

R101.4.1 - General.

Where there is a conflict between a general requirement and a specific requirement, the specific requirement shall be applicable. Where, in any specific case, different Sections of this Code specify different materials, methods of construction, or other requirements, the most restrictive shall govern.

(Ord. 2010-0057 § 1, 2010.)

R101.4.2 - Other laws.

The provisions of this Code shall not be deemed to nullify any provisions of local, state, or federal law.

(Ord. 2010-0057 § 1, 2010.)

R101.4.3 - Referenced codes and standards.

The codes and standards referenced in this Code shall be considered part of the requirements of this Code to the prescribed extent of each such reference. Where differences occur between provisions of this Code and referenced codes and standards, the provisions of this Code shall apply.

(Ord. 2010-0057 § 1, 2010.)

CHAPTER 3 - BUILDING PLANNING

R301 - DESIGN CRITERIA

R301.1.3.2 - Woodframe structures.

The Building Official shall require construction documents to be approved and stamped by a California licensed architect or engineer for all dwellings of woodframe construction more than two stories and basement in height located in Seismic Design Category A, B, or C. Notwithstanding other sections of law, the law establishing these provisions is found in Business and Professions Code Sections 5537 and 6737.1.

The Building Official shall require construction documents to be approved and stamped by a California licensed architect or engineer for all dwellings of woodframe construction more than one story in height or with a basement located in Seismic Design Category D_0, D_1, or D_2 or E.

(Ord. 2022-0055 § 3, 2022.)

with the Building Official regarding additional criteria in Table R301.2.

(Ord. 2022-0055 § 5, 2022.)

R301.2.2.6 - Irregular buildings.

. . .

1. **Shear wall or braced wall offsets out of plane.** Conditions where exterior shear wall lines or braced wall panels are not in one plane vertically from the foundation to the uppermost story in which they are required.
2. **Lateral support of roofs and floors.** Conditions where a section of floor or roof is not laterally supported by shear walls or braced wall lines on all edges.

Exception: Portions of floors that do not support shear walls, braced wall panels above, or roofs shall be permitted to extend not more than 6 feet (1829 mm) beyond a shear wall or braced wall line.

3. **Shear wall or braced wall offsets in plane.** Conditions where the end of a braced wall panel occurs over an opening in the wall below.
4. **Floor and roof opening.** Conditions where an opening in a floor or roof exceeds the lesser of 12 feet (3658 mm) or 50 percent of the least floor or roof dimension.
5. **Floor level offset.** Conditions where portions of a floor level are vertically offset.

. . .

(Ord. 2022-0055 § 6, 2022.)

R301.2.2.11 - Anchorage of mechanical, electrical, or plumbing components and equipment.

Mechanical, electrical, or plumbing components and equipment shall be anchored to the structure. Anchorage of the components and equipment shall be designed to resist loads in accordance with the Los Angeles County Building Code and ASCE 7, except where the component is positively attached to the structure and flexible connections are provided between the component and associated ductwork, piping, and conduit; and either:

1. The component weighs 400 pounds (1,780 N) or less and has a center of mass located 4 feet (1.22 m) or less above the supporting structure; or
2. The component weighs 20 pounds (89N) or less or, in the case of a distributed system, 5 pounds per foot (73 N/m) or less.

(Ord. 2022-0055 § 7, 2022.)

Table R302.1(2) - Exterior Walls—Dwellings and Accessory Buildings with Automatic Residential Fire Sprinkler Protection

(Ord. 2022-0055 § 8, 2022.)

R337 - MATERIALS AND CONSTRUCTION METHODS FOR EXTERIOR WILDFIRE EXPOSURE

R337.1.1 - Scope.

Section R337 and all subsections apply to building materials, systems and or assemblies used in the exterior design and construction of new buildings, and to additions, alterations, or repairs made to existing buildings, erected, constructed, located, or moved within a Wildland-Urban Interface ("WUI") Fire Area as defined in Section R337.2.

(Ord. 2022-0055 § 9, 2022.)

R337.1.3 - Application.

New buildings, and any additions, alterations, or repairs made to existing buildings located in or moved within any Fire Hazard Severity Zone or any Wildland-Urban Interface (WUI) Fire Area designated by the Los Angeles County Fire Department constructed after the application date shall comply with the provisions of this Section. This shall include all new buildings, and any additions, alterations, or repairs made to existing buildings, with residential, commercial, educational, institutional or similar occupancy type use, which shall be referred to in this chapter as "applicable building" (see definition in Section R337.2), as well as new buildings and structures, and any additions, alterations, or repairs made to existing buildings accessory to those applicable buildings (see Exceptions 1 and 4).

Exceptions:

. . .

4. Accessory buildings and miscellaneous structures, including additions, alterations, or repairs, as specified in Section R337.10 shall comply only with the requirements of that Section.
5. Reserved.

(Ord. 2022-0055 § 10, 2022.)

R337.1.3.1 - Application date and where required.

New buildings for which an application for a building permit is submitted on or after July 1, 2008, and any additions, alterations, or repairs made to existing buildings for which an application for a building permit is submitted on or after January 1, 2023, located in any Fire Hazard Severity Zone or Wildland-Urban Interface Fire Area shall comply with all sections of this Chapter, including all of the following areas:

. . .

Exceptions:

1.

. . .

1. Building permit issuance. The Building Official shall, prior to construction, provide the owner or applicant a certification that the building as proposed to be built complies with all applicable state and local building standards, including those for materials and construction methods for wildfire exposure as described in this Chapter. Issuance of a building permit by the Building Official for the proposed building shall be considered as complying with this Section.
2. Building permit final. The Building Official shall, upon completion of construction, provide the owner or applicant with a copy of the final inspection report that demonstrates the building was constructed in compliance with all applicable state and local building standards, including those for materials and construction methods for wildfire exposure as described in this Chapter. Issuance of a certificate of occupancy by the Building Official for the proposed building shall be considered as complying with this Section.

(Ord. 2022-0055 § 12, 2022.)

R337.2 - Definitions

. . .

FIRE PROTECTION PLAN. A document prepared for a specific project or development proposed for a Wildland-Urban Interface (WUI) Fire Area. It describes ways to minimize and mitigate potential for loss from wildfire exposure. See Title 32 — Fire Code — of the Los Angeles County Code, Chapter 49 for required elements of a Fire Protection Plan.

FIRE HAZARD SEVERITY ZONES. Geographical areas designated pursuant to California Public Resources Codes Sections 4201 through 4204 and classified as Very-High, High, or Moderate in State Responsibility Areas or as Local Responsibility Areas in Very-High Fire Hazard Severity Zones designated pursuant to California Government Code Sections 51175 through 51189. See Title 32 — Fire Code — of the Los Angeles County Code, Chapter 49.

. . .

WILDLAND-URBAN INTERFACE (WUI). A geographical area identified by the state as a "Fire Hazard Severity Zone" in accordance with Public Resources Code Sections 4201 through 4204 and Government Code Sections 51175 through 51189, or other areas designated by the Los Angeles County Fire Department to be at a significant risk from wildfires.

(Ord. 2022-0055 § 13, 2022.)

R337.3.2 - Qualification by testing.

Material and material assemblies tested in accordance with the requirements of Section R337.3 shall be accepted for use when the results and conditions of those tests are met. Product evaluation testing of material and material assemblies shall be approved or listed by the State Fire Marshal or the Building Official, or identified in a current report issued by an approved agency.

(Ord. 2022-0055 § 14, 2022.)

R337.3.3 - Approved agency.

(Ord. 2022-0055 § 16, 2022.)

R337.3.5.2.1 - Fire-retardant-treated wood.

Fire-retardant-treated wood shall be tested in accordance with ASTM D2898 (Method A), and the requirements of Section 2303.2 of the Los Angeles County Building Code.

(Ord. 2022-0055 § 17, 2022.)

R337.3.5.2.2 - Deleted.

(Ord. 2022-0055 § 18, 2022.)

R337.3.6 - Alternates for materials, design, tests and methods of construction.

The Building Official is permitted to modify the provisions of this Chapter for site-specific conditions in accordance with Chapter 1, Section 104.2.7. When required by the Building Official for the purposes of granting modifications, a fire protection plan shall be submitted in accordance with Title 32 — Fire Code — of the Los Angeles County Code, Chapter 49.

(Ord. 2022-0055 § 19, 2022.)

R337.4.4 - Alternative methods for determining ignition-resistant material.

. . .

2. Fire-retardant-treated wood. Fire-retardant-treated wood identified for exterior use that complies with the requirements of Section 2303.2 of the Los Angeles County Building Code.
3. Deleted.

(Ord. 2022-0055 § 20, 2022.)

R337.5.2 - Roof coverings.

Roof coverings shall be Class A as specified in Section R902.1. Where the roofing profile has an airspace under the roof covering, installed over a combustible deck, a 72 lb. (32.7 kg) cap sheet complying with ASTM D3909 Standard Specification for "Asphalt Rolled Roofing (Glass Felt) Surfaced with Mineral Granules," shall be installed over the roof deck. Bird stops shall be used at the eaves when the profile fits, to prevent debris at the eave. Hip and ridge caps shall be mudded in to prevent intrusion of fire or embers.

Exception: Cap sheet is not required when no less than 1" of mineral wool board or other noncombustible material is located between the roofing material and wood framing or deck.

Alternately, a Class A fire rated roof underlayment, tested in accordance with ASTM E108, shall be permitted to be used. If the sheathing consists of exterior fire-retardant-treated wood, the underlayment shall not be required to comply with a Class A classification. Bird stops shall be used at the eaves when the profile fits, to prevent debris at the eave. Hip and ridge caps shall be mudded in to prevent intrusion of fire or embers. Wood shingles and wood shakes are prohibited in any Fire Hazard Severity Zones regardless of classification.

. . .

When required by the Building Official, miscellaneous structures that require a permit, and accessory buildings that are 120 square feet (11 m^2) or less, when separated from an applicable building on the same lot by a distance of 3 feet (914 mm) or more but less than 50 feet (15 m), shall comply with either Section R337.10.3.4 or Section R337.10.3.3, respectively.

. . .

(Ord. 2022-0055 § 23, 2022.)

R337.10.3.3 - Accessory buildings 120 square feet (11 m) or less, located 3 feet (914 mm) or more but less than 50 feet (15 m).

When required by the Building Official, accessory buildings 120 square feet (11 m^2) or less and separated from an applicable building on the same lot by a distance of 3 feet (914 mm) or more but less than 50 feet (15 m) shall be constructed of noncombustible materials or of ignition-resistant materials as described in Section R337.4.2.

(Ord. 2022-0055 § 24, 2022.)

R337.10.3.4 - Miscellaneous structures located 3 feet (914 mm) or more but less than 50 feet (15 m).

When required by the Building Official, miscellaneous structures that require a permit and are separated from an applicable building on the same lot by a distance of 3 feet (914 mm) or more but less than 50 feet (15 m) shall be constructed of noncombustible materials or of ignition-resistant materials as described in Section R337.4.3.

(Ord. 2022-0055 § 24, 2022.)

CHAPTER 4 - FOUNDATIONS

R401 - GENERAL

R401.1 - Application.

. . .

Wood foundations in Seismic Design Category D_0, D_1, or D_2 shall not be permitted.

Exception: In non-occupied, single-story, detached storage sheds and similar uses other than carport or garage, provided the gross floor area does not exceed 200 square feet, the plate height does not exceed 12 feet in height above the grade plane at any point, and the maximum roof projection does not exceed 24 inches.

(Ord. 2022-0055 § 26, 2022.)

R403 - FOOTINGS

(Ord. 2022-0055 § 28, 2022.)

R403.1.5 - Slope.

The top surface of footings shall be level. The bottom surface of footings shall not have a slope exceeding 1 unit vertical in 10 units horizontal (10-percent slope). Footings shall be stepped where it is necessary to change the elevation of the top surface of the footings or where the slope of the bottom surface of the footings will exceed one unit vertical in 10 units horizontal (10-percent slope).

For structures located in Seismic Design Category D_0, D_1, or D_2, stepped footings shall be reinforced with two No. 4 reinforcing bars. Two bars shall be located at the top and bottom of the footings as shown in Figure R403.1.5.

(Ord. 2022-0055 § 29, 2022.)

(Ord. 2022-0055 § 30, 2022.)

R404 - FOUNDATION AND RETAINING WALLS

R404.2 - Wood foundation walls.

Wood foundation walls shall be constructed in accordance with the provisions of Sections R404.2.1 through R404.2.6 and with the details shown in Figures R403.1(2) and R403.1(3). Wood foundation walls shall not be used for structures located in Seismic Design Category D_0, D_1, or D_2.

(Ord. 2022-0055 § 31, 2022.)

CHAPTER 5 - FLOORS

R501 - GENERAL

R501.2 - Requirements.

constructed in accordance with Figure R503.2.4.

(Ord. 2022-0055 § 33, 2022.)

FIGURE R503.2.4

OPENING IN HORIZONTAL DIAPHRAGMS

Notes:

a. Blockings shall be provided beyond headers.

b. Metal ties not less than 0.058 inch [1.47 mm (16 galvanized gage)] by 1.5 inches (38 mm) wide with eight 16d common nails on each side of the header-joist intersection. The metal ties shall have a minimum yield of 33,000 psi (227 MPa).

c. Openings in diaphragms shall be further limited in accordance with Section R301.2.2.6.

(Ord. 2022-0055 § 34, 2022.)

CHAPTER 6 - WALL CONSTRUCTION

R602 - WOOD WALL FRAMING

TABLE R602.3(1)

FASTENING SCHEDULE

. . .

a. Nails are smooth-common, box or deformed shanks except where otherwise stated. Nails used for framing and sheathing connections are carbon steel and shall have minimum average bending yield strengths as shown: 80 ksi for shank diameter of 0.192 inch (20d common nail), 90 ksi for shank diameters larger than 0.142 inch but not larger than 0.177 inch, and 100 ksi for shank diameters of 0.142 inch or less. Connections using nails of other materials, such as stainless steel, shall be designed by accepted engineering practice or approved under Section 104.2.8. Use of staples in roof, floor, subfloor, and braced wall panels shall be prohibited in Seismic Design Category D_0, D_1, or D_2.

. . .

R602.3.2 - Top plate.

. . .

Exception: In other than Seismic Design Category D_0, D_1, or D_2, a single top plate used as an alternative to a double top plate shall comply with the following:

. . .

(Ord. 2022-0055 § 37, 2022.)

(Ord. 2022-0055 § 38, 2022.)

R602.10.2.3 - Minimum number of braced wall panels.

Braced wall lines with a length of 16 feet (4877 mm) or less shall have not less than two braced wall panels of any length or one braced wall panel equal to 48 inches (1219 mm) or more. Braced wall lines greater than 16 feet (4877 mm) shall have not less than two braced wall panels. In Seismic Design Category D_0, D_1, or D_2, no braced wall panel shall have a contributing length less than 48 inches in length or as required in Section R602.10.3, whichever is greater.

(Ord. 2022-0055 § 39, 2022.)

TABLE R602.10.3(3)

BRACING REQUIREMENTS BASED ON SEISMIC DESIGN CATEGORY

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 pound per square foot = 0.0479 kPa.

NP = Not Permitted.

. . .

i. Methods GB and PCP braced wall panel h/w ratio shall not exceed 1:1 in SDC D_0, D_1 and D_2. Methods DWB, SFB, PBS, and HPS are not permitted in D_0, D_1 or D_2.

(Ord. 2022-0055 § 40, 2022.)

TABLE R602.10.4
BRACING METHODS

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 degree = 0.0175 rad, 1 pound per square foot = 47.8 N/m ^{2}, 1 mile per hour = 0.447 m/s.

a. Adhesive attachment of wall sheathing, including Method GB, shall not be permitted in Seismic Design Categories C, D_0, D_1 and D_2.

b. Applies to panels next to garage door opening where supporting gable end wall or roof load only. Shall only be used on one wall of the garage. In Seismic Design Categories D_0, D_1 and D_2, roof covering dead load shall not exceed 3 psf.

c. Garage openings adjacent to a Method CS-G panel shall be provided with a header in accordance with Table R602.5(1). A full-height clear opening shall not be permitted adjacent to a Method CS-G panel.

d. Method CS-SFB does not apply in Seismic Design Categories D_0, D_1 and D_2.

e. Method applies to detached one- and two-family dwellings in Seismic Design Categories D_0 through D_2 only.

f. Methods GB and PCP braced wall panel h/w ration shall not exceed 1:1 in SDC D_0, D_1, or D_2. Methods LIB, DWB, SFB, PBS, HPS, and PFG are not permitted in SDC D_0, D_1, or D_2.

g. Use of staples in braced wall panels shall be prohibited in SDC D_0, D_1, or D_2.

(Ord. 2022-0055 § 41, 2022.)

TABLE R602.10.5

MINIMUM LENGTH OF BRACED WALL PANELS

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 mile per hour = 0.447 m/s.

NP = Not Permitted.

. . .

(Ord. 2022-0055 § 42, 2022.)

FIGURE R602.10.6.1

METHOD ABW—ALTERNATE BRACED WALL PANEL

(Ord. 2022-0055 § 43, 2022.)

FIGURE R602.10.6.2

METHOD PFH—PORTAL FRAME WITH HOLD-DOWNS AT DETACHED GARAGE DOOR OPENINGS

(Ord. 2022-0055 § 44, 2022.)

FIGURE R602.10.6.4

METHOD CS-PF—CONTINUOUSLY SHEATHED PORTAL FRAME PANEL CONSTRUCTION

(Ord. 2022-0055 § 45, 2022.)

R606 - GENERAL MASONRY CONSTRUCTION

R606.4.4 - Parapet walls.

Unreinforced solid masonry parapet walls shall not be less than 8 inches (203 mm) thick and their height shall not exceed four times their thickness. Unreinforced hollow unit masonry parapet walls shall be not less than 8 inches (203 mm) thick, and their height shall not exceed three times their thickness. Masonry parapet walls in areas subject to wind loads of 30 pounds per square foot (1.44 kPa), or located in Seismic Design Category D_0, D_1, or D_2, or on townhouses in Seismic Design Category C shall be reinforced in accordance with Section R606.12.

(Ord. 2022-0055 § 46, 2022.)

R606.12.2.2.3 - Reinforcement requirements for masonry elements.

Masonry elements listed in Section R606.12.2.2.2 shall be reinforced in either the horizontal or vertical direction as shown in Figure R606.11(2) and in accordance with the following:

1. Horizontal reinforcement. Horizontal joint reinforcement shall consist of not less than one No. 4 bar spaced not more than 48 inches (1219 mm). Horizontal reinforcement shall be provided within 16 inches (406 mm) of the top and bottom of these masonry elements.
2. Vertical reinforcement. Vertical reinforcement shall consist of not less than one No. 4 bar spaced not more than 48 inches (1219 mm). Vertical reinforcement shall be located within 8 inches (203 mm) of the ends of masonry walls.

(Ord. 2022-0055 § 47, 2022.)

R1001 - MASONRY FIREPLACES

R1001.3.1 - Vertical reinforcing.

For chimneys up to 40 inches (1016 mm) wide, four No. 4 continuous vertical bars adequately anchored into the concrete foundation shall be placed between wythes of solid masonry or within the cells of hollow unit masonry and grouted in accordance with Section R606. Grout shall be prevented from bonding with the flue liner so that the flue liner is free to move with thermal expansion. For chimneys more than 40 inches (1016 mm) wide, two additional No. 4 vertical bars adequately anchored into the concrete foundation shall be provided for each additional flue incorporated into the chimney or for each additional 40 inches (1016 mm) in width or fraction thereof.

(Ord. 2022-0055 § 49, 2022.)

APPENDIX S - STRAWBALE CONSTRUCTION

AS106.1 - General.

In other than Seismic Design Category D_0, D_1, D_2, E, or F, plastered strawbale walls shall be permitted to be used as structural walls in accordance with the prescriptive provisions of this Section.

(Ord. 2022-0055 § 50, 2022.)

APPENDIX Z - EMERGENCY HOUSING

AZ101.1 - Scope.

This appendix applies to emergency housing and emergency housing facilities, as defined in Section AZ102, when and to the extent that the County of Los Angeles Board of Supervisors ("Board") finds, by motion, resolution, or otherwise, that this appendix applies to a specific state of emergency, local emergency, or declaration of shelter crisis. Notwithstanding a Board finding that this appendix applies to a state of emergency, local emergency, or declaration of shelter crisis, the enforcing agency may opt out from the applicability of this appendix, in whole or in part, for emergency housing and/or emergency housing facilities that are located on property owned, operated, leased, or maintained by the County of Los Angeles, and the enforcing agency may specify alternative minimum site-specific standards relating thereto, consistent with ensuring minimal public health and safety.

(Ord. 2022-0055 § 51, 2022.)

AZ102.1 - General.

. . .

(Ord. 2022-0055 § 53, 2022.)

AZ103.4 - Fire and life safety requirements not addressed in this appendix.

If not otherwise addressed in this appendix, fire and life safety measures, including, but not limited to, means of egress, fire separation, fire sprinklers, smoke alarms, and carbon monoxide alarms, shall be determined and enforced by the enforcing agency in consultation with the Departments of Public Health, Fire, and other pertinent County departments, as applicable.

(Ord. 2022-0055 § 54, 2022.)

AZ106.1 - General.

. . .

Tents and membrane structures shall be provided with means of ventilation (natural and/or mechanical) allowing for adequate air replacement, as determined by the enforcing agency.

(Ord. 2022-0055 § 55, 2022.)

AZ107.1 - General.

Emergency housing shall comply with the applicable requirements in Chapter 11B and/or the US Access Board Final Guidelines for Emergency Transportable Housing as determined by the enforcing agency.

. . .

(Ord. 2022-0055 § 56, 2022.)

AZ110.1.1 - Backflow prevention.

Backflow prevention devices shall be provided in accordance with Section 602.3 of the Plumbing Code.

(Ord. 2022-0055 § 57, 2022.)

AZ110.1.2 - Drinking fountains.

An adequate number of drinking fountains, bottle fillers or drinking facilities shall be provided as determined by the enforcing agency.

(Ord. 2022-0055 § 58, 2022.)

AZ110.3 - Toilet and bathing facilities.

. . .

The maximum travel distance from any sleeping and/or living area to the toilet facility shall not exceed 300 feet (91.4 m) or as determined by the enforcing agency.

of Chapter 1 of Title 31 of the Los Angeles County Code.

Except as hereinafter changed or modified, Chapters 2 through 8, and Appendix A4 and Appendix A5, of that certain code known and designated as the 2022 California Green Building Standards Code, as published by the California Building Standards Commission, are adopted and incorporated by reference into this Title 31, as if fully set forth below, and shall be known as Chapters 2 through 8, and Appendix A4 and Appendix A5, of Title 31 of the Los Angeles County Code.

A copy of the 2022 California Green Building Standards Code shall be at all times maintained by the Building Official for use and examination by the public.

(Ord. 2022-0056 § 2, 2022; Ord. 2019-0061 § 2, 2019; Ord. 2016-0058 § 2, 2016: Ord. 2013-0053 § 2, 2013; Ord. 2010-0058 § 1, 2010.)

101 - TITLE, PURPOSE, AND INTENT.

101.1 - Title.

Title 31 of the Los Angeles County Code shall be known as the "Green Building Standards Code," may be cited as such, and will be referred to herein as "this Code."

(Ord. 2010-0058 § 1, 2010.)

101.2 - Purpose.

The purpose of this Code is to improve public health, safety, and general welfare by enhancing the design and construction of buildings through the use of building concepts having a reduced negative impact, or positive environmental impact, and encouraging sustainable construction practices in the following categories:

1. Planning and design.
2. Energy efficiency.
3. Water efficiency and conservation.
4. Material conservation and resource efficiency.
5. Environmental air quality.

Consistent with this purpose, the provisions of this Code are intended to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

This Code shall not be construed to hold the County of Los Angeles or any officer, employee, or agent thereof responsible for any damage to persons or property by reason of any inspection authorized herein or by reason of the issuance or non-issuance of any permit authorized herein, and/or for any action or omission in connection with the application and/or enforcement of this Code. By adopting the provisions of this Code, the County does not intend to impose on itself, its employees, or agents any mandatory duties of care toward persons and property within its jurisdiction so as to provide a basis of civil liability for damages.

(Ord. 2010-0058 § 1, 2010.)

101.3 - Scope.

Where there is a conflict between a general requirement and a specific requirement of this Code, the specific requirement shall be applicable. Where, in any specific case, different sections of this Code specify different materials, methods of construction, or other requirements, the most restrictive shall govern.

(Ord. 2010-0058 § 1, 2010.)

101.4.1.1 - Differences.

In the event of any differences between these building standards and the standard referenced documents, the text of these building standards shall govern.

(Ord. 2010-0058 § 1, 2010.)

101.4.1.2 - Conflicts with other codes.

When the requirements of this Code conflict with the requirements of Titles 26, 27, 28, 29, or 30 of the County Code, the most restrictive requirements shall prevail.

(Ord. 2010-0058 § 1, 2010.)

101.4.1.3 - Mandatory and voluntary requirements.

This Code contains both mandatory and voluntary green building measures.

(Ord. 2010-0058 § 1, 2010.)

101.4.1.4 - Explanatory notes.

Explanatory material, such as references to web sites or other sources where additional information may be found, is included in this Code in the form of notes. Notes are informational only and are not enforceable requirements of this Code.

(Ord. 2010-0058 § 1, 2010.)

101.4.2 - Other laws.

The provisions of this Code shall not be deemed to nullify any provisions of local, state, or federal law.

(Ord. 2010-0058 § 1, 2010.)

101.4.3 - Referenced codes and standards.

The provisions contained in the codes and standards referenced in this Code, including without limitation, the codes referenced in Sections 101.4.3.1 through 101.4.3.6 below, shall be considered part of the requirements of this Code to the prescribed extent of each such reference.

The provisions of the Los Angeles County Electrical Code shall apply to the installation of electrical systems, including but not limited to alterations, repair, replacement, equipment, appliances, fixtures, fittings, and appurtenances thereto.

(Ord. 2010-0058 § 1, 2010.)

101.4.3.3 - Mechanical.

The provisions of the Los Angeles County Mechanical Code shall apply to the installation, alterations, repair, and replacement of mechanical systems, including equipment, appliances, fixtures, fittings, and/or appurtenances including ventilating, heating, cooling, air-conditioning, and refrigeration systems, incinerators, and other energy-related systems.

(Ord. 2010-0058 § 1, 2010.)

101.4.3.4 - Plumbing.

The provisions of the Los Angeles County Plumbing Code shall apply to the installation, alterations, repair, and replacement of plumbing systems, including equipment, appliances, fixtures, fittings, and appurtenances where connected to a water or a sewage system.

(Ord. 2010-0058 § 1, 2010.)

101.4.3.5 - Fire prevention.

The provisions of the California Code of Regulations, Title 19, Division 1, the Los Angeles County Building Code, and the Los Angeles County Fire Code relating to fire and panic safety as adopted by the Office of the State Fire Marshall shall apply to all structures, processes, and premises for protection from the hazard of fire, panic, and explosion.

(Ord. 2010-0058 § 1, 2010.)

101.4.3.6 - Energy.

The provisions of the California Energy Code shall apply to the minimum design and construction of buildings for energy efficiency.

(Ord. 2010-0058 § 1, 2010.)

CHAPTER 2 - DEFINITIONS

202 - DEFINITIONS.

. . .

COOL ROOF. A roofing material that reduces heat gain through the roof and has either high thermal emittance and high solar reflectance, or low thermal emittance and exceptionally high solar reflectance, as specified in Title 24, Part 6, of the California Energy Code.

301 - GENERAL.

301.1 - Scope.

Buildings and structures shall be designed to include the green building measures indicated in Sections 301.1.1, 301.2, and 301.3.301.1.1 Residential construction.

(Ord. 2022-0056 § 4, 2022.)

301.1.1 - Residential construction.

[HCD]

The mandatory provisions of Chapter 4 shall be applied to newly constructed low-rise and high-rise residential buildings and structures six stories or less and additions to or alterations of existing residential buildings. The requirements shall apply only to and/or within the specified area of the addition or alteration.

. . .

Newly constructed high-rise residential buildings of seven stories or greater shall comply with Section 301.3.

. . .

(Ord. 2022-0056 § 4, 2022.)

301.3 - Nonresidential construction.

[BSC - CG]

. . .

(Ord. 2022-0056 § 4, 2022.)

301.3.3 - Nonresidential buildings greater than or equal to 25,000 square feet.

In addition to the requirements of Section 301.3, any newly constructed nonresidential building greater than or equal to 25,000 square feet shall comply with all requirements of Section A5.601.2.4 Tier 1. Roofing materials shall comply with Tier 2 requirements of Table A5.106.11.2.3 [BSC].

Exceptions:

1. Compliance with Section A5.601.2.3 shall be voluntary.
2. High-rise residential buildings of seven stories or greater shall comply with Table A4.106.5.1(4) in lieu of Table A5.106.11.2.3.

attachment plug in close proximity to the proposed location of an EV charger. Raceways are required to be continuous at enclosed, inaccessible or concealed areas and spaces. The service panel and/or subpanel shall provide a 40-ampere 208/240-volt minimum dedicated branch circuit and a branch circuit overcurrent protective device.

(Ord. 2022-0056 § 5, 2022.)

4.106.4.1.1 - Identification.

The service panel or subpanel circuit directory shall identify the overcurrent protective device for future EV charging as "EV CAPABLE". The raceway termination location shall be permanently and visibly marked as "EV CAPABLE".

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.1 - Multifamily development projects with less than 20 dwelling units; and hotels and motels with less than 20 sleeping units or guest rooms.

The number of dwelling units, sleeping units or guest rooms shall be based on all buildings on a project site subject to this section.

1. **EV Capable.** Fifteen (15) percent of the total number of parking spaces on a building site, provided for all types of parking facilities, shall be electric vehicle charging spaces (EV spaces) capable of supporting future Level 2 EVSE. Electrical load calculations shall demonstrate that the electrical panel service capacity and electrical system, including any on-site distribution transformer(s), have sufficient capacity to simultaneously charge all EVs at all required EV spaces at a minimum of 40 amperes.

The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging purposes as "EV CAPABLE" in accordance with the California Electrical Code.

Exception:

When EV chargers (Level 2 EVSE) are installed in a number greater than the five (5) percent of parking spaces required by Section 4.106.4.2.1, Item 3, the number of EV capable spaces required may be reduced by a number equal to the number of EV chargers installed over the five (5) percent required.

Notes:

a. Construction documents are intended to demonstrate the project's capability and capacity for facilitating future EV charging.
b. There is no requirement for EV spaces to be constructed or available until receptacles for EV charging or EV chargers are installed for use.

2. **EV Ready.** Thirty (30) percent of the total number of parking spaces shall be equipped with low power Level 2 EV charging receptacles. For multifamily parking facilities, no more than one receptacle is required per dwelling unit when more than one parking space is provided for use by a single dwelling unit.

Exception: Areas of parking facilities served by parking lifts.

3.

Exception: EV chargers shall not be required for affordable housing projects. Additionally, the number of required EV capable spaces is permitted to be calculated as ten (10) percent of the number of parking spaces and the number of required EV ready spaces is permitted to be calculated as twenty-five (25) percent of the number of parking spaces for affordable housing projects.

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.2 - Multifamily development projects with 20 or more dwelling units, hotels and motels with 20 or more sleeping units or guest rooms.

The number of dwelling units, sleeping units or guest rooms shall be based on all buildings on a project site subject to this section.

1. **EV Capable.** Fifteen (15) percent of the total number of parking spaces on a building site, provided for all types of parking facilities, shall be electric vehicle charging spaces (EV spaces) capable of supporting future Level 2 EVSE. Electrical load calculations shall demonstrate that the electrical panel service capacity and electrical system, including any on-site distribution transformer(s), have sufficient capacity to simultaneously charge all EVs at all required EV spaces at a minimum of 40 amperes.

The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging purposes as "EV CAPABLE" in accordance with the California Electrical Code.

Exception: When EV chargers (Level 2 EVSE) are installed in a number greater than fifteen (15) percent of parking spaces required by Section 4.106.4.2.2, Item 3, the number of EV capable spaces required may be reduced by a number equal to the number of EV chargers installed over the fifteen (15) percent required.

Notes:

a. Construction documents shall show locations of future EV spaces.
b. There is no requirement for EV spaces to be constructed or available until receptacles for EV charging or EV chargers are installed for use.

2. **EV Ready.** Thirty (30) percent of the total number of parking spaces shall be equipped with low power Level 2 EV charging receptacles. For multifamily parking facilities, no more than one receptacle is required per dwelling unit when more than one parking space is provided for use by a single dwelling unit.

Exception: Areas of parking facilities served by parking lifts.

3. **EV Chargers.** Fifteen (15) percent of the total number of parking spaces shall be equipped with Level 2 EVSE. Where common use parking is provided, at least one EV charger shall be located in the common use parking area and shall be available for use by all residents or guests.

When low power Level 2 EV charging receptacles or Level 2 EVSE are installed beyond the minimum required, an automatic load management system (ALMS) may be used to reduce the maximum required electrical capacity to each space served by the ALMS. The electrical system and any on-site distribution transformers shall have sufficient capacity to deliver at least 3.3 kW simultaneously to each EV charging station (EVCS) served by the ALMS. The branch circuit shall have a minimum capacity of 40 amperes, and installed EVSE shall have a capacity of not less than 30 amperes. ALMS shall not be used to reduce the minimum required electrical capacity to the required EV capable spaces.

. . .

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.3.1 - Location.

EVCS shall comply with at least one of the following options:

1. The charging space shall be located adjacent to an accessible parking space meeting the requirements of the California Building Code, Chapter 11A, to allow use of the EV charger from the accessible parking space.
2. The charging space shall be located on an accessible route, as defined in the California Building Code, Chapter 2, to the building.

Exception: Electric vehicle charging stations designed and constructed in compliance with the California Building Code, Chapter 11B, are not required to comply with Section 4.106.4.2.3.1 and Section 4.106.4.2.3.2, Item 3.

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.3.2 - Electric vehicle charging stations (EVCS) dimensions.

. . .

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.3.3 - Accessible EV spaces.

In addition to the requirements in Sections 4.106.4.2.2.13.1 and 4.106.4.2.2.13.2, all EVSE, when installed, shall comply with the accessibility provisions for EV chargers in the California Building Code, Chapter 11B. EV ready spaces and EVCS in multifamily developments shall comply with California Building Code, Chapter 11A, Section 1109A.

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.4 - EV space requirements.

. . .

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.5 - Identification.

. . .

(Ord. 2022-0056 § 5, 2022.)

4.106.4.2.6 - Electric Vehicle Ready Space Signage.

. . .

Exceptions:

1. Roof repair.
2. Roof replacement when the roof area being replaced is equal to or less than fifty (50) percent of the total roof area.
3. Installation of building-integrated photovoltaics.
4. Installation of a steep-sloped roof (roof slope > 2:12) in climate zone 16 on other than a low-rise multifamily building.
5. Additions resulting in less than 500 square feet of added roof area or less than fifty (50) percent of the total roof area, whichever is greater.
6. Roof construction that has a thermal mass over the roof membrane, including areas of vegetated (green) roofs, weighing at least 25 pounds per square foot.

(Ord. 2022-0056 § 7, 2022.)

4.106.6.1 - Solar reflectance.

Roofing materials shall have a minimum 3-year aged solar reflectance equal to or greater than the values specified in Table 4.106.6(1) and Table 4.106.6(2).

Solar reflectance values shall be based on the aged reflectance value of the roofing product or the equation in Section A4.106.5.1, if the CRRC testing for aged solar reflectance is not available.

(Ord. 2022-0056 § 7, 2022.)

4.106.6.2 - Thermal emittance.

Roofing materials shall have a CRRC initial or aged thermal emittance equal to or greater than the values specified in Table 4.106.6(1) and Table 4.106.6(2).

(Ord. 2022-0056 § 7, 2022.)

4.106.6.3 - Solar reflectance index alternative.

Roofing materials having a Solar Reflectance Index (SRI) equal to or greater than the values specified in Table 4.106.6(1) and Table 4.106.6(2) may be used as an alternative to compliance with the 3-year aged solar reflectance and thermal emittance values.

SRI values used to comply with this Section shall be calculated using the SRI Calculation Worksheet (SRI-WS) developed by the California Energy Commission or in compliance with ASTM E1980-01, as specified in the current California Energy Code. Solar reflectance values used in the SRI-WS shall be based on the aged reflectance value of the roofing product or the equation in Section A4.106.5.1, if the CRRC-certified aged solar reflectance is not available. Certified thermal emittance used in the SRI-WS may be either the initial value or the aged value listed by the CRRC.

Note: The Solar Reflectance Index Calculation Worksheet (SRI-WS) is available by contacting the Energy Standards Hotline at 1-800-772-3300, website at www.energy.ca.gov or by email at Title24@energy.ca.gov.

(Ord. 2022-0056 § 7, 2022.)

(Ord. 2022-0056 § 8, 2022.)

TABLE 4.106.6(2) - HIGH RISE RESIDENTIAL BUILDINGS, HOTELS AND MOTELS

ROOF SLOPE	MINIMUM 3-YEAR AGED SOLAR REFLECTANCE	THERMAL EMITTANCE	SRI
≤2:12	0.65	0.75	78
>2:12	0.25	0.75	20

. . .

(Ord. 2022-0056 § 8, 2022.)

4.408 - CONSTRUCTION WASTE REDUCTION, DISPOSAL AND RECYCLING

4.408.1 - Construction waste management.

Newly-constructed projects and additions and alterations to existing buildings shall recycle and/or salvage for reuse a minimum of sixty-five (65) percent of the non-hazardous construction and demolition debris in accordance with either Section 4.408.2, 4.408.3, or 4.408.4, or meet a local construction and demolition waste management ordinance, whichever is more stringent. Calculate the amount of materials diverted by weight or by volume, but not by both.

. . .

(Ord. 2022-0056 § 9, 2022.)

CHAPTER 5 - NONRESIDENTIAL MANDATORY MEASURES

5.106.3 - Low-impact development (LID).

New development or alterations to existing developed sites shall comply with Chapter 12.84 of Title 12 of the Los Angeles County Code.

(Ord. 2022-0056 § 10, 2022.)

TABLE 5.106.5.3.1

76—100	26	9
101—150	38	13
151—200	53	18
201 and over	30 percent of total [1]	33 percent of EV capable spaces [1]

[1] Calculation for spaces shall be rounded up to the nearest whole number.

(Ord. 2022-0056 § 11, 2022.)

5.106.11 - Cool roof for reduction of heat island effect.

Roofing materials shall comply with the solar reflectance and thermal emittance requirements of this Section.

Exceptions:

1. Roof repair.
2. Roof replacement when the roof area being replaced is equal to or less than fifty (50) percent of the total roof area.
3. Installation of building-integrated photovoltaics.
4. Additions resulting in less than 500 square feet of added roof area or less than fifty (50) percent of the total roof area, whichever is greater.
5. Roof construction that has a thermal mass over the roof membrane, including areas of vegetated (green) roofs, weighing at least 25 pounds per square foot.

(Ord. 2022-0056 § 12, 2022.)

5.106.11.1 - Solar reflectance.

Roofing materials shall have a minimum 3-year aged solar reflectance equal to or greater than values specified in Table 5.106.11.

Solar reflectance values shall be based on the aged reflectance value of the roofing product or the equation in Section A5.106.11.2.1, if the CRRC testing for aged solar reflectance is not available.

(Ord. 2022-0056 § 12, 2022.)

5.106.11.2 - Thermal emittance.

Roofing material shall have a CRRC initial or aged thermal emittance equal to or greater than the values specified in Table 5.106.11.

(Ord. 2022-0056 § 12, 2022.)

800-772-3300, website at www.energy.ca.gov or by email at Title24@energy.ca.gov.

(Ord. 2022-0056 § 12, 2022.)

TABLE 5.106.11

ROOF SLOPE	MINIMUM 3-YEAR AGED SOLAR REFLECTANCE	THERMAL EMITTANCE	SRI
≤2:12	0.68	0.85	82
>2:12	0.28	0.85	27

(Ord. 2022-0056 § 13, 2022.)

5.408 - CONSTRUCTION WASTE REDUCTION, DISPOSAL AND RECYCLING

5.408.1 - Construction waste management.

Newly-constructed projects and additions and alterations to existing buildings shall recycle and/or salvage for reuse a minimum of sixty-five (65) percent of the non-hazardous construction and demolition debris in accordance with either Section 5.408.1.1, 5.408.1.2, or 5.408.1.3; or meet a local construction and demolition waste management ordinance, whichever is more stringent. Calculate the amount of materials diverted by weight or volume, but not by both.

. . .

(Ord. 2022-0056 § 14, 2022.)

APPENDIX A4 - RESIDENTIAL VOLUNTARY MEASURES

The measures contained in this appendix are not mandatory except to the extent indicated elsewhere in this Code. Designers, builders, and property owners are encouraged to consider all of these measures during the planning, design, and construction process.

(Ord. 2022-0056 § 15, 2022.)

A4.108.1 - Innovative concepts and local environmental conditions.

The provisions of this Code are not intended to prevent the use of any alternate material, appliance, installation, device, arrangement, method, design, or method of construction not specifically prescribed by this Code.

arrangement, method, design, or method of construction not specifically prescribed by this Code.

(Ord. 2022-0056 § 18, 2022.)

A4.509.1 - Innovative concepts and local environmental conditions.

The provisions of this Code are not intended to prevent the use of any alternate material, appliance, installation, device, arrangement, method, design, or method of construction not specifically prescribed by this Code.

(Ord. 2022-0056 § 19, 2022.)

A4.601.1 - Scope.

The measures contained in this appendix are not mandatory except to the extent indicated elsewhere in this Code. The provisions of this Section outline means of achieving enhanced construction or reach levels by incorporating additional green building measures. In order to meet one of the tier levels, designers builders or property owners are required to incorporate additional green building measures necessary to meet the threshold of each level.

(Ord. 2022-0056 § 20, 2022.)

A4.601.2 - Prerequisite measures.

Tier 1 and Tier 2 thresholds require compliance with the mandatory provisions of this Code and incorporation of the required prerequisite measures listed in Section A4.601.4.2 for Tier 1 and A4.601.5.2 for Tier 2.

(Ord. 2022-0056 § 21, 2022.)

A4.602 - Residential Occupancies Application Checklist

. . .

[1] Reserved.

. . .

(Ord. 2022-0056 § 22, 2022.)

A4.701.1 - General.

The voluntary measures of this Code are designed and promulgated to be adopted by reference and made mandatory by local ordinance. Jurisdictions wishing to adopt the voluntary provisions of this Code as an enforceable regulation governing structures and premises should ensure that certain factual information is included in the adopting ordinance and that the measures are appropriate and achievable and are considered to be suitable as mandatory by the city, county, or city and county. The following sample adoption ordinance addresses several key elements of a code adoption ordinance, including the information required for insertion into such code text.

. . .

The measures contained in this appendix are not mandatory except to the extent indicated elsewhere in this Code. The provisions of this Section outline means of achieving enhanced construction or reach levels by incorporating additional green building measures for newly constructed nonresidential buildings as well as additions and alterations. In order to meet one of the tier levels, designers, builders or property owners are required to incorporate additional green building measures necessary to meet the threshold of each level. Refer to the provisions in Section 301.3 for non-residential construction scope and application.

(Ord. 2022-0056 § 25, 2022.)

Title 32 - FIRE CODE

> *Footnotes:*
> *--- (1) ---*
> ***Editor's note—*** *Ord. 2023-0008 § 1, adopted Jan. 31, 2023, repealed former Title 32 and §§ 3—444 enacted a new title as set out herein, effective March 2, 2023. Section 2 of Ord. 2023-0008 reads: "California Code of Regulations Title 24 - Part 9: 2022 California Fire Code is hereby adopted by reference as Title 32 - Fire Code - of the Los Angeles County Code, except as amended by those changes and additions adopted in this ordinance. The section numbers used in this Title 32 are the same numbers used in the California Fire Code due to its incorporation herein." Amendments subsequent to Ord. 2023-0008 will be set out in a parenthetical history note following the amended section.*
> *Prior ordinance history: Ords. 86-0004, 89-0120, 90-0110, 90-0111, 90-0168, 93-0044, 95-0037, 2010-0060, 2014-0014, 2017-0003, 2018-0034, 2020-0014, 2022-0029.*

100 - CALIFORNIA FIRE CODE AND INTERNATIONAL FIRE CODE ADOPTION BY REFERENCE:

Except as changed, amended, added to, or removed, as established by ordinance and reflected herein, the following, as if set forth fully below, are hereby adopted by reference, incorporated into, and shall be known as the chapters, appendices, sections, and other parts of Title 32 of the Los Angeles County Code:

1. The 2022 Edition of the California Fire Code, Part 9 of California Code of Regulations Title 24, including current and future errata and supplements, as reflected by the "California Matrix Adoption Tables" therein.
2. The following chapters of the 2021 Edition of the International Fire Code, each in their entirety, as published with the 2022 Edition of the California Fire Code, specifically for sections that were not adopted as part of the 2022 Edition of the California Fire Code:

Chapters 1—7, 9—10, 12, 20—37, 39—40, 50—51, 53—56, 59—67, and 80.

3. The following chapters and appendices, each in their entirety, as added by the County of Los Angeles:
   a. Chapters 81—83.
   b. Appendices O, PP, QQ, and RR.

A copy of the 2022 Edition of the California Fire Code, with errata and supplements, and a copy of the 2021 International Fire Code shall be at all times maintained by the Executive Office of the Board of Supervisors for use and examination by the public.

101 - SCOPE AND GENERAL REQUIREMENTS

101.1 - Title.

6. Fire hydrant systems, water supply, fire equipment access, posting of fire equipment access, parking, lot identification, weed abatement, and combustible brush and vegetation that represents an imminent fire hazard, debris abatement, combustible storage abatement including flammable liquid storage, hazardous material storage and use, open-flame and open-burning, and burglar bars at State-regulated mobilehome and special occupancy parks within the jurisdiction of the County of Los Angeles Fire Department as per California Health and Safety Code Sections 18691 and 18873.5.

101.2.1 - Appendices.

Provisions in the appendices shall not apply unless specifically adopted. Only Appendix B, Appendix BB, Appendix C, Appendix CC, and Appendix H, from the 2022 California Fire Code have been incorporated into this code. This code also adopts Appendix O, Appendix PP, Appendix QQ, and Appendix RR.

101.3 - Purpose.

The purpose of this code is to establish the minimum requirements consistent with nationally recognized good practice for providing a reasonable level of life safety and property protection from the hazards of fire, explosion or dangerous conditions in new and existing buildings, structures and premises, and to provide a reasonable level of safety to fire fighters and emergency responders during emergency operations. Consistent with this purpose, the provisions of this code are intended, and have always been intended, to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

This code shall not be construed to hold the County, the County of Los Angeles Consolidated Fire Protection District, or any officer, employee, or agent thereof responsible for any damage to persons or property by reason of any inspection authorized herein or by reason of the issuance or non-issuance of any permit authorized herein, and/or for any action or omission in connection with the application and/or enforcement of this code. By adopting the provisions of this code, the County, any district member city, or the County of Los Angeles Consolidated Fire Protection District, does not intend to impose on itself, its employees, or agents any mandatory duties of care toward persons and property within its jurisdiction so as to provide a basis of civil liability for damages. This section is declaratory of existing law and is not to be construed as suggesting that such was not the purpose and intent of previous code adoptions.

101.6 - Amendments.

When reference is made to a portion of this code or other applicable laws or ordinances, the reference applies to all amendments and additions now or hereafter made. Where there is a conflict between amendments, unless otherwise expressly noted, the most recent amendment shall apply.

101.7 - California Fire Code errata and supplements.

When the California Building Standards Commission approves and publishes errata or supplements to the California Fire Code, Title 24, Part 9, any change made that affects the requirement or meaning of any amendment found in this ordinance shall not necessarily void or alter the requirement of that amendment. The fire code official shall render the interpretation and intent of the amendment with the new language of the errata or supplement as per Section 104.1.

all cases unless expressly stated otherwise. Where interior or exterior systems or devices are installed, construction permits required by Section 105.6 of this code shall apply.

2. Administrative, operational, and maintenance provisions of this code shall apply.

103 - CODE COMPLIANCE AGENCY

103.1 - County of Los Angeles Fire Department.

The Fire Marshal of the County of Los Angeles Fire Department ("Fire Department"), the Fire Department being the fire authority of the Consolidated Fire Protection District of Los Angeles County ("District"), shall be known as the fire code official. The Fire Department is charged with the implementation, administration and enforcement of the provisions of this code within the jurisdiction of the District.

103.2 - Fire Marshal.

The Fire Chief shall appoint a chief officer to the position of Fire Marshal.

103.2.1 - Health Hazardous Materials Division and Forestry Division staff.

The provisions of this code may be enforced by any duly authorized member of the Health Hazardous Materials Division or the Forestry Division of the Fire Department.

103.2.2 - Enforcement by Commissioner.

The provisions of Section 325 of this code may be enforced by the Agricultural Commissioner of the County of Los Angeles.

104 - DUTIES AND POWERS OF THE FIRE CODE OFFICIAL

104.1 - General.

The fire code official is hereby authorized to enforce the provisions of this code. The fire code official shall have the authority to render interpretations of this code and to adopt policies, procedures, rules and regulations in order to implement its provisions or to clarify the application of its provisions. Such interpretations, policies, procedures, rules and regulations shall be consistent with the intent and purpose of this code. Such policies, procedures, rules and regulations shall not have the effect of waiving requirements specifically provided for in this code. A copy of such interpretations, rules, and regulations shall be filed with the Executive Office of the Board of Supervisors and shall be in effect immediately thereafter.

104.1.1 - Enforcement authority.

Under the Fire Chief's direction, members of the Fire Department are authorized to enforce all ordinances of the jurisdiction and the laws of the State pertaining to:

1. The prevention of fires.
2. The suppression or extinguishment of dangerous or hazardous fires.

10. All other matters within the scope of this code.

Note: For authority related to control and investigation of emergency scenes, see Section 104.11.

104.5.1 - Fire and law enforcement personnel.

The fire code official and designated representatives of the fire code official may issue citations for violations of this code, of the regulations authorized by this code, and of the standards as set forth in Chapter 82 of this code.

When requested to do so by the fire code official, the chief of any law enforcement agency is authorized to assign such available law enforcement officers as necessary to assist the Fire Department in enforcing the provisions of this code.

104.7 - Liability.

The fire code official, member of the fire code appeals review panel, officer or employee charged with the enforcement of this code, while acting for the jurisdiction, in good faith and without malice in the discharge of the duties required by this code or other pertinent law or ordinance, shall not thereby be rendered civilly or criminally liable personally, and is hereby relieved from all personal liability for any damage accruing to persons or property as a result of an act or by reason of an act or omission in the discharge of official duties.

104.10 - Alternative materials, design and methods of construction and equipment.

The provisions of this code are not intended to prevent the installation of any material or to prohibit any design or method of construction not specifically prescribed by this code, provided that any such alternative has been approved. An alternative material, design or method of construction shall be approved where the fire code official finds that the proposed design is satisfactory and complies with the intent of the provisions of this code, and that the material, method or work offered is, for the purpose intended, not less than the equivalent of that prescribed in this code in quality, strength, effectiveness, fire resistance, durability and safety. Requests for approval to use an alternate material, assembly of materials, equipment, method of construction, method of installation of equipment or means of protection shall be made in writing to the Fire Marshal by the owner or the owner's authorized representative and shall be accompanied by a justification that is supported by evidence to substantiate any claim being made regarding the requested alternative and its compliance with the intent of this code. The Fire Marshal may require independent tests be performed by an approved testing organization in order to substantiate the proposed alternative.

Approval of a request for use of an alternative material, assembly of materials, equipment, method of construction, method of installation of equipment or means of protection made pursuant to these provisions shall be limited to the particular case covered by the request and shall not be construed as establishing any precedent for any future request. Where the alternative material, design or method of construction is not approved, the fire code official shall respond in writing, stating the reasons why the alternative was not approved.

104.11 - Fire investigations.

The fire code official or authorized personnel shall have the authority to investigate promptly the cause, origin and circumstances of any fire, hazardous material incident, explosion, or other hazardous condition which is of suspicious origin. The investigator is authorized to take immediate charge of all physical evidence relating to the cause of the incident, and to pursue the investigation to

set forth in Section 105.5. Privately contracted fire prevention resources shall comply with all State and local requirements.

104.12.4.2 - Requirement to obey orders.

Any privately contracted private fire prevention resource must obey all regulations, and legal orders, including evacuation orders, given by the incident commander or incident commander's designee within an emergency area.

104.12.4.3 - Required check in.

Upon arriving at the emergency area, any privately contracted private fire prevention resource shall check-in with the incident commander or incident commander's designee.

104.12.4.4 - Permit display.

Each privately contracted private fire prevention resource vehicle must display a copy of the valid privately contracted private fire prevention resources permit in clear view from the exterior of the vehicle.

104.12.4.5 - Liaison.

Privately contracted private fire prevention resources shall have a liaison at the incident command post.

105 - PERMITS

105.1 - General.

Permits shall be in accordance with Sections 105.1.1 through 105.6.25.

105.1.1.1 - Fee schedule.

For fee amounts, refer to the currently adopted version of the Fire-Code Fee Schedule, Appendix QQ of this code.

105.5 - Required operational permits.

The fire code official is authorized to issue operational permits for any activities within the scope of this code, including but not limited to those set forth in Sections 105.5.2 through 105.5.55.

105.5.10 - Covered and open mall buildings.

An operational permit is required for:

1. The placement of retail fixtures and displays, concession equipment, displays of highly combustible goods and similar items in the mall.
2. The display of liquid- or gas-fired equipment in the mall.
3. The use of open-flame or flame-producing equipment in the mall.

resale and in accordance with Section 5606.

2. Small arms ammunition of .75 caliber or less, cartridges for propellant-actuated power devices and cartridges for industrial guns, 20 pounds or less of smokeless powder, five pounds or less of black sporting powder providing such smokeless or black sporting powder is for the hand loading of small arms or small arms ammunition of .75 caliber or less and that it is for personal use and not for resale.
3. The possession, and use of California State Fire Marshal classified safe and sane fireworks as allowed by State law and local ordinance in accordance with California Health and Safety Code Section 12541.1.
4. The possession, and use of California State Fire Marshal classified snap caps or party poppers pyrotechnic devices in accordance with California Code of Regulations, Title 19, Public Safety.

105.5.18 - Flammable and combustible liquids.

An operational permit is required:

. . .

6. To operate tank vehicles, equipment, tanks, plants, terminals, wells, including natural gas wells, fuel-dispensing stations, refineries, distilleries and similar facilities where flammable and combustible liquids are produced, processed, transported, stored, dispensed, or used. See Section 5706.3.9 for oil and natural gas wells.

. . .

12. Allow a tank car to remain on a siding at the point of delivery while connected for transfer operations. Transfer operations shall be in accordance with Department of Transportation requirements and this code.

105.5.22 - Hazardous materials.

An operational permit is required to store, transport on site, dispense, use or handle hazardous materials in excess of the amounts listed in Table 105.5.22. In addition, unified program facility permits are required by Chapters 12.50, 12.52, and 12.64 of Title 12, Environmental Protection, of the County Code.

105.5.24 - High-piled combustible storage.

An operational permit is required to use a building or portion thereof with more than 500 square feet (46 m^2), including aisles, of high-piled combustible storage. In addition to any of the requirements of Chapter 32 of this code, a letter describing the type and amount of material to be stored and the method of storage, plus a floor plan showing the dimension and location of the stockpiles and aisles shall be submitted with applications for such permits.

105.5.29 - LP-gas.

An operational permit is required for:

1. Storage and use of LP-gas.

Exceptions:

a.

105.5.34 - Open burning.

An operational permit is required for the kindling or maintaining of an open fire or a fire on any public street, alley, road, or other public or private ground. Instructions and stipulations of the permit shall be complied with.

Exception: A recreational fire is subject to the provisions of this code, but is exempt from need for a permit provided that all of the following apply:

1. The fire is not located in a wildfire risk area or in a very high, high, or moderate fire hazard severity zone, except where located on private property with consent of the owner; meeting the size requirements in #2, below; and meeting the requirements of Sections 307.4 through 307.5.
2. The fire conforms to the definition of a "recreational fire", which limits the size of the fire to a total fuel area of 3 feet (914 mm) or less in diameter and 2 feet (610 mm) or less in height; limits the combustibles to burning no rubbish; and restricts the purpose of the fire to pleasure, religious, ceremonial, cooking, warmth or similar.

For restrictions and requirements for each type of open burning, including but not limited to bonfires and recreational fires, see Section 307. For fires, including a small fire, in wildfire risk areas, see "Activities in wildfire risk areas" permit requirements (Sections 105.5.55.1 and 326.2).

105.5.42 - Pyrotechnic special effects material.

An operational permit is required for use and handling of pyrotechnic special effects material. *See Health and Safety Code Division 11, Part 2, Section 12500, et seq. for additional requirements.* For pyrotechnic and special effects used for motion picture, television, and commercial productions, see Section 105.5.54(2).

105.5.46 - Rooftop helicopter facilities.

An operational permit is required for the operation of a rooftop helicopter facility, including but not limited to one referred to in this code as an Emergency Helicopter Landing Facility (EHLF) for high-rise buildings. See Sections 2007.9 through 2007.11.1.

Issuance of this permit shall be determined at the level of the Fire Marshal, on a case-by-case basis.

105.5.54 - Film and production permits.

In addition to the permits required by Section 105.6, the following permits shall be obtained from the Fire Prevention Division prior to engaging in the following activities, operations, practices, or functions:

1. **Production facilities.** To change use or occupancy, or allow the attendance of a live audience, or for wrap parties.
2. **Motion picture, television, commercial, and related production filming — pyrotechnics and special effects.** To use pyrotechnic special effects, open flame, hot work, use of flammable or combustible liquids and gases, dust, welding, and the parking of motor vehicles in any building or location used for the purpose of motion picture, television and commercial production.
3. **Live audiences.** To install seating arrangements for live audiences in approved production facilities, production studios and sound stages. See Chapter 48.

105.5.55 - Additional required operational permits.

The fire code official is authorized to issue permits for any of the following:

105.5.55.1 - Activities in wildfire risk areas.

An operational permit is required for any of the activities as described in Section 326.2 of this code.

105.5.55.2 - Automobile wrecking yards.

See Chapter 81, AUTOMOBILE WRECKING YARDS.

105.5.55.3 - Bonfire.

An operational permit is required for a bonfire, which is defined in this code as "An outdoor fire utilized for ceremonial purposes," and shall be subject to the requirements of open burning. See "Open burning" permit requirement (Sections 105.5.34 and 307), and "Activities in wildfire risk areas" permit requirements (Section 105.5.55.1 and 326.2).

105.5.55.4 - Helicopter landing facility.

An operational permit is required for nonemergency use of any helicopter landing facility that is intended for emergency use, even if not exclusively; or that is required by the code. See Sections 2007.9 through 2007.11.1. For a "rooftop helicopter facility," see operational permit by that name.

105.5.55.5 - Mass-gathering event.

If attendance is greater than 5,000 people, the event shall be in accordance with Reference No. 842 of the County of Los Angeles Department of Health Services Prehospital Care Manual, and a permit for mass-gathering event shall be required. See Section 403.11.2.

105.5.55.6 - Model rockets.

An operational permit is required to operate a model rocket motor or an experimental high-powered rocket motor as defined in Title 19 California Code of Regulations, Section 980. See Sections 5611, MODEL ROCKETS, and 5612, EXPERIMENTAL HIGH POWER ROCKETS AND MOTORS.

105.5.55.7 - Pallet yard.

An operational permit is required to store, manufacture, refurbish, or otherwise handle greater than 2,500 cubic feet (71 m^3) of combustible plastic or wood pallets in an outdoor yard.

105.5.55.8 - Parade float.

An operational permit is required to use a parade float for public performance, presentation, spectacle, entertainment, or parade.

requirements.

105.5.55.11 - Rifle range.

An operational permit is required to establish, maintain, or operate a rifle range. See Section 326.2, and Appendix RR, RIFLE RANGE.

105.6 - Required construction permits.

The fire code official is authorized to issue construction permits for any activities within the scope of this code, including but not limited to, those set forth in Sections 105.6.1 through 105.6.25.

105.6.15 - LP-gas.

A construction permit is required for installation of, or modification to, an LP-gas system. Maintenance performed in accordance with this code is not considered to be a modification and does not require a permit. Also see Section 6101.3.

105.6.25 - Additional required construction permits.

The fire code official is authorized to issue permits for any of the following:

105.6.25.1 - Fuel modification plan review.

Review and approval by the fire code official is required prior to the installation of landscaping that is required to be fire resistive by this code or by another requirement enforced by the fire code official. See Chapter 49, REQUIREMENTS FOR WILDLAND-URBAN INTERFACE FIRE AREAS.

105.6.25.2 - Land development plan review.

When required by law or other agencies, review and approval by the fire code official is required prior to final approval of the following applications: tract maps, parcel maps, final maps, planned unit developments, conditional use permits, design overlay reviews, environmental impact reviews, road vacations, zone changes, water plan reviews, and gate design review for land development projects. See Section 328, LAND DEVELOPMENT AND ENVIRONMENTAL REVIEW FEES.

106 - CONSTRUCTION DOCUMENTS

106.2.1 - Information on construction documents.

Construction documents shall be drawn to scale on substantial paper. Documents in a digital format are allowed to be submitted where approved by the fire code official. Construction documents shall be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that it will conform to the provisions of this code and relevant laws, ordinances, rules and regulations as determined by the fire code official. The first sheet of each set of plans shall give the street address of the property, the assessor's parcel number, the name and address of the owner, and persons who prepared the plans. Plans shall also include a plot plan showing the location of the proposed building and of every existing building on the property.

106.2.4.2 - Expiration of construction documents approval by fire code official when no building permit issued.

circumstances, construction documents including plans, specifications, and computations shall be resubmitted for construction approval.

106.4 - Retention of construction documents.

One set of construction documents shall be retained by the fire code official for a period of not less than 90 days from date of completion of the permitted work, or as required by Section 19850 of the California Health and Safety Code, or other applicable state or local laws. One set of approved construction documents shall be returned to the applicant, and said set shall be kept on the site of the building or work at all times during which the work authorized thereby is in progress.

107 - FEES

107.3 - Reserved.

107.6.1 - Plan review refunds.

No portion of the plan review fee shall be refunded, unless no review has been performed on a set of plans, in which case 80 percent of the plan review fee shall be refunded.

109 - MAINTENANCE

109.7 - Occupant count.

When required by the fire code official, the permittee holding a place of assembly operational permit shall use an approved method to maintain an accurate count of the number of occupants present in a place of an assembly room including any accessory areas. If at any time the fire code official determines that an accurate count of occupants is not being maintained by the permittee, the assembly room and accessory areas shall be cleared of occupants until an accurate occupant count can be made.

111 - MEANS OF APPEALS

111.1 - Appeals process.

When an applicant seeking an approval from the fire code official disagrees with the decision of the fire code official regarding the conditions, methods of construction, equipment, or operations regulated by this code, the applicant may file a written appeal to the Assistant Fire Chief of the Fire Prevention Division (i.e., the Fire Marshal) pursuant to Section 109.2 of this code. A written appeal must be submitted no later than 30 days after the applicant has notice of the decision being appealed. The Fire Marshal, after considering all the facts presented, including any communication from the general public regarding the matter appealed, shall provide a written decision responding to the appeal. If the applicant is not satisfied with the decision of the Fire Marshal, the applicant shall, within 10 days of receipt of the Fire Marshal's decision, request in writing that the decision be reviewed by a fire code appeals review panel, a three-person panel consisting of the following individuals: the Deputy Fire Chief of Prevention, the Deputy

111.3 - Qualifications.

The fire code appeals review panel shall consist of the Deputy Chief of Prevention, the Deputy Chief of Operations, and the jurisdictional Building Official, or equivalent, or designee thereof.

111.4 - Administration.

The fire code official shall take immediate action in accordance with the decision of the fire code appeals review panel.

112 - VIOLATIONS

112.4 - 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 unless such violation is declared to be an infraction by Chapter 82 of this code, punishable by a fine of not more than $1,000 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. For the purposes of this section, a forfeiture of bail shall be equivalent to a conviction.

112.4.1 - Abatement of violation.

In addition to the imposition of penalties herein described, the fire code official is authorized to institute 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 owner of any parcel upon which a nuisance is found to exist may, as provided for by State, County, and local law, be liable for all costs of abatement of the nuisance.

112.5 - Responsibility for fire suppression and related costs.

Any person: (1) who negligently, or in violation of the law, sets a fire, allows a fire to be set, or allows a fire kindled or attended by him/her to escape onto any public or private property; (2) other than a mortgagee, who, being in actual possession of a structure, fails or refuses to correct, within the time allotted for correction, despite having the right to do so, a fire hazard prohibited by law, for which a public agency properly has issued a notice of violation respecting the hazard; or (3) including a mortgagee, who, having an obligation under other provisions of law to correct a fire hazard prohibited by law, for which a public agency has properly issued a notice of violation respecting the hazard, fails or refuses to correct the hazard within the time allotted for correction, despite having the right to do so, is liable for the fire suppression costs incurred in fighting the fire, for the cost of providing rescue or emergency medical services, for the cost of investigating and making any reports with respect to the fire, and for the costs relating to accounting for that fire and the collection of any funds pursuant to State or local law, including but not limited to, administrative

2. The incident results in the spread of hazardous substances or fire posing a real and imminent threat to public health and safety beyond the property of origin.

Expenses reimbursable to the County or Fire District pursuant to this section are a debt of the person liable therefor, and shall be collectible in the same manner as in the case of an obligation under contract, express or implied. The charge created against the person related to hazardous substances by this section is also a charge against the person's employer if the negligence causing the incident occurs in the course of the person's employment.

113 - STOP WORK ORDER

113.1 - Order.

Where the fire code official finds any work regulated by this code being performed in a manner contrary to the provisions of this code, or in a dangerous or unsafe manner, the fire code official is authorized to issue a stop work order. The fire code official is authorized to order the work, the operation, or the use stopped or the evacuation of any premises, building, or vehicle or portion thereof which has or is a condition hazardous to life or property.

113.4 - 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 liable for administrative fines and subject to prosecution as allowed by Title 1, Section 1.25 of the County Code or other applicable laws or regulations.

114 - UNSAFE STRUCTURES OR EQUIPMENT

114.1.1 - Unsafe conditions.

Structures or existing equipment that are or hereafter become unsafe, insanitary or deficient because of inadequate means of egress, inadequate light and ventilation, or that constitute a fire hazard, are otherwise dangerous to human life or the public welfare, or involve illegal or improper occupancy or inadequate maintenance, dilapidation, obsolescence, hazardous material contamination, disaster damage, or abandonment as specified in this code shall be deemed an unsafe condition. Unsafe structures shall be taken down and removed or made safe, as the fire code official deems necessary and as provided for in this section. A vacant structure that is not secured against unauthorized entry shall be deemed unsafe.

202 - GENERAL DEFINITIONS

. . .

AREA OF FIREFIGHTING OPERATIONS. Those portions of the fire apparatus access road in which the structure's exterior walls face the required fire apparatus access road. The area of firefighting operations also includes the area in between such portions of the fire apparatus roads and the structure.

. . .

. . .

EMERGENCY AREA. The geographical area where the fire code official, exercising authority pursuant to Section 104.11 at the scene of a fire or other emergency involving the protection of life or property, has declared there is an immediate risk to health, life, property, or the environment within that area.

. . .

EMERGENCY HELICOPTER LANDING FACILITY (EHLF). A clear area at ground level or on the roof of a building capable of accommodating a helicopter engaged in firefighting and/or emergency evacuation operations.

. . .

FIRE APPARATUS ACCESS ROAD. A road that provides fire apparatus access from a fire station to a facility, building or portion thereof. This is a general term inclusive of all other terms such as fire lane, public street, private street, private driveway, parking lot lane and access roadway.

. . .

FIRE-FLOW. See Appendix B, Section B102.

FIRE HAZARD SEVERITY ZONES. See Section 4902.1.

. . .

FIRE WATCH. A temporary measure intended to ensure continuous and systematic surveillance of a premises, building, or portion thereof, by one or more qualified individuals for the sole purposes of identifying and controlling fire hazards, detecting early signs of unwanted fire, raising an alarm of fire, alerting the occupants, and notifying the fire department. Also see Section 401.10, Fire watch procedures.

. . .

FLOAT. A floating structure normally used as a point of transfer for passengers and goods, or both, for mooring purposes. Not to be confused with "Parade Float" (as in Section 324).

FLOATING LUMINARY is a floating airborne device containing open flaming or smoldering material capable of causing ignition to combustibles with which it may come into contact. Floating luminaries may also be referred to as sky lanterns, flying lanterns, sky candles, and wish lanterns. Also see "Sky Lantern."

. . .

FUEL MODIFICATION. Shall mean any modification or removal of fuels to reduce the likelihood of ignition or the resistance to fire control.

. . .

GOVERNING BODY. Shall mean the official board or council elected to rule the municipality or other public agency.

. . .

HAZARDOUS WASTE CONTROL LAW. Shall mean the State law which implements a cradle-to-grave management system found in the California Health and Safety Code.

. . .

HEALTH HAZARDOUS MATERIALS DIVISION (HHMD). Shall mean a part of the Consolidated Fire Protection District of Los Angeles County (District) or Los Angeles County Fire Department, Prevention Services Bureau, that is responsible for regulating hazardous materials business plans and chemical inventories, hazardous waste generators, on-site treatment of hazardous waste, risk management plans for responding with hazardous materials squads to emergency incidents involving hazardous materials, supervising cleanup of on-site and containment facilities, and declaring emergency response scenes safe for re-entry.

. . .

MALIBU—SANTA MONICA MOUNTAIN. See Appendix PP, Section PP103.

. . .

SAN GABRIEL SOUTHFACE AREA. See Appendix PP, Section PP103.

. . .

SPECIAL AMUSEMENT AREA. A special amusement area is any temporary, permanent, or mobile building or portion thereof that is occupied for amusement, entertainment or educational purposes and is arranged in a manner that:

1. Makes the means of egress path not readily apparent due to visual and audio distractions, or
2. Intentionally confounds identification of the means of egress path, or
3. Otherwise makes the means of egress path not readily available because of the nature of the attraction or mode of conveyance through the special amusement area, building, structure or portion thereof.

. . .

UNAUTHORIZED DISCHARGE. A release or emission of materials in a manner which does not conform to the provisions of this code or applicable public health and safety regulations. This shall mean any spilling, leaking, releasing, leaching, emptying, dumping, or disposing of a hazardous material/waste into the environment, unless permitted by a regulatory agency.

UNIFIED PROGRAM. Consolidates six environmental programs regarding the management of hazardous waste, hazardous materials, and underground storage tanks under one management system.

UNIFIED PROGRAM FACILITY PERMIT. A consolidated permit issued pursuant to Section 25284 of the Health and Safety Code and Division 4 of Title 11 of the County Code relating to the underground storage of hazardous materials, Chapter 12.52 of Title 12 of the County Code relating to the generation or handling of hazardous waste or extremely hazardous waste, Chapter 12.64 of Title 12 of the County Code relating to handling of hazardous materials or acutely hazardous materials, and those city codes or resolutions related to the unified program elements administered by those cities as participating agencies to the Los Angeles County Certified Unified Program Agency.

. . .

301.2 - Permits.

Permits shall be required as set forth in Section 105.5 for the activities or uses regulated by Sections 306, 307, 308, 315, 320 322, 324, 326, and 328.

302.1 - Definitions.

The following terms are defined in Chapter 2:

. . .

BONFIRE.

COMMISSIONER.

FIRE HAZARD SEVERITY ZONES.

FLOATING LUMINARY.

GOVERNING BODY.

. . .

304 - COMBUSTIBLE WASTE MATERIAL

304.1.1 - Waste material.

Accumulations of wastepaper, wood, hay, straw, weeds, litter or combustible or flammable waste or rubbish of any type shall not be permitted to remain on a roof; under a ground-mounted photovoltaic array; in any court, yard, vacant lot, alley, parking lot, or open space; or beneath a grandstand, bleacher, pier, wharf, manufactured home, recreational vehicle or other similar structure.

304.1.2 - Vegetation.

Weeds, grass, vines or other growth that is capable of being ignited and endangering property, shall be cut down and removed by the owner or occupant of the premises. Vegetation clearance requirements in wildland-urban interface areas shall be in accordance with Section 325 and Chapter 49 of this code.

304.2.1 - Removal.

Combustible rubbish stored in containers outside of noncombustible vaults or rooms shall be removed from buildings at least once each working day or at intervals specified by the fire code official. The storage or accumulation of combustible waste matter within any building in such a quantity or location as to constitute a fire hazard is prohibited.

307 - OPEN BURNING, RECREATIONAL FIRES AND PORTABLE OUTDOOR FIREPLACES

307.1 - General.

area of 3 feet (914 mm) or less in diameter and 2 feet (610 mm) or less in height, for pleasure, religious, ceremonial, cooking, warmth or similar purposes.

307.2.1 - Authorization.

Where required by State or local law or regulations, open burning shall only be permitted with prior approval from the fire code official, a United States Forest Service Officer having jurisdiction, or the State or local air and water quality management authority, provided that all conditions specified in the authorization are followed.

307.6 - Open fires.

Permits shall be required as set forth in Section 105.6.

A person shall not build, light, maintain, or cause or permit to be built, lighted, or maintained, any open outdoor fire or use or cause or permit to be used, any open outdoor fire for any purpose except:

1. When such fire is set or permission for such fire is given in the performance of the official duty of any public officer, and the fire, in the opinion of such public officer, is necessary for:
   (i) The purpose of the prevention of a fire hazard which cannot be abated by any other means; or
   (ii) The instruction of public employees in the methods of fighting fire.
2. When such fire is set pursuant to permit on property used for industrial or institutional purposes for the purpose of instruction of employees in methods of fighting fire.
3. When such fire is set in the course of any agricultural operation in the growing of crops or raising of fowl or animals.
4. On a public beach area owned, managed, or controlled by the County, otherwise permitted by this code.
5. In a County-owned park or recreation camp as otherwise permitted by this code.
6. Bonfires permitted by the fire code official.
7. For cooking, recreational, or ceremonial fires on private property with a maximum fuel area of 3 feet (914 mm) or less in diameter and 2 feet (610 mm) or less in height, in locations outside of wildfire risk areas.

307.7 - Designated open fire areas.

The fire code official is authorized to designate places on private property, with the permission of the owner thereof, or upon any public road, or within any public park, or upon any public land, where open fires may be built.

The fire code official may place or cause to be placed uniform signs or posters on or at such premises indicating the place or limits where such fires may be built and maintained without further permission; however, it shall be unlawful to leave, or cause or permit to be left unattended, any fire burning in such place.

308 - OPEN FLAMES

308.1.4 - Reserved.

311.5 - Placards.

When required by the fire code official, any vacant or abandoned buildings or structures determined to be unsafe pursuant to Section 114 of this code relating to structural or interior hazards shall be marked as required by Sections 311.5.1 through 311.5.5.

314 - INDOOR DISPLAYS

314.4 - Vehicles.

Liquid-fueled or gaseous-fueled vehicles, aircraft, boats or other motorcraft shall not be located indoors except as follows:

1. The engine starting system is made inoperable or batteries are disconnected except where the fire code official requires that the batteries remain connected to maintain safety features.
2. Fuel in fuel tanks does not exceed any of the following:
   2.1. Class I, II and III liquid fuel does not exceed one-quarter tank or 5 gallons (19 L), whichever is less.
   2.2. LP gas does not exceed one-quarter gallon tank or 6.6 gallons (25 L), whichever is less.
   2.3. CNG does not exceed one-quarter tank or 630 cubic feet (17.8 m^3), whichever is less.
   2.4. Hydrogen does not exceed one-quarter tank or 2000 cubic feet (0.57 m^3), whichever is less.
3. Fuel tanks and fill openings are closed and sealed to prevent tampering.
4. Vehicles, aircraft, boats or other motorcraft equipment are not fueled or defueled within the building.
5. The fire code official is authorized to make additional requirements and restrictions, or to deny permission for the display, based upon the hazards inherent with the display, such as but not limited to those associated with the battery technology of the vehicle.

316 - HAZARDS TO FIRE FIGHTERS

316.6.1 - Structures.

Structures shall not be constructed within the utility easement beneath high-voltage transmission lines.

Exceptions: Restrooms and unoccupied telecommunications structures of noncombustible construction less than 15 feet (4572 mm) in height provided that they are grounded and bonded in accordance with the Electrical Code, and fully bonded from roof to foundation and connected to the structure's grounding system. Additionally, signs approved by the fire code official, that read "CAUTION — HIGH VOLTAGE LINES OVERHEAD" shall be provided at all entrances leading to the restrooms and unoccupied structures.

321 - RESERVED

322 - STORAGE OF LITHIUM-ION AND LITHIUM METAL BATTERIES

322.3 - Fire safety plan.

collection.

2. Individual containers and groups of containers shall not exceed a capacity of 7.5 cubic feet (0.21 m^3).
3. A second container or group of containers shall be separated by not less than 3 feet (914 mm) of open space, or 10 feet (3048 mm) of space that contains combustible materials.
4. Containers shall be located not less than 5 feet (1524 mm) from exits or exit access doors.
5. The fire code official shall have the authority to increase required separation distances and/or require the relocation of the container(s) based upon fire or life hazards associated with the specific occupancy. This may limit or negate the ability for such storage to take place in or at the occupancy.

324 - PARADE FLOATS

324.1 - Permits.

An operational permit is required to operate a parade float for a public performance, presentation, spectacle, entertainment, or parade. Permits shall be required as set forth in Section 105.5.

324.2 - Decorative material.

Decorative material on parade floats shall be noncombustible, be made flame-retardant by application of a California State Fire Marshal-listed treatment, or meet the flame-resistive requirements of the fire code official.

324.3 - Fire protection.

Motorized parade floats and towing apparatus shall be provided with a minimum 2-A: 10-B: C-rated portable fire extinguisher readily accessible to the operator.

325 - CLEARANCE OF BRUSH AND VEGETATIVE GROWTH

325.1 - Electrical transmission lines.

325.1.1 - Support clearance.

Any person owning, controlling, operating, or maintaining any electrical transmission or distribution line upon any mountainous, forest-, or brush-covered lands, or land covered with flammable growth shall, at all times, maintain around and adjacent to any pole supporting a switch, fuse, transformer, lightning arrester, or line junction, or dead end, or corner poles, or towers, or other poles or towers at which power company employees are likely to work most frequently, an effective firebreak, consisting of a clearing of not less than 10 feet (3.05 m) in each direction from the outer circumference of such pole or tower provided, however, that this provision shall not be deemed to apply to lines used exclusively as telephone, telegraph, or telegraph messenger call, fire or alarm lines, or other lines classed as communication (Class C) circuits by the Public Utilities Commission of the State of California. Nor shall this provision apply to clearance around poles supporting only secondary electrical distribution lines of 750 volts or less.

325.1.2 - Line clearance.

VOLTAGE RANGE OF ELECTRICAL CONDUCTOR/LINE	CLEARANCE DISTANCE REQUIRED
2,400 volts — 71,999 volts	4 feet (1.22 m)
72,000 volts — 109,999 volts	6 feet (1.83 m)
110,000 volts or more	10 feet (3.05 m)

In any case, such distance shall be sufficiently great to furnish the required clearance from the particular wire or conductor at any position, of such wire or conductor at any temperature of 120 degrees Fahrenheit or less. Dead trees; old, decadent, or rotten trees; those weakened by decay or disease; and trees leaning toward the line, which may contact the line from the side or may fall on the line, shall be felled, cut or trimmed so as to remove the hazard.

325.1.3 - Self-supporting aerial cable.

No clearing to obtain line clearance is required when self-supporting aerial cable is used except that forked trees, leaning trees, and other growth which may fall across the cable and break it shall be removed.

Exception: Nothing contained in this section shall be construed to require any person to maintain any clearing on land where such person does not have the legal right to maintain such clearing, nor shall any provision of this ordinance be construed to require any person to enter upon or to damage property of another without the consent of the owner thereof. For further exceptions, see California Code of Regulations, Title 14, Division 1.5, Chapter 7, Article 4.

325.2 - Structures.

325.2.1 - Clearances.

Any person owning, leasing, controlling, operating, or maintaining any building, structure, or apiary upon or adjoining any mountainous, or forest- or brush-covered land or land covered with flammable growth, and any person owning, leasing, or controlling any land adjacent to such structures, shall at all times maintain defensible space of 100 feet (30.48 m) from each side and from the front and rear of the structure in accordance with Sections 325.2.1.1 through 325.2.1.6. The intensity of fuels management may vary within the 100-foot perimeter of the structure, with more intense fuel reductions being used between 5 and 30 feet (1524 and 9144 mm) around the structure, and an ember-resistant zone being required within 5 feet (1524 mm) of the structure, based on regulations promulgated by the State Board of Forestry and Fire Protection, in consultation with the Office of the State Fire Marshal, to consider the elimination of materials in the ember-resistant zone that would likely be ignited by embers.

The amount of fuel deemed necessary to be removed or modified shall consider the flammability of the structure as affected by building material, building standards, location, and type of vegetation. Fuels shall be maintained and spaced in a condition so that a wildfire burning under average weather conditions would be unlikely to ignite the structure, as determined by the fire code official.

Exceptions:

ordinance be construed to require any person to enter upon or to damage property of another without the consent of the owner thereof.

325.2.1.1 - Ornamental plants and trees.

Ornamental plants and trees known to be flammable — including but not limited to acacia, cedar, cypress, eucalyptus, juniper, pine, and pampas grass — shall not be exempt from compliance with these requirements.

Exception: Ornamental plants and trees that are individually planted, spaced and maintained in such a manner that they do not form a means of transmitting fire from native growth to the structure.

325.2.1.2 - Plants and cultivated ground cover.

The fire code official shall be authorized to exempt the following specimens from these requirements:

1. **Cultivated specimens.** Cultivated ground cover such as green grass, ivy, succulents, or similar plants, provided that they are maintained in a condition that does not form a means of transmitting fire from native growth to the structure, and that they comply with all other applicable laws, shall be exempt from these requirements.
2. **To prevent soil erosion.** Where located more than 30 feet (9.14 m) from buildings, structures, or apiaries, grass and other vegetation maintained where necessary to stabilize the soil and prevent erosion, provided that it is maintained at a height of less than 18 inches (45.72 cm) above the ground, and isolated from other fuels.

325.2.1.3 - Dead vegetation.

Remove all dead or dying grass, plants, shrubs, trees, branches, leaves, weeds, and pine needles. Maintain any tree and/or shrub adjacent to or overhanging any building, structure, or apiary free of dead wood.

Exception: At distances at least 30 or 50 feet (9.14 or 15.24 m), as determined by the fire code official, from buildings, structures, and apiaries, loose surface litter, normally consisting of fallen leaves or needles, twigs, bark, cones, and small branches, shall be permitted to remain, provided that it does not exceed a maximum depth of 6 inches (152 mm).

325.2.1.4 - Roof and rain gutters.

Maintain the roof and rain gutters of any building, structure or apiary free of leaves, needles, or other dead vegetative growth.

325.2.1.5 - Chimneys and stovepipes.

That portion of any tree which extends within 10 feet (3.05 m) of the outlet of any chimney or stovepipe shall be removed.

325.2.1.6 - Firewood, compost, and similar piles.

Place or store firewood, manure, compost, and other similar combustible materials a minimum of 30 feet (9.14 m) from any building, structure, or apiary. All exposed wood piles located within 100 feet (30.48 m) of a building, structure, or apiary shall maintain a minimum of 10 feet (3.05 m) of clearance, down to bare mineral soil, or equivalent, in all directions of the wood pile.

325.3 - Notice to correct.

protection or firebreak made by removing and clearing away, for a distance not less than so determined, on each side thereof, all flammable vegetation or other combustible growth, except as otherwise provided in Section 325.2.

325.3.3 - Correction by fire code official or Commissioner.

Any person who has received notice for having failed to meet any of the requirements specified in Sections 325.2.1, 325.3.2, 325.10, 503.2.1, 3107.18, 6107.2, or 6107.3 and who is unable to comply with the requirements of such notice may request the fire code official or Commissioner to correct the condition or conditions. The fire code official or Commissioner may do so, provided that the person requesting such assistance agrees to pay the full cost thereof.

325.3.4 - Notice of failure to correct.

In the event any of the conditions prohibited by Sections 325.2.1, 325.3.2, 325.10, 503.2.1, 3107.18, 6107.2, or 6107.3 exist, the governing body may instruct the fire code official or Commissioner to give notice to the owner of the property upon which such condition exists, to correct such prohibited condition, and if the owner fails to correct such condition, the governing body may cause the same to be done and make the expenses of such correction a lien upon the property upon which such condition exists. If it so instructs the fire code official or Commissioner, the governing body shall designate the time and place of a hearing either before itself or before a referee appointed by it, and shall notify the fire code official of its action.

325.3.5 - Mailing notice.

Upon receipt of a notice from the governing body of the time and place of hearing, and not less than 10 days before such hearing, the fire code official or Commissioner shall mail a notice to the owners of the property, as their names and addresses appear from the last equalized assessment roll, or as they are known to the clerk of the governing body on which a firebreak is not maintained as required by Sections 325.2.1, 325.3.2, 325.10, 503.2.1, 3107.18, or 6107.3 in substantially the following form:

NOTICE TO DESTROY WEEDS, BRUSH, AND RUBBISH

Notice is hereby given that on the ___ day of (month) _____, the governing body of (municipality) _____ passed a resolution declaring the noxious or dangerous weeds, sagebrush, chaparral, and any other brush or weeds which attain such large growth as to become, when dry, a fire menace to adjacent improved property, were growing and that there existed dry grass, stubble brush, litter, or other flammable material which endangers the public safety by creating a fire hazard upon or in front of the property on certain streets in said municipality, and more particularly described in said resolution, and that same constitutes a public nuisance which must be abated by the removal of said noxious or dangerous weeds, brush, litter, or other flammable material, otherwise they will be removed and the nuisance will be abated by the municipal authorities, in which case the cost of such removal shall be assessed upon the lots and lands from which, or in front of which, such materials are moved, and such cost will constitute a lien upon such lots or lands until paid. Reference is hereby made to said resolution for further particulars.

All property owners having any objections to the proposed removal of such materials are hereby notified to attend a meeting of the governing body of said municipality, to be held at ___ a.m. o'clock, on the ___ day of (month) _____, when their objections will be heard and given due consideration.

Dated this _____ day of (month) _____.

(name)

The clerk of the governing body shall publish notice of the hearing once in a newspaper of general circulation printed and published in the County, not less than 10 days prior to the date of the hearing, when notice is given by means other than that prescribed in Section 325.3.4.

325.4 - Hearing of protests.

325.4.1 - Appointment of referee.

The governing body may appoint a referee to hear protests pursuant to this section. If the governing body appoints an officer or employee of the municipality as referee, the referee shall serve without any additional compensation, but all time spent as referee shall be deemed and counted as time spent in performing the duties of the compensated position.

325.4.2 - Hearing objections.

At the same time stated in the notices, the governing body or referee shall hear and consider all objections and protests, if any, to the proposed removal of vegetation, and may continue the hearing from time to time.

325.4.3 - Report of referee.

If the hearing is before a referee, upon the conclusion of the hearing, the referee shall report to the governing body findings and recommendations as to what objections, if any, should be allowed and what objections, if any, should be overruled.

325.4.4 - Decision by board.

Upon the conclusion of the hearing before itself, or upon receipt of the report of the referee, the governing body shall allow or overrule all objections, whereupon the governing body shall acquire jurisdiction to proceed and perform the work by removal. The decision of the governing body on the matter is final, except as provided in Sections 14920 and 14921 of the California Health and Safety Code.

325.4.5 - Order for abatement.

After final action is taken by the governing body on the disposition of any protests or objections, or in case no protest or objections are received, the said governing body shall order the fire code official or Commissioner to remove the dangerous vegetation.

325.5 - Right of entry upon private property.

The fire code official or Commissioner, or their assistants, deputies, employees, or contracting agents, or other representatives may enter upon private property for the purpose of inspecting and/or removing vegetation pursuant to Sections 104.3 and 104.3.1 of this code, or California Health and Safety Code, Section 14900 et seq.

325.6 - Removal before arrival of fire code official or Commissioner.

Any property owner may have the vegetation removed at the owner's expense, if it is done prior to the arrival of the fire code official

for hearing on confirmation.

325.7.2 - Hearing on report.

At the time fixed for receiving and considering the report, the governing body or the referee shall hear it and any objections of any of the property owners liable to be assessed for the work of clearing vegetation.

325.7.3 - Report of referee.

If the hearing is before a referee, upon the conclusion of the hearing, the referee shall report to the governing body findings and recommendations as to what modifications, if any, should be made in the report.

325.7.4 - Modification and confirmation of the report.

Upon the conclusion of the hearing on the report before itself, or upon receipt of the report of the referee, the governing body may make such modifications in the report of the fire code official or Commissioner as it deems necessary, after which, by order or resolution, the report shall be confirmed.

325.7.5 - Costs of removal.

The amounts for the cost for removing the vegetation upon the various parcels of land mentioned in the report of the fire code official or Commissioner, as confirmed, shall constitute special assessments against the respective parcels of land and are a lien on the property for the amount of the respective assessments.

325.7.6 - Collection of expenses.

The expenses of removing vegetation shall be collected, and assessments shall be canceled or refunded as provided in Article 3 of Chapter 4 of Part 5 of Division 12 of the California Health and Safety Code, the provisions of which article are incorporated herein as if set forth herein in full.

325.8 - Joint proceedings.

All of the proceedings provided for in this article may be combined with and performed in conjunction with proceedings for the abatement of noxious weeds pursuant to Part 5 of Division 12 of the California Health and Safety Code.

325.9 - Prosecution.

A person who violates Sections 325.2.1, 325.3.2, 325.10, 503.2.1, 3107.18, 6107.2, or 6107.3 may be prosecuted and punished whether proceedings pursuant to Sections 325.3—325.8, inclusive, have been had or not. Proceedings pursuant to Sections 325.3—325.8, inclusive, are not a condition precedent to prosecution for violation of Sections 325.2.1, 325.3.2, 325.10, 503.2.1, 3107.18, 6107.2, or 6107.3.

325.10 - Roadway clearance.

326.1 - Intent.

Due to conditions tending to cause or allow the rapid spread of fires which may occur on grass-, grain-, brush-, or forest-covered land in certain hazardous fire portions of the jurisdictional area, or because of the inaccessible character of such lands, the unrestricted use of such lands creates a potential menace to life and property from fire. Therefore, it is the intent of this section to provide necessary safeguards to prevent the occurrence of fires and to control the spread of fires which might be caused by recreational, commercial, industrial, or other activities carried on in any wildfire risk area.

326.2 - Permit required.

Permits shall be required as set forth in Sections 105.5 and 105.6.

No person shall establish or conduct any of the following or similar activities in a wildfire risk area without first securing a permit:

1. Recreational activities including, but not limited to, rifle ranges, carnivals and fairs, public assembly events, fireworks, overnight camping, and open burning.
2. Temporary or permanent activities including, but not limited to, stands for cooking or other activities which could provide a source of ignition.

326.3 - Permit request.

A request for an issuance of a permit for any such activity shall be made to the fire code official not less than 15 days prior to the starting date of such activity.

326.4 - Fire protection survey.

Upon receiving a request for issuance of a permit, the fire code official shall survey the buildings, premises, and facilities proposed for such use prior to issuance of the permit to determine the fire protection equipment and safeguards necessary to conduct such activity without unduly increasing the potential fire hazard to the area.

326.5 - Notification.

The applicant shall be notified by the fire code official of the facilities and fire protection safeguards necessary, and a permit shall be contingent upon the provision of all such facilities and safeguards.

326.6 - Permit stipulations.

The permit shall stipulate the conditions, precautions, limitations, and safeguards necessary to conduct the identified activity with a reasonable degree of fire safety, and failure to comply with any condition, precaution, limitation, or safeguard stipulated shall be cause for immediate revocation of the permit and cessation of the activity.

326.7 - Fire protection facilities required.

when such activity is taking place. Also see Section 3107.17.

6. Provision of adequate access roads and parking facilities to prevent congestion of public roads, to permit adequate means of egress for evacuation of the public or participants in event of emergency, and to permit movement of fire apparatus and equipment.
7. Restriction or prohibition of activities during periods of high-fire-hazard weather conditions.
8. Such fencing as is necessary to control the activity.
9. Such other conditions, limitations, or provisions necessary to maintain reasonable fire safety.

326.8 - Restricted entry on national forest land.

A person shall not enter or be on any lands within the boundaries of the National Forest within Los Angeles County which have been closed to entry by the U.S. Forest Service, except by a valid special entry permit issued by a U.S. Forest Service official.

326.9 - Closure of public or private lands.

Any portion of public or private lands in any wildfire risk area may be closed to the public by the fire code official at the request of the owners of such public or private lands, when in the opinion of the fire code official such closure is necessary for the prevention of fires. Notice of such closure shall be made by the fire code official by public announcement, and such closure shall be in effect until, in the opinion of the fire code official, such closure is no longer necessary for the protection of property against fire and such closure is lifted by public announcement.

326.10 - Restricted entry on closed lands.

A person shall not enter or be upon any public or private lands closed to the public by the fire code official during the period such closure is in effect, except that the closure of private lands shall not prohibit the use or entry upon such lands by the owner, owner's guests, or invitees, provided that such guests or invitees have written permission from the owner of such lands to enter upon the same. Such written permit shall be presented upon the demand of any public officer when such person is within any closed area.

326.11 - Posting of lands closed to entry.

Lands closed to entry shall be posted by the fire protection agency having jurisdiction.

326.12 - Spark arresters required.

326.12.1 - Equipment.

No person shall use or operate in, upon, or within any wildfire risk area, any tractor, construction equipment, engine, or machinery, or any steam, oil, or gasoline-operated stationary or mobile equipment, from which a spark or fire may originate, unless such equipment is provided with a qualified device or spark arrester installed in or attached to the exhaust pipe which will prevent the escape of fire or sparks. Said qualified device or spark arrester shall meet the requirements of the current version of the United

No person shall operate or use any device, machine, or process such as a welding torch, tar pot, decorative torch, or any other device liable to start or cause fire in or upon any wildfire risk area, except by the authority of a written permit from the fire code official. However, no permit will be required if such use is within inhabited premises or a designated camp site, and such use is a minimum of 30 feet from any grass-, grain-, brush-, or forest-covered lands.

326.14 - Roadway clearance.

Clearance of brush or vegetative growth from roadways shall be in accordance with Section 325.10 and 503.2.1 of this code.

Exception: If the fire code official determines in any specific case that difficult terrain, danger of erosion, or other unusual circumstances make strict compliance with the provisions of this code undesirable or impractical, the fire code official may suspend enforcement thereof and require reasonable alternative measures.

326.15 - Illegal dumping.

No person shall place, deposit, or dump any garbage, cans, bottles, papers, ashes, refuse, trash, rubbish, or combustible waste materials in or upon any wildfire risk area. No person shall dump such materials in, upon, or along any trail, roadway, or highway in any wildfire risk area. Dumping in areas approved by the fire department for this use shall not be deemed to be in violation of this section. This section may be enforced by the Commissioner.

326.16 - Disposal of ashes.

No person shall place, deposit, or dump any ashes or coals in or upon any wildfire risk area except in the hearth of an established fire pit, camp stove, or fireplace; in a noncombustible container with a tight-fitting lid; or where such ashes or coals are buried and covered with one foot of mineral earth not less than 25 feet (7620 mm) from any combustible vegetation or structure. When any such fire pit, camp stove, fireplace, or noncombustible container is used for this purpose, it shall be kept or maintained in a safe location not less than 10 feet from any combustible vegetation or structure.

326.17 - Fire roads and firebreaks.

1. No person, except public officers acting within the scope of their duties, shall travel upon or drive or park any motorcycle, motor scooter, or motor vehicle upon any fire road or firebreak beyond the point where travel is restricted by a cable, gate, or sign, without the permission of the property owner or owners involved.
2. No person shall park any vehicle so as to obstruct the entrance to any fire road or firebreak.
3. No person shall install or maintain a radio or television aerial, or guy wire thereto, or any other obstruction on any fire road or firebreak, which is less than 16 feet above such fire road or firebreak.

326.18 - Use of motorcycle, motor scooter, and motor vehicles.

No person shall operate any motorcycle, motor scooter, or motor vehicle, except upon clearly established public or private roads, within any wildfire risk area without first having secured a permit to do so from the fire code official. No such permit shall be issued unless written permission from the property owner is first presented.

brush and combustible growth, roadway clearance, and vertical clearance on fire access roads, shall be subject to an administrative fine or noncompliance fee, and/or possible liens as allowed by the provisions of Title 1, Chapter 1.25 of the County Code.

327.2 - Administrative fine—enforcement.

An administrative fine will be imposed and enforced upon failure of the responsible party to comply with written abatement instructions and timeframes contained on the Official Inspection Report Form (County of Los Angeles Fire Department FORM 410, all versions) issued by the Fire Department.

327.3 - Declared parcel.

A declared parcel is a parcel which contains noxious weeds and other flammable vegetation that are a fire hazard and which constitutes a public nuisance which must be abated as declared in an annual resolution of the Board of Supervisors. An owner of a declared parcel will be mailed a declaration card specifying the abatement actions required of the owner. The declaration card constitutes the first official notice to the owner.

327.3.1 - Declared parcel inspection—notice of violations.

A physical inspection of the declared parcel is conducted by the fire department to determine compliance with the declaration card. After the physical inspection, if the fire department determines that the owner has not complied with the declaration card, then such noncompliance constitutes the first violation of the fire code. The owner will be given notice of such first violation of the fire code. This notice constitutes the second official notice to the owner.

The second official notice shall also inform the owner that an administrative fine and abatement enforcement fee as approved in the Fire-Code Fee Schedule (Appendix QQ of this code) may be imposed on the declared parcel if not properly cleared. An owner's failure to comply with the second official notice constitutes the second violation of the fire code.

327.4 - Undeclared parcel.

An undeclared parcel is a parcel not contained in the annual resolution of the Board of Supervisors described in Section 327.3.

327.4.1 - Undeclared parcel inspection—notice of violations.

After a physical inspection, if the fire department determines that an undeclared parcel is not in compliance with the fire code, the owner will be given notice of such violation of the fire code. This notice of violation constitutes the first official notice. An owner's failure to comply with the first official notice constitutes the first violation of the fire code. After a first violation, a physical inspection of an undeclared parcel will be conducted by the fire department to determine compliance with the fire code. After the physical inspection, if the fire department determines that an undeclared parcel is not in compliance with the fire code, the owner will be given notice of the second violation of the fire code. This notice constitutes the second official notice to the owner. This second official notice shall also inform the owner that an administrative fine may be imposed on an undeclared parcel if not cleared. An owner's failure to comply with the second notice constitutes the second violation of the fire code.

327.5 - Administrative fine—amount.

with the administrative fine invoice. The request-for-administrative-hearing form must be filed with the brush clearance section manager of the fire department within 10 calendar days following the service of the notice of administrative fine.

Upon conclusion of the administrative hearing, the hearing officer shall issue a written decision within 10 calendar days. The hearing officer's written decision shall constitute the final administrative decision of the County.

Any person contesting the final administrative order or decision of the Fire Department may seek further review pursuant to Section 53069.4 of the California Government Code.

Any administrative penalty imposed shall be cancelled or refunded as provided in Sections 14920—14921 of the California Health and Safety Code, or any successor statute of similar import.

327.8 - Creation of lien for unpaid administrative fines.

Pursuant to Title 1, Chapter 1.25 of the County Code, the amount of the unpaid administrative fines shall become a lien on the real property that is in violation of this chapter.

328 - LAND DEVELOPMENT AND ENVIRONMENTAL REVIEW FEES

328.1 - Applicability.

This section is applicable to all unincorporated portions of Los Angeles County, to all incorporated areas that are a part of the Consolidated Fire Protection District of Los Angeles County, and to all cities that contract with the Consolidated Fire Protection District of Los Angeles County for services and adopt Section 328 as part of their fire code. The applicable fees described herein shall be collected as a condition of approval for any land development project(s), environmental documents, or permit review(s) referred or submitted to the fire department for review. Permits shall be required as set forth in Section 105.6.

328.2 - Subdivision reviews by the Land Development Unit (LDU).

A fee shall be payable to the fire department upon the submittal of any subdivision map for the review and approval by the Land Development Unit (LDU), or equivalent, of the fire department. The amount of the fee shall be as stipulated in the version of the approved Fire-Code Fee Schedule (Appendix QQ of this code) of the Consolidated Fire Protection District of Los Angeles County that is in effect at the time of the submittal in question.

328.3 - Miscellaneous LDU fees.

A fee shall be payable to the fire department upon submittal of any of the following requests for review and approval by the fire department. The amount of the fee shall be as stipulated in the version of the approved Fire-Code Fee Schedule (Appendix QQ of this code) of the Consolidated Fire Protection District of Los Angeles County that is in effect at the time of the submittal in question.

a. Request for review of a discretionary permit application. Examples include fire department reviews of applications for entitlement permits required by the jurisdictional planning department, such as, but not limited to: design reviews, design overlay reviews (DOR's), development permit application reviews, "Exhibit 'A'" reviews, planned urban development (PUD) reviews, and preliminary reviews. This fee may be required in addition to fees for other reviews

i. Request for review of an appeal to the water appeals board.

j. Request for review of an application for a change of zone.

k. Request to review an application for a mobilehome park or special occupancy park, including review of environmental impact reports, new park development or continued use of an existing park.

l. Request for review of a grading plan for fire lanes and private driveways only.

m. Request for review of a "Revised Exhibit 'A'". See LACC, Title 22, Chapter 22.184 of the County Code.

n. Request for a grant of waiver.

o. "One Stop" advisory counseling/review.

328.4 - Environmental document reviews.

Whenever a review for impact on the fire prevention, natural resources, and/or fire resource allocation responsibilities of the fire department is required as part of the environmental review process, fees may be assessed and/or collected in accordance with the version of the approved Fire-Code Fee Schedule (Appendix QQ of this code) of the Consolidated Fire Protection District of Los Angeles County that is in effect at the time of the submittal in question.

328.5 - Oak tree permit review fees.

When an oak tree report is referred to the fire department for review, pursuant to Los Angeles County Code (LACC), Title 22, Chapter 22.174, a fee shall be paid to the fire department in accordance with the Fire-Code Fee Schedule (Appendix QQ of this code).

401 - GENERAL

401.10 - Fire watch procedures.

Where a fire watch is required by the fire code official, the owner, manager, lessee or person in charge shall provide the number of fire watch personnel that have been required. Fire watch personnel shall comply with Sections 401.10.1 through 401.10.6, the conditions and records of which shall all be subject to review and approval by the fire code official when such review is deemed necessary by the fire code official.

401.10.1 - Timeframes.

Fire watch personnel shall remain on duty 24 hours a day where required fire protection components are impaired or out of service. Where there is a hazard to the building occupants, fire watch personnel shall remain in place while the building is occupied.

Fire watch as directed by the fire code official, shall be continued until such time that the fire code official determines that it is no longer necessary.

401.10.2 - Means of notification and communication.

Fire watch personnel shall be provided with not less than one means to notify the fire department of a fire or other emergency. If there are more than one individual assigned fire watch duties, they shall have the ability to promptly communicate with each other.

3.1. Contact the fire department or other appropriate service.

3.2. Ensure the notification of occupants to take appropriate action. Such action may include evacuation of the building, or in certain situations, shelter in place (sometimes known as "lockdown"). If unsure, fire watch personnel shall seek the direction of emergency services.

3.3. Take any other prompt action, in which they are qualified, to mitigate the emergency.

401.10.4 - Route of inspection.

Fire watch personnel shall develop a written route of inspection through the required fire-watch area.

401.10.5 - Log and frequency.

The entire fire watch area shall be patrolled once each hour, or at more frequent intervals when directed by the fire code official. An activity log of time and locations of inspection shall be created and maintained.

401.10.6 - Training.

Fire watch personnel shall have been provided training in the following:

1. Procedures for contacting the fire department in the case of an emergency.
2. The use of fire extinguishers and other available manual firefighting equipment.
3. Methods of notifying and evacuating people from the building or premises.

402 - DEFINITIONS

402.1 - Definitions.

The following terms are defined in Chapter 2:

CROWD MANAGER.

EMERGENCY EVACUATION DRILL.

FIRE WATCH.

LOCKDOWN.

403 - EMERGENCY PREPAREDNESS REQUIREMENTS

403.7.3 - Group I-3 occupancies.

Group I-3 occupancies shall comply with Sections 403.7.3.1 through 403.7.3.7.

403.7.3.7 - Emergency plan.

Where, in the opinion of the fire code official, it is essential for public safety in a place of assembly or any other place where people congregate, because of the number of persons, or the nature of the performance, exhibition, display, contest or activity, the owner, agent or lessee shall provide one or more fire watch personnel, as required and approved. Fire watch personnel shall comply with Sections 403.11.1.1, 403.11.1.2, and 401.10.

403.11.2 - Public safety plan for gatherings.

Where the fire code official determines that an indoor or outdoor gathering of persons has an adverse impact on public safety through diminished access to buildings, structures, fire hydrants and fire apparatus access roads or where such gatherings adversely affect public safety services of any kind, the fire code official shall have the authority to order the development of or prescribe a public safety plan that provides an approved level of public safety and addresses the following items:

1. Emergency vehicle ingress and egress.
2. Fire protection.
3. Emergency egress or escape routes.
4. The need for emergency medical services and personnel.
5. Public assembly areas.
6. The directing of both attendees and vehicles, including the parking of vehicles.
7. Vendor and food concession distribution.
8. The need for the presence of law enforcement.
9. The need for the presence of fire department personnel and/or fire safety officer(s).
10. The need for a weather monitoring person.
11. If attendance is greater than 5,000 people, the event shall be in accordance with Reference No. 842 of the County of Los Angeles Department of Health Services Prehospital Care Manual; permit for mass-gathering event shall be required as set forth in Section 105.5.

403.11.3 - Crowd managers.

Where facilities or events involve a gathering of more than 1,000 people, crowd managers shall be provided in accordance with Sections 403.11.3.1 through 403.11.3.3.

403.11.4 - Fire safety officers.

When, in the opinion of the fire code official, it is necessary for the preservation of life or property, due to the hazardous nature of an event, production, operation, or function, the fire code official shall require the owner or lessee to employ or cause the employment of one or more approved fire safety officers to be on duty at such place during the hazardous activity.

403.13 - Ground seats.

When more than 200 loose chairs are used in close proximity to, and in connection with, a public assemblage event, the chairs shall be fastened together in groups of not less than three.

Fire evacuation plans shall include the following:

1. Emergency egress or escape routes and whether evacuation of the building is to be complete by selected floors or areas only or with a defend-in-place response. For occupancies and buildings located in wildfire risk areas, the emergency egress and escape routes shall include provisions for transporting employees and occupants to a location that is deemed reasonably safe from wildland fire.

. . .

404.2.2 - Fire safety plans.

Fire safety plans shall include the following:

. . .

4. Floor plans identifying the locations of the following:

. . .

4.9. Fire alarm, control panel, and fire alarm annunciators and controls.

4.10. Location of limited access devices, including key boxes and key switches.

. . .

404.2.2.1 - Implementation.

In the event a fire is detected in a building or a fire alarm activates, the fire evacuation plan and fire safety plan shall both be implemented.

405 - EMERGENCY EVACUATION DRILLS

405.1 - General.

Emergency evacuation drills complying with Sections 405.3 through 405.11 shall be conducted not less than annually where fire safety and evacuation plans are required by Section 403 or where required by the fire code official. Lockdown plan drills shall be conducted in accordance with the approved plan. Such drills shall not be substituted for fire and evacuation drills required by Section 405.3. Drills shall be designed in cooperation with the local authorities.

405.11 - Fire drill.

In accordance with Table 405.3 of this code, a fire drill shall be conducted by the fire safety director, or designee using the fire alarm system.

502 - DEFINITIONS

502.1 - Definitions.

KEY BOX.

TRAFFIC CALMING DEVICES.

WATER UTILITY.

WATER UTILITY SERVICE AREA.

503 - FIRE APPARATUS ACCESS ROADS

503.1.1 - Buildings and facilities.

Approved fire apparatus access roads shall be provided for every facility, building or portion of a building hereafter 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 (45 720 mm) of all portions of the facility and all portions of the exterior walls of the first story of the building as measured by an approved route around the exterior of the building or facility.

Exceptions:

1. The fire code official is authorized to increase the dimension of 150 feet (45 720 mm) where any of the following conditions occur:
   1.1. The building is equipped throughout with an approved automatic sprinkler system installed in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.
   1.2. Fire apparatus access roads cannot be installed because of location on property, topography, waterways, nonnegotiable grades or other similar conditions, and an approved alternative means of fire protection is provided.
   1.3. There are not more than two Group R-3 or Group U occupancies.
2. Where approved by the fire code official, fire apparatus access roads shall be permitted to be exempted or modified for solar photovoltaic power generation facilities and a stand-alone battery energy storage structure.
3. Exterior walls of interior courts that are enclosed on all sides.

503.1.2 - Additional access.

The fire code official is authorized to require more than one fire apparatus access road based on the potential for impairment of a single road by vehicle congestion, condition of terrain, climatic conditions or other factors that could limit access. Such additional access must also comply with Title 21 of the Los Angeles County Code, where applicable.

503.2 - Specifications.

Fire apparatus access roads shall be installed and arranged in accordance with Sections 503.2.1 through 503.2.9.

503.2.1 - Dimensions.

Fire apparatus access roads shall have an unobstructed width of not less than 20 feet (6096 mm), exclusive of shoulders, except as specified in Sections 503.2.1.1 through 503.2.1.2.2.2, and for approved security gates in accordance with Section 503.6. Fire apparatus access roads shall have an unobstructed vertical clearance clear to the sky.

determined by measurement of the vertical distance between the access roadway and the eave of a pitched roof, the intersection of the roof to the exterior wall, or the top of parapet walls, whichever is greatest.

503.2.1.2.1 - Where the highest roof surface does not exceed 30 feet.

For buildings where the vertical distance between the access roadway and the highest roof surface does not exceed 30 feet (9144 mm), fire apparatus access roads shall have an unobstructed width of not less than 26 feet (7925 mm), exclusive of shoulders, and an unobstructed clearance of clear to the sky.

Exception: The 26-foot (7925 mm) width may be reduced to not less than 20 feet (6,096 mm), when approved by the fire code official. This exception shall not be applied for a distance of 25 feet (7620 mm) on either side of a hydrant.

503.2.1.2.2 - Where the highest roof surface exceeds 30 feet.

For buildings where the vertical distance between the access roadway and the highest roof surface exceeds 30 feet (9144 mm), an approved fire apparatus access roadway with a minimum width of 28 feet (8535 mm), exclusive of shoulders, shall be provided in the immediate vicinity of the building or portion thereof. This roadway shall have an unobstructed clearance of clear to the sky.

Exception: The 28-foot (8535 mm) width may be reduced to not less than 20 feet (6,096 mm), when approved by the fire code official. This exception shall not be applied for a distance of 25 feet (7620 mm) on either side of a hydrant.

503.2.1.2.2.1 - Proximity to Building.

At least one required access route meeting this condition shall be located such that the edge of the fire apparatus access roadway, not including shoulders, that is closest to the building being served, is between 10 feet (254 mm) and 30 feet (9144 mm) from the building, as determined by the fire code official, and shall be positioned parallel to one entire side of the building. The side of the building on which the fire apparatus access road is positioned shall be approved by the fire code official.

Exception: When approved by the fire code official, the required setback may be modified for residential and mixed-use residential developments less than five stories in height when additional fire protection measures are provided.

503.2.1.2.2.2 - Obstructions.

Overhead power lines shall not be located over the fire apparatus access road or between the fire apparatus road and the building. Other obstructions shall be permitted to be placed with the approval of the fire code official.

503.2.2.1 - Dimensions maintained.

The dimensions of approved fire apparatus roads shall be maintained as originally approved by the fire code official.

503.2.3 - Surface.

Facilities, buildings or portions of buildings hereafter constructed or moved into or within the jurisdiction shall be accessible to fire department apparatus by way of an approved fire apparatus access road that is designed and maintained with an asphalt, concrete or other approved driving surface capable of supporting the imposed load of fire apparatus weighing at least 75,000 pounds (34 050

Dead-end fire apparatus access roads in excess of 150 feet (45 720 mm) in length shall be provided with an approved turnaround. See Figures 503.2.5(1) and 503.2.5(2). The turnaround shall be oriented on the access roadway in the proper direction of travel.

Exceptions:

1. Dead-end fire apparatus access roads serving other than single-family dwellings, that are a minimum of 20 feet (6096 mm) in width and that are straight and flat, may be extended to between 151 feet (46 025 mm) and 300 feet (91 440 mm) in length without requiring a turnaround, when approved by the fire code official.
2. Dead-end fire apparatus access roads serving single-lot single-family dwellings, that are a minimum of 15 feet (4572 mm) in width and that are straight and flat, may be extended to between 151 feet (46 025 mm) and 300 feet (91 440 mm) in length without requiring a turnaround, when approved by the fire code official.

FIGURE 503.2.5(1)

FIRE APPARATUS TURNAROUND STANDARD — PUMPER

FIGURE 503.2.5(2)

FIRE APPARATUS TURNAROUND STANDARD — AERIAL APPARATUS

503.2.7 - Grade.

Fire apparatus access roads shall not exceed 15 percent (15%) in grade.

Exception: For a fire apparatus access road serving no more than two single-family dwellings, grades shall not exceed 20 percent (20%) when approved by the fire code official. Grades between 15.1 percent (15.1 %) and 20 percent (20%) shall not exceed a maximum cumulative total of 500 feet (152.4 m) as measured over the entire length of the access roadway.

503.2.9 - Area of firefighting operations.

The area of firefighting operations, as defined in Chapter 2, shall not be located underneath high-voltage transmission lines.

503.3 - Marking and signage.

Where required by the fire code official, approved signs or other approved notices or markings that include the words NO PARKING—FIRE LANE shall be provided for fire apparatus access roads to identify such roads, to clearly indicate the access to such roads, or to prohibit the obstruction thereof. The means by which fire lanes are designated shall be maintained in a clean and legible condition at all times and be replaced or repaired when necessary to provide adequate visibility. A no-parking designation shall meet the requirements of California Vehicle Code Section 22500.1 and be approved by the fire code official.

Signs shall have a minimum dimension of 12 inches (305 mm) wide by 18 inches (457 mm) high and have red letters on a white reflective background. Signs shall be posted on one or both sides of the fire apparatus road as required.

503.3.1 - Marking overhead high-voltage transmission lines.

When required by the fire code official, fire apparatus access roads and structures located near high-voltage transmission lines shall be posted with signs, approved by the fire code official, that include the words "CAUTION OVERHEAD HIGH-VOLTAGE TRANSMISSION LINES."

503.4 - Obstruction of fire apparatus access roads.

Fire apparatus access roads shall not be obstructed in any manner, including by the parking of vehicles or the use of traffic calming devices, including but not limited to, speed bumps or speed humps. The minimum widths and clearances established in Sections 503.2.1 and 503.2.2 shall be maintained at all times.

503.4.1 - Traffic calming devices.

The installation of security gates across a fire apparatus access road shall be approved by the fire code official. Where security gates are installed, they shall have an approved means of emergency operation.

Gates securing the fire apparatus access roads shall comply with all of the following criteria:

1. Where a single gate is provided, the gate width shall not be less than 20 feet (6096 mm), except on a fire apparatus access roadway approved to be a lesser width, in which case the gate shall not restrict that width. Where a fire apparatus road consists of a divided roadway, the gate width shall be not less than 15 feet (4572 mm) for residential use and 20 feet (6096 mm) for commercial/industrial uses.
2. Gates shall be of the swinging or sliding type.
3. Construction of gates shall be of materials that allow manual operation by one person.
4. Gate components shall be maintained in an operative condition at all times and replaced or repaired when defective.
5. Electric gates shall be equipped with a means of opening the gate by fire department personnel for emergency access. Emergency opening devices shall be approved by the fire code official.
6. Methods of locking shall be submitted for approval by the fire code official.
7. Electric gate operators, where provided, shall be listed in accordance with UL 325.
8. Gates intended for automatic operation shall be designed, constructed, and installed to comply with the requirements of ASTM F2200.

503.7 - Fire apparatus access roads in recreational vehicle, mobilehome, and manufactured housing sales lots and storage lots.

Recreational vehicle, mobilehome, and manufactured housing sales lots and storage lots shall provide and maintain fire apparatus access roads in accordance with Section 503.

503.8 - Fire apparatus access roads in mobilehome parks and special occupancy parks.

The enforcing agency for California Code of Regulations, Title 25, Division 1, Chapters 2 and 2.2 shall have authority for approval of roadways in mobilehome parks and special occupancy parks. Mobilehome parks roadway requirements are found in California Code of Regulations, Title 25, Division 1, Chapter 2, Article 2, Section 1106, and roadway requirements for special occupancy parks are found in Title 25, Division 1, Chapter 2.2, Article 2, Section 2106. The fire department shall have the authority to require access provisions more stringent than those which are located in CCR Title 25, but at no point more stringent than those which are required in this code, except in accordance with Sections 104.8 through 104.10, or as otherwise allowed by law.

504 - ACCESS TO BUILDING OPENINGS AND ROOFS

504.1 - Required access.

Exterior doors and openings required by this code or the California Building Code shall be maintained readily accessible for emergency access by the fire department. An approved access walkway leading from fire apparatus access roads to exterior openings shall be provided where required by the fire code official.

2. Where a portion of a roof is greater than 75 feet (22 860 mm) above the highest adjacent level of a fire apparatus access road.

505 - PREMISES IDENTIFICATION

505.1.1 - Multiple residential and commercial units.

Multiple residential and commercial units having entrance doors not visible from the street or road shall have, in addition to the requirements of Section 505.1 above, approved numbers grouped for all units within each structure and positioned to be plainly visible from the street or road. Said numbers may be grouped on the wall of the structure or on a mounting post independent of the structure.

506 - KEY BOXES

506.1 - Where required.

Where access to or within a new or existing structure or an area is restricted because of secured openings or where immediate access is necessary for life-saving or fire-fighting purposes, the fire code official is authorized to require an approved key box or other limited-access device to be installed in an approved location. The key box shall be of an approved type listed in accordance with UL 1037, and shall contain keys to gain necessary access as required by the fire code official.

Exception: A key box or other limited-access device is not required for access to the interior of a sleeping unit or dwelling unit.

507 - FIRE PROTECTION WATER SUPPLIES

507.1.1 - Water certificate.

Except as otherwise provided by this section, every application for a building permit shall be accompanied by one of the following:

1. Evidence indicating to the fire code official that the proposed structure will be provided with a reliable water supply. The fire code official may accept as sufficient evidence a certificate from a water utility that it can supply water to the proposed structure in compliance with Title 20 of the Los Angeles County Code, except that if the fire code official knows that such water utility cannot so supply water, the fire code official may reject such certificate.
2. A certificate from the Fire Department that there exists, or is under construction, a private water supply which, in the opinion of the fire code official, is adequate for fire protection.

Exception: A certificate is not required for new or existing Group U occupancies with less than 1,000 square feet (93 m^2) of aggregate floor area.

507.2 - Type of water supply.

A water supply shall consist of reservoirs, pressure tanks, elevated tanks, water mains or other fixed systems capable of reliably providing the required fire flow. Facilities, buildings, or portions of buildings that are hereafter constructed or moved into or within the jurisdiction, that are located within a water district's or water utility's service area, and that can receive a fire-flow certificate

parks, and special occupancy parks, shall be provided with an approved fire protection water supply in accordance with Section 507.

Exception: Special occupancy parks located in remote areas shall have a fire protection water supply as required by the fire code official, which shall not be less than the requirements of the California Code of Regulations, Title 25, Division 1, Chapter 2.2, Special Occupancy Parks, Article 6, Section 2300, et seq.

507.4.1 - Private fire hydrant test and certification in mobilehome parks and special occupancy parks.

Private fire hydrants in mobilehome parks and special occupancy parks shall be tested and certified as required by California Code of Regulations, Title 25, Division 1, Chapter 2, Article 6, Section 1317 for mobilehome parks and Division 1, Chapter 2.2, Article 6, Section 2317 for special occupancy parks. Certification of such tests shall be completed by the local water supplier, a licensed C-16 fire protection contractor, or a licensed fire protection engineer as required by said Title 25.

507.5.5 - Clear space around hydrants.

A 3-foot (914 mm) clear space shall be maintained around the circumference of fire hydrants, except as otherwise required or approved. Vehicles parking near fire hydrants must also comply with California Vehicle Code Section 22514.

507.5.7 - Firefighting water source marker.

When required by the fire code official, a fire hydrant and other firefighting water source shall be identified by the installation of a blue raised reflective pavement marker or identified by other approved means.

507.5.8 - Private fire hydrant identification.

A private service fire hydrant shall be painted red in color. The valve stem, coupling threads, or portions of the hydrant where the application of paint would violate the listing of the hydrant or hinder its operation shall not be painted.

507.5.9 - Private fire hydrant caps or plugs.

A private service fire hydrant hose coupling shall be provided with a protective thread cap or plug. Missing or damaged caps or plugs shall be replaced.

507.5.10 - Draft system identification sign.

Draft hydrants, including those for existing swimming pools and spas constructed or located in a fire hazard severity zone with a capacity of 5,000 gallons (1892.71 L) or more equipped with draft hydrants, shall be identified with a permanent sign. The sign and its location shall be approved by the fire code official.

507.6 - Aboveground controls and valves for water-based fire protection systems.

Aboveground controls and valves for water-based fire protection systems shall comply with Section 901.6.4.

509 - FIRE PROTECTION, UTILITY, AND HAZARDOUS EQUIPMENT IDENTIFICATION AND ACCESS

access shall be provided and maintained for all fire protection systems, utility and hazardous equipment, as determined by the fire code official, to permit immediate safe operation and maintenance of such equipment, including of required disconnection and/or attenuation means. Storage, trash and other materials or objects shall not be placed or kept in such a manner that would prevent such equipment and means of disconnection and/or attenuation from being readily accessible.

509.3 - Disconnection means location.

Where multiple sources of the same category of hazard (e.g., categories of electrical hazards, of flammable gas hazards, etc.) serve a single building, required disconnection and/or attenuation means for the sources of each hazard category shall be located together, in a location approved by the fire code official. Where additional and/or remote means are necessary in order to accomplish this requirement, physical disconnection shall be achieved at the source of the hazard itself, such as by use of relay(s). Required disconnection and/or attenuation means for electrical hazards shall be located within 6 feet (1829 mm) of the main service panel, on the same wall plane, and maintained not separated from one another by walls, gates, fences, vegetation, or architectural features of the building.

Exception: The fire code official shall have the authority to allow case-by-case exceptions where site or hazard constraints make a requirement impractical. Where such exceptions are granted, clear, permanent signage shall be provided in all cases. The color, content, number, and medium of the signage shall be as determined by the fire code official.

510 - EMERGENCY RESPONDER COMMUNICATION COVERAGE

510.1 - Emergency responder communication coverage (ERCC) in new buildings.

Approved in-building, two-way emergency responder communication coverage for emergency responders shall be provided in all new buildings. In-building, two-way emergency responder communication coverage within the building shall be based on the existing coverage levels of the public safety communication systems utilized by the jurisdiction, measured at the exterior of the building. This section shall not require improvement of the existing public safety communication systems.

Exceptions:

1. Where approved by the fire code official, a wired communication system in accordance with Section 907.2.13.2 shall be permitted to be installed or maintained instead of an approved radio coverage, or otherwise-required communication-coverage, system.
2. Where it is determined by the fire code official that the communication coverage system is not needed. In order to make this determination, the fire code official may require an approved type of evaluation and/or modeling of communication coverage signal strength be conducted, at the expense of the building owner, for new buildings, new portions of buildings, or buildings or portions thereof otherwise triggering the provisions of this code.
3. In facilities where emergency responder communication coverage is required and such systems, components or equipment required could have a negative impact on the normal operations of that facility, the fire code official shall have the authority to accept an automatically activated emergency responder communication coverage system.
4. One- and two-family dwellings and townhouses.

2. At fire fighter's smoke control panels.
3. At the main electrical panel(s).
4. Throughout emergency and standby power rooms.
5. Throughout a fire command center complying with Section 508.
6. Throughout exit stairs.
7. Throughout areas of refuge.
8. Throughout fire pump rooms.
9. Throughout elevator machine rooms and elevator lobbies.
10. Throughout building lobbies.
11. Locations as determined by the fire code official.

510.4.1.1 - Minimum signal strength into the building.

The minimum inbound signal strength shall be sufficient to provide usable voice communications throughout the coverage area as specified by the fire code official. The inbound signal level shall be a minimum of -95dBm throughout the coverage area and sufficient to provide not less than a Delivered Audio Quality (DAQ) of 3.4 or an equivalent Signal-to-Interference-Plus-Noise Ratio (SINR) applicable to the technology for either analog or digital signals.

510.4.1.2 - Minimum signal strength out of the building.

The minimum outbound signal strength shall be sufficient to provide usable voice communications throughout the coverage area as specified by the fire code official. The outbound signal level shall be sufficient to provide not less than a DAQ of 3.4 or an equivalent SINR applicable to the technology for either analog or digital signals.

510.4.2 - System design.

The in-building, two-way emergency responder communication coverage system shall be designed in accordance with Sections 510.4.2.1 through 510.4.2.8, in accordance with NFPA 1221, and as determined by the fire code official.

510.4.2.3 - Standby power.

In-building, two-way emergency responder communication coverage systems shall be provided with dedicated standby batteries or provided with 12-hour standby batteries and connected to the facility generator power system in accordance with Section 1203. The standby power supply shall be capable of operating the in-building, two-way emergency responder communication coverage system at 100-percent system capacity for a duration of not less than 24 hours.

510.5 - Installation requirements.

The installation of the in-building, two-way emergency responder communication coverage system shall be in accordance with NFPA 1221, in accordance with Sections 510.5.1 through 510.5.5, and as determined by the fire code official.

510.5.1 - Mounting of the donor antenna(s).

less than 95 percent, and 99 percent for critical areas as defined in Section 510.4.1. The test procedure shall be conducted as follows:

1. For the 95-percent coverage test, each floor of the building shall be divided into a grid of 20 approximately equal test areas. Floors or levels of exceptionally large size may be required to be considered in sections in order to keep the individual grid test areas of reasonable size. For the critical-areas coverage test, those areas shall be identified and shall require 99-percent coverage.
2. The test shall be conducted using a calibrated portable radio of the latest brand and model used by the agency talking through the agency's radio communications system or equipment approved by the fire code official.
3. Failure of more than one test area shall result in failure of the test. No failure of critical areas will be allowed.
4. For the 95-percent coverage requirement areas, in the event that two of the test areas fail the test, in order to be more statistically accurate, the floor shall be permitted to be divided into 40 equal test areas. Failure of not more than two nonadjacent test areas shall not result in failure of the test. If the system fails the 40-area test, the system shall be altered to meet the 95-percent coverage requirement.

. . .

510.6 - Maintenance and notifications.

The in-building, two-way emergency responder communication coverage system shall be maintained operational at all times in accordance with Sections 510.6.1 through 510.6.4, and with local requirements, including any required notifications to emergency-responder and/or communication-system-provider agencies.

510.6.2 - Additional frequencies.

The building owner shall modify or expand the in-building, two-way emergency responder communication coverage system at his or her expense in the event frequency changes are required by the FCC, other radio licensing authority, or fire code official, or additional frequencies are made available by the FCC or other radio licensing authority. Prior approval of an in-building, two-way emergency responder communication coverage system on previous frequencies does not exempt this section.

511 - DESTRUCTION OF SIGNS

511.1 - Destruction of signs.

No person shall mutilate or remove or destroy any sign or notice posted, or required to be posted, by the fire code official or a duly authorized representative.

603 - ELECTRICAL EQUIPMENT, WIRING AND HAZARDS

603.4 - Working space and clearances.

Working space around electrical equipment shall be provided in accordance with Section 110.26 of the California Electrical Code for electrical equipment rated 1,000 volts or less, and Section 110.32 of the California Electrical Code for electrical equipment rated over 1,000 volts. The minimum required working space shall be not less than 30 inches (762 mm) in width, 36 inches (914 mm) in depth

buildings or structures are supplied by more than one electrical source, shall be provided at each service equipment location and at all interconnected electric power production sources identifying all electric power sources at the premises in accordance with the California Electrical Code, and other requirements of the fire authority. See Section 509, et seq.

For the purposes of Sections 509 and 603, both an energy storage system (ESS) and a photovoltaic (PV) system shall each be considered an electrical power source, with electrical service equipment, and an electrical hazard.

604 - ELEVATOR OPERATION, MAINTENANCE AND FIRE SERVICE KEYS

604.4 - Emergency signs.

An approved pictorial sign of a standardized design shall be posted adjacent to each elevator call station on all floors instructing occupants to use the exit stairways and not to use the elevators in case of fire. The sign shall read: "IN FIRE EMERGENCY, DO NOT USE ELEVATOR. USE EXIT STAIRS." Letters shall be at least 1-inch (25 mm) high and in contrasting color to the background.

Exceptions:

1. The emergency sign shall not be required for elevators that are part of an accessible means of egress complying with Section 1009.4.
2. The emergency sign shall not be required for elevators that are used for occupant self-evacuation in accordance with Section 3008 of the California Building Code.

901 - GENERAL

901.6 - Inspection, testing, and maintenance.

Fire protection and life safety systems shall be maintained in an operative condition at all times, and shall be replaced or repaired where defective. Nonrequired fire protection and life safety systems and equipment shall either be inspected, tested and maintained, or be removed in accordance with Section 901.8.

Fire protection and life safety system equipment, including initiating devices, alarm notification appliances, and annunciators shall not be concealed from view, obstructed, or impaired in any manner.

. . .

901.6.4 - Aboveground controls and valves for water-based fire protection systems.

Aboveground controls and valves for water-based fire protection systems, including but not limited to private fire hydrant systems, service mains, and appurtenances, shall be installed and maintained in accordance with Sections 901.6.4.1 through 901.6.4.4.

901.6.4.1 - Signage.

Aboveground controls and valves for water-based fire protection systems shall be provided with signage in accordance with all of the following:

chain and a non-case-hardened lock, or by other approved means. Detachable wrenches for post indicator valves shall be secured in place by the use of a non-case-hardened lock.

Exception: Water supplies for one- and two-family dwellings shall not be required to be locked.

901.6.4.3 - Painting identification.

Aboveground controls and valves for water-based fire protection systems shall be painted red on any exposed surfaces subject to rust or corrosion. Valve stems, coupling threads, operating mechanisms, sight windows, components, or portions of the valve where the application of paint would violate the listing of the valve or hinder its operation shall not be painted.

901.6.4.4 - Clear space.

A 3-foot (914 mm) clear space shall be maintained around the circumference of aboveground controls and valves for water-based fire protection systems, except as otherwise required or approved.

901.7 - Systems out of service.

Where a required fire protection system is out of service, the fire department and the fire code official shall be notified immediately and, where required by the fire code official, the building shall be either evacuated or an approved fire watch shall be provided for all occupants left unprotected by the shutdown until the fire protection system has been returned to service.

Where utilized, fire watches shall be provided with not less than one approved means for notification of the fire department and their only duty shall be to perform constant patrols of the protected premises and keep watch for fires. Also see Section 401.10 for fire watch responsibilities and procedures.

Exception: Facilities with an approved notification and impairment management program. The notification and impairment program for water-based fire protection systems shall comply with California NFPA 25.

901.7.4 - Preplanned impairment programs.

Preplanned impairments shall be authorized by the impairment coordinator. Before authorization is given, a designated individual shall be responsible for verifying that all of the following procedures have been implemented:

. . .

9. When alteration requires modification of a portion of a fire protection system, the remainder of the system shall be kept in service.
10. When it is necessary to take a fire protection system, or portion thereof, out of service for repair, the repair shall be completed immediately and the system returned to full service.

901.8.2 - Removal of existing occupant-use hose lines.

The fire code official is authorized to permit the removal of existing occupant-use hose lines where all of the following conditions exist:

1. The hose line would not be utilized by trained personnel or the fire department.

FIRE WATCH.

FIXED BASE OPERATOR (FBO).

. . .

903 - AUTOMATIC SPRINKLER SYSTEMS

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.

Fire sprinkler systems shall be installed in mobilehomes, manufactured homes and multifamily manufactured homes with two dwelling units. The system design and the installation process shall be in accordance with Title 25 of the California Code of Regulations.

Exceptions:

. . .

903.2.11 - Specific buildings areas and hazards.

In all occupancies other than Group U, an automatic sprinkler system shall be installed for building design or hazards in the locations set forth in Sections 903.2.11.1 through 903.2.11.7.

903.2.11.7 - Occupancies in fire hazard severity zones and within the San Gabriel Southface Area or the Malibu—Santa Monica Mountains Area.

An automatic fire sprinkler system shall be installed in every occupancy which is newly constructed or which is modified, reconstructed, or remodeled by adding 50 percent or more of the floor area of the existing occupancy, within any 12-month period, where the occupancy is located in a fire hazard severity zone and within the San Gabriel Mountains Southface Area or the Malibu—Santa Monica Mountains Area, as defined in Appendix PP.

Exceptions:

1. Occupancies located in the San Gabriel Mountains Southface Area and which are located 3 miles or less from the closest existing or planned Los Angeles County Fire Station capable of supporting firefighting resources are exempt from the fire sprinkler requirement. Travel distances shall be measured by the most direct route on streets or roads accessible to fire department apparatus.
2. Occupancies modified, reconstructed, or remodeled by adding 50 percent or more of the floor area of the existing occupancy, where the total floor area of the occupancy after the modification, reconstruction, or remodel is less than 5,000 square feet (465 m^2), are exempt from the fire sprinkler requirement.
3. Detached private garages, sheds, and agricultural buildings less than 1000 square feet (92 m^2) in area and separated from other structures by a minimum of 6 feet (1829 mm), are exempt from the fire sprinkler requirement.

health or safety, or both.

903.4.2 - Alarms.

One exterior approved audible device, located on the exterior of the building in an approved location, shall be connected to each automatic sprinkler system. Such sprinkler waterflow alarm devices shall be activated by water flow equivalent to the flow of a single sprinkler of the smallest orifice size installed in the system. Where a fire alarm system is installed, actuation of the automatic sprinkler system shall actuate the building fire alarm system. Visible alarm notification appliances shall not be required except when required by Section 907 and/or Section 903.4.2.1.

903.4.2.1 - Remote annunciation.

A dedicated fire alarm control unit for the fire sprinkler monitoring system shall be provided and located in an approved location, near the main entrance into the building for fire department use. An approved remote annunciator may be installed at the approved location in lieu of the fire alarm control unit. Zone indication on the remote annunciator may be required by the fire code official.

904 - ALTERNATIVE AUTOMATIC FIRE-EXTINGUISHING SYSTEMS

904.1.1 - Reserved.

904.3.5 - Monitoring.

When a building fire alarm system or sprinkler monitoring system is installed, automatic fire-extinguishing systems shall be monitored by the building's fire alarm control unit in accordance with NFPA 72.

905 - STANDPIPE SYSTEMS

905.2.1 - Class I standpipes—rating.

Materials and devices shall be of sufficient strength to withstand not less than 200 pounds per square inch (1379 kPa) of water pressure when ready for service. All Class I standpipes shall be tested hydrostatically to withstand not less than 200 pounds per square inch (1379 kPa) of pressure for 2 hours, but in no case shall the pressure be less than 50 pounds per square inch (344.7 kPa) above the maximum working pressure.

905.4 - Location of Class I standpipe hose connections.

Class I standpipe hose connections shall be provided in all of the following locations:

1. In every required interior exit stairway, a hose connection shall be provided for each story above and below grade plane. Hose connections shall be located at the main floor landing unless otherwise approved by the fire code official. See Section 909.20.2.3 of the California Building Code for additional provisions in smokeproof enclosures.

Exception: [deleted]

and listed for this service and where approved by the fire code official. Each Class II interior wet standpipe hose station shall be equipped with a 1½-inch (38.1 mm) valve, no more than 100 feet (30 480 mm) of lined hose, and an approved fog nozzle in each story, including the basement or cellar of the building, and located not less than 3 feet (914.4 mm) and not more than 5 feet (1524 mm) above the floor. Where combination standpipes are installed, the 1½-inch (38.1 mm) outlet system may be supplied from the combination system with a 2-inch (50.8 mm) connecting line.

905.9 - Riser shutoff valve supervision and drain.

Each individual riser must be equipped with an approved indicating valve at its base and an approved valve for draining. Valves controlling water supplies shall be supervised in the open position so that a change in the normal position of the valve will generate a supervisory signal at the supervising station required by Section 903.4. Where a fire alarm system is provided, a signal shall be transmitted to the control unit.

Exceptions:

. . .

905.13 - Standpipe diameter.

Class III standpipes shall be not less than 6 inches (150 mm) in diameter.

906 - PORTABLE FIRE EXTINGUISHERS

906.1 - Where required.

Portable fire extinguishers shall be installed in all of the following locations.

1. In new and existing Group A, B, E, F, H, I, L, M, R-1, R-2, R-2.1, R-2.2, R-3.1, R-4, and S occupancies.

Exception: When approved by the fire code official for Group R-2 occupancies, portable fire extinguishers shall be required only in locations specified in Items 2 through 6 where each dwelling unit is provided with a portable fire extinguisher having a minimum rating of 1-A:10-B:C.

. . .

910 - SMOKE AND HEAT REMOVAL

910.2 - Where required.

Smoke and heat vents or a mechanical smoke removal system shall be installed as required by Sections 910.2.1 and 910.2.2.

Exception:

Frozen food warehouses used solely for storage of Class I and II commodities where protected by an approved automatic sprinkler system.

910.2.3 - Group S-2.

be installed by Section 910.2, with consideration given to roof pitch, sprinkler location, draft curtains, and structural members.

910.3.4 - Vent operation.

Smoke and heat vents shall be designed to operate automatically, but also have the capability of being opened by an approved exterior manual operation. Automatic operation of smoke and heat vents shall conform to the provisions of Sections 910.3.4.1 through 910.3.4.3.

910.3.4.1 - Gravity-operated drop-out vents.

Thermoplastic drop-out vents, designed to shrink and drop out of the vent opening when exposed to fire, shall fully open within 5 minutes after the vent cavity is exposed to an air temperature of 500°F (260°C).

910.3.4.2 - Sprinklered buildings.

Where installed in buildings provided with an approved automatic sprinkler system, smoke and heat vents shall be designed in accordance with Sections 910.3.2.2.1 through 910.3.2.2.2.

910.3.4.2.1 - Control mode sprinkler system.

Smoke and heat vents installed in areas of buildings with a control mode sprinkler system shall have operating elements with a higher temperature classification than the automatic fire sprinklers in accordance with NFPA 13.

910.3.4.2.2 - Early suppression fast-response (ESFR) sprinkler system.

Smoke and heat vents installed in areas of buildings with early suppression fast-response (ESFR) sprinklers shall be equipped with a standard-response operating mechanism having a minimum temperature rating of the greater of either 360ºF (182ºC), or 100ºF (56ºC) above the operating temperature of the sprinklers.

910.3.4.3 - Nonsprinklered buildings.

Where installed in buildings not provided with an approved automatic sprinkler system, smoke and heat vents shall operate by actuation of a heat-responsive device rated at between 100°F (38°C) and 220°F (104°C) above ambient.

Exception: Gravity-operated drop-out vents complying with Section 910.3.2.1.

910.3.5 - Vent dimensions.

The effective venting area of an individual vent shall not be less than 16 square feet (1.5 m^2) with no dimension less than 4 feet (1219 mm), excluding ribs or gutters having a total width not exceeding 6 inches (152.4 mm).

910.4.3 - System design criteria.

provided.

912 - FIRE DEPARTMENT CONNECTIONS

912.1 - Installation.

Fire department connections shall be installed in accordance with the NFPA standard applicable to the system design and shall comply with Sections 912.2 through 912.9.

912.2 - Location.

With respect to hydrants, driveways, buildings and landscaping, fire department connections shall be so located that fire apparatus and hose connected to supply the system will not obstruct access to the buildings for other fire apparatus. The location of fire department connections shall be approved by the fire code official. More than one fire department connection may be required.

912.2.1 - Visible location.

Fire department connections shall be located on the street-address side of buildings; facing approved fire apparatus access roads; within 150 feet (via vehicular access) of an accessible public fire hydrant; as close to the street curb face as possible; fully visible; and recognizable from the street, fire apparatus access road or nearest point of fire department vehicle access; or as otherwise approved by the fire code official.

Fire department connections shall be located a minimum of 25 feet (7620 mm) from the structure. When this distance cannot be achieved, a minimum 2-hour fire-resistive wall shall be provided for the structure with no openings in the wall, for 25 feet (7620 mm) in either direction from the fire department connection. The required fire-resistive construction and lack of openings shall extend for the full height of the wall or building as determined by the fire code official. The fire code official may allow sufficiently protected overhead openings.

Fire department connections shall be located not less than 24 inches (609.6 mm) nor more than 42 inches (1066.8 mm) above grade.

912.3 - Fire hose threads and appliance.

Fire hose threads used in connection with standpipe systems shall be approved and shall be compatible with fire department hose threads. Standpipes shall be equipped with a listed four-way fire department connection. Systems with three or more standpipes shall be provided with a sufficient number of inlets as required by the fire code official. All fire department connections shall be equipped with an approved straight-way check valve.

912.4.2 - Clear space around connections.

A working space of not less than 36 inches (914 mm) in width, 36 inches (914 mm) in depth and 78 inches (1981 mm) in height shall be provided and maintained in front of and to the sides of wall-mounted fire department connections and around the circumference of free-standing fire department connections, except as otherwise required or approved by the fire code official. The protective requirements of Section 912.2.1 shall also be met.

Fire department connections shall be periodically inspected, tested and maintained in accordance with California Code of Regulations, Title 19, Division 1, Chapter 5, and the maintenance provisions of this code. Records of inspection, testing and maintenance shall be maintained. Provisions regarding signage, painting, hose threads, physical protection where deemed necessary by the code official, and maintenance of original clear space, shall be retroactive.

912.8 - Identification — paint color.

Fire department connections shall be maintained painted red on any exposed surfaces subject to rust or corrosion. Coupling threads, operating mechanisms, sight windows, components, or portions of the valve where the application of paint would violate the listing of the valve or hinder its operation shall not be painted.

912.9 - Breakable caps or plugs.

A fire hose coupling that is part of a fire department connection shall be provided with a protective breakable cap or plug. Missing or damaged breakable caps or plugs shall be replaced.

914 - FIRE PROTECTION BASED ON SPECIAL DETAILED REQUIREMENTS OF USE AND OCCUPANCY

914.9.1 - Spray booths.

Spray booths shall be provided with automatic fire sprinkler system protection when the spray booth is located in a portion of a building that is protected with an automatic fire sprinkler system.

1032 - MAINTENANCE OF THE MEANS OF EGRESS

1032.4 - Exit signs.

Except as stated in Sections 1032.4.1 through 1032.4.3, and where indicated elsewhere as retroactive, exit signs shall be installed and maintained in accordance with the building and/or fire code that was in effect at the time of construction and the applicable provisions in Section 1104. Decorations, furnishings, equipment or adjacent signage that impairs the visibility of exit signs, creates confusion or prevents identification of the exit shall not be allowed.

1032.4.1 - Elevator signage.

Elevator signage directing occupants not to use the elevator in case of fire, or other emergency when appropriate, shall be posted in accordance with Section 604.4 and elsewhere as required by the fire code official.

1032.4.2 - Emergency exiting information signs.

In hotels, motels, lodging houses, and high-rise buildings; in office buildings two or more stories in height; in Group I, Division 1 and 2 occupancies as defined in the California Building Code (except honor farms and conservation camps); and in other buildings or areas determined by the fire code official, a floor plan providing emergency procedures information shall be posted at every stairway landing, at every elevator landing and immediately inside all public entrances to the building, and elsewhere as required by

6. The prohibition of elevator use during emergencies, if any. See Sections 1032.4.1 and 604.4.
7. Where special hazards exist, the fire code official shall have the authority to require additional information pertinent to emergency exiting and operations.

1032.4.3 - Stairway and elevator lobby identification signs.

The fire code official shall be authorized to require stairway identification signs and elevator lobby identification signs up to the design requirements of Sections 1023.9 through 1023.10.

1103 - FIRE SAFETY REQUIREMENTS FOR EXISTING BUILDINGS

1103.11 - Fire department access.

Where access to or within a structure or an area is restricted because of secured openings or where immediate access is necessary for life-saving or fire-fighting purposes, the fire code official is authorized to require a key box to be installed in an approved location, in accordance with Section 506. Components of required means of access, which may include gates or similar barriers, or locks or other limited-access devices, shall be maintained in an operative condition at all times and replaced, repaired, or removed when defective.

1203 - EMERGENCY AND STANDBY POWER SYSTEMS

1203.2.3 - Emergency responder communication coverage systems.

Standby power shall be provided for in-building, two-way emergency responder communication coverage systems as required in Section 510.4.2.3. The standby power supply shall be capable of operating the in-building, two-way emergency responder communication coverage system at 100-percent system operation capacity for a duration of not less than 24 hours.

1203.2.5 - Exhaust ventilation.

Standby power shall be provided for mechanical exhaust ventilation systems as required in Section 1207.6.1.3. The system shall be capable of powering the required load for a duration of not less than 6 hours.

1203.2.7 - Gas detection systems.

Emergency power shall be provided for gas detection systems where required by Sections 1203.2.10 and 1203.2.17. Standby power shall be provided for gas detection systems where required by Sections 916.5 and 1207.6.1.6.

1204 - PORTABLE GENERATORS

1204.4 - Grounding.

Portable generators shall be grounded in accordance with the California Electrical Code, or when required by the fire code official.

1205 - SOLAR PHOTOVOLTAIC POWER SYSTEMS

array or associated electrical hazard during escape or rescue through the opening, unless determined otherwise by the fire code official.

Considerations of the fire code official in making this determination may include, but not be limited to, the determination of pathways serving each opening; pathway widths of 36 inches (914 mm), up to the full width of the opening where the extent of such pathways cannot be readily determined or visibly indicated; the ability of occupants and fire fighters to recognize or infer those pathways or their extent; the ability for occupants and fire fighters to readily identify, locate, and avoid electrified components therein; the ability of fire fighters to assess the structural integrity of the applicable roof portion(s) without exposing hazards to which occupants would then be exposed during travel across the pathway(s); and the availability, extent, and integrity of other egress, escape, and rescue options and fire protection measures.

1. Detached, nonhabitable Group U structures including, but not limited to, detached garages serving Group R-3 buildings, parking shade structures, carports, solar trellises and similar structures.
2. Roof access, pathways and spacing requirements need not be provided where the fire code official has determined that rooftop operations will not be employed.
3. Building-integrated photovoltaic (BIPV) systems where the BIPV systems are approved, integrated into the finished roof surface and are listed in accordance with a national test standard developed to address Section 690.12(B)(2) of the California Electrical Code. The removal or cutting away of portions of the BIPV system during fire-fighting operations shall not expose a fire fighter to electrical shock hazards.

1205.4 - Buildings with rapid shutdown.

Buildings with rapid shutdown solar photovoltaic systems shall have permanent labels in accordance with Sections 1205.4.1 through 1205.4.3, and Section 509, et seq.

1205.5.1 - Vegetation control.

A clear, brush-free area of 10 feet (3048 mm) shall be required around the perimeter of new and existing ground-mounted photovoltaic arrays. A noncombustible base of gravel or a maintained vegetative surface or a noncombustible base, approved by the fire code official, shall be installed and maintained under the photovoltaic arrays and associated electrical equipment installations.

1206 - STATIONARY FUEL CELL POWER SYSTEMS

1206.10 - Manual shutoff.

Access to a manual shutoff valve shall be provided for the fuel piping within 6 feet (1829 mm) of any fuel storage tank serving the fuel cell and within 6 feet (1829 mm) of the power system. If the fuel tank and the stationary fuel cell power system are less than 12 feet (3658 mm) apart, a single shutoff valve shall be permitted. If the stationary fuel cell power system is located indoors, the shutoff valve shall be located outside of the room in which the system is installed, unless otherwise required by the fire code official. Also see Section 509, et seq.

1207 - ELECTRICAL ENERGY STORAGE SYSTEMS (ESS)

1207.1.3 - Construction documents.

The following information shall be provided with the permit application:

1. Location and layout diagram of the room or area in which the ESS is to be installed.
2. Details on the hourly fire-resistance ratings of assemblies enclosing the ESS.
3. The quantities and types of ESS to be installed.
4. Manufacturer's specifications, ratings and listings of each ESS.
5. Description of energy (battery) management systems and their operation.
6. Location and content of required signage.
7. Details on fire suppression, smoke or fire detection, thermal management, ventilation, exhaust and deflagration venting systems, if provided.
8. Support arrangement associated with the installation, including any required seismic restraint.
9. A commissioning plan complying with Section 1207.2.1.
10. A decommissioning plan complying with Section 1207.2.3.
11. Other information required by the code official in accordance with Section 106.

1207.1.4 - Hazard mitigation analysis.

A failure modes and effects analysis (FMEA) or other approved hazard mitigation analysis shall be provided in accordance with Section 104.8.2 under any of the following conditions:

1. Where ESS technologies not specifically identified in Table 1207.1 are provided.
2. More than one ESS technology is provided in a room or enclosed area where there is a potential for adverse interaction between technologies.
3. Where allowed as a basis for increasing maximum allowable quantities. See Section 1207.5.2.
4. When required by the fire code official.

1207.1.4.1 - Fault condition.

The hazard mitigation analysis shall evaluate the consequences of the following failure modes. Only single failure modes shall be considered.

1. A thermal runaway condition in a single ESS rack, module or unit.
2. Failure of any battery (energy) management system.
3. Failure of any required ventilation or exhaust system.
4. Voltage surges on the primary electric supply.
5. Short circuits on the load side of the ESS.
6. Failure of the smoke detection, fire detection, fire suppression or gas detection system.
7. Required spill neutralization not being provided or failure of a required secondary containment system.
8. Failure of temperature control.

their lower flammability limit (LFL).

5. Flammable gases released from ESS during fire, overcharging and other abnormal conditions will be controlled through the use of ventilation of the gases, preventing accumulation, or by deflagration venting.

1207.1.5 - Large-scale fire test.

Where required elsewhere in Section 1207, large-scale fire testing shall be conducted on a representative ESS in accordance with UL 9540A. The testing shall be conducted or witnessed and reported by an approved testing laboratory. The test report shall include demonstration that a fire involving one ESS will not propagate to an adjacent ESS, and where an ESS is installed within buildings, enclosed areas and walk-in units, that a fire involving one ESS will be contained within the room, enclosed area or walk-in unit for a duration equal to the fire-resistance rating of the room separation specified in Section 1207.7.4. The test report shall be provided to the fire department for review and approval in accordance with Section 104.8.2. In making the determination regarding approval, the fire department may also require other considerations be provided. Such considerations may include, but are not limited to, those regarding the impact(s) of gases generated during abnormal conditions; the ability of first responders to respond to and mitigate incidents involving the ESS, with a reasonable level of safety; and the provision of adequate safeguards to prevent well-intended but detrimental interaction with ESS.

1207.1.7 - Forensic analysis.

The fire code official may also require a forensic analysis of the cause of failure by an independent laboratory approved by the fire code official in accordance with Section 104.11. A written report generated through the forensic analysis will be forwarded to the fire code official for approval and record keeping.

1207.3.4 - Energy storage management system.

Where required by the ESS listing, an approved energy storage management system that monitors and balances cell voltages, currents and temperatures within the manufacturer's specifications shall be provided. The system shall disconnect electrical connections to the ESS or otherwise place it in a safe condition if potentially hazardous temperatures or other conditions such as short circuits, over voltage or under voltage are detected. The system shall transmit a trouble signal to an approved location and to an approved annunciator panel if potentially hazardous temperatures or other conditions such as short circuits, over voltage or under voltage are detected.

1207.3.4.1 - Annunciator panel.

The approved annunciator panel shall visibly indicate any hazardous temperature and/or other conditions. The location of the annunciator panel shall be approved by the fire code official.

1207.3.5 - Enclosures.

Enclosures of ESS shall be of noncombustible construction. Enclosures are as defined and/or determined by the fire code official.

1207.4 - General installations requirements.

1207.4.2 - Working clearances.

Access and working space shall be provided and maintained about all electrical equipment to permit ready and safe operation and maintenance of such equipment in accordance with the California Electrical Code, the manufacturer's instructions, and Section 603.

1207.4.6 - Combustible storage.

Combustible materials shall not be stored in ESS rooms, cabinets, enclosures, areas or walk-in units. Combustible materials in occupied work centers covered by Section 1207.4.10 shall be stored at least 3 feet (914 mm) from ESS cabinets.

1207.4.7 - Toxic and highly toxic gases.

ESS that have the potential to release toxic and highly toxic gas during charging, discharging and normal use conditions shall be provided with a hazardous exhaust system in accordance with Chapter 5 of the California Mechanical Code, and shall comply with Chapter 60 of this code where applicable.

1207.4.8 - Signage.

Approved permanent engraved signs shall be provided on or adjacent to all entry doors for ESS rooms or areas and on enclosures of ESS cabinets and walk-in units located outdoors, on rooftops or in open parking garages. Signs designed to meet both the requirements of this section and the California Electrical Code shall be permitted. Signage means, attachment, number and location shall also be subject to approval by the fire code official, and shall be retroactive where required by the fire code official. The signage shall include the following or equivalent:

1. "ENERGY STORAGE SYSTEM," "BATTERY STORAGE SYSTEM," "CAPACITOR ENERGY STORAGE SYSTEM" or the appropriate equivalent.
2. The identification of the electrochemical, or other, ESS technology present, e.g., "Lead-Acid Batteries", "Nickel-Cadmium Batteries", "[specific type of lithium battery technology] Batteries", "[specific type of sodium battery technology] Batteries", "[specific type of flow battery technology] Batteries", flywheel ESS, etc.
3. "ENERGIZED ELECTRICAL CIRCUITS."
4. Where water-reactive electrochemical ESS are present, the signage shall include "APPLY NO WATER."
5. Current contact information, including phone number, for personnel authorized to service the equipment and for fire mitigation personnel required by Section 1207.1.6.1.

1207.4.13 - Emergency energy release.

A plan and means must be provided to safely release stored energy from the batteries in an emergency situation, including where an ESS has been damaged by a fire or other event.

1207.5.2 - Maximum allowable quantities.

Fire areas within rooms, areas and walk-in units containing electrochemical ESS shall not exceed the maximum allowable quantities in Table 1207.5.

be installed in rooms, indoor areas and walk-in units containing electrochemical ESS. An approved radiant energy-sensing fire detection system shall be installed to protect open parking garage and rooftop installations. Alarm and supervisory signals from detection systems shall be transmitted to a central station, proprietary or remote station service in accordance with NFPA 72, and to an approved annunciator panel.

1207.5.7 - Vegetation control.

Areas within 10 feet (3048 mm) on each side of new and existing outdoor ESS shall be cleared of combustible vegetation and other combustible growth. Single specimens of trees, shrubbery or cultivated ground cover such as green grass, ivy, succulents or similar plants used as ground cover shall be permitted to be exempt provided that they do not form a means of readily transmitting fire.

1207.5.8 - Means of egress separation.

ESS located outdoors, on rooftops, and in open parking garages shall be separated from any means of egress as required by the fire code official to ensure safe egress under fire conditions, but in no case less than 10 feet (3048 mm).

Exception: The fire code official is authorized to approve a reduced separation distance if large-scale fire testing complying with Section 1207.1.5 is provided that shows that a fire involving the ESS will not adversely impact occupant egress.

1207.6 - Electrochemical ESS Technology-Specific Protection

TABLE 1207.6

ELECTROCHEMICAL ESS TECHNOLOGY-SPECIFIC REQUIREMENTS

COMPLIANCE REQUIRED [b]		BATTERY TECHNOLOGY				OTHER ESS AND BATTERY TECHNOLOGIES [b]	CAPACITOR ESS [b]
Feature	Section	Lead-acid	Ni-Cd and Ni-MH	Lithium-ion	Flow		
Exhaust ventilation	1207.6.1	Yes	Yes	Yes	Yes	Yes	Yes
Explosion control	1207.6.3	Yes [a]	Yes [a]	Yes	No [f]	Yes	Yes
Safety caps	1207.6.4	Yes	Yes	No	No [f]	Yes	Yes
Spill control and neutralization	1207.6.2	Yes [c]	Yes [c]	No [f]	Yes	Yes	Yes
Thermal runaway	1207.6.5	Yes [d]	Yes	Yes [e]	No [f]	Yes [e]	Yes

May be required by the fire code official where determined necessary based upon hazards inherent to the chemistry and/or technology involved.

1207.6.1.1 - Ventilation based on LFL.

The exhaust ventilation system shall be designed to limit the maximum concentration of flammable gas to 10 percent of the lower flammable limit (LFL) of the total volume of the room, area or walk-in unit during the worst-case event of simultaneous charging of batteries at the maximum charge rate, in accordance with nationally recognized standards.

1207.6.1.2 - Ventilation based on exhaust rate.

Mechanical exhaust ventilation shall be provided at a rate of not less than 1 $ft^3/min/ft^2$ (5.1 $L/sec/m^2$) of floor area of the room, area or walk-in unit. The ventilation shall be either continuous or shall be activated by a gas detection system in accordance with Section 1207.6.1.6.

1207.6.1.3 - Standby power.

Mechanical exhaust ventilation shall be provided with a minimum of 6 hours of standby power in accordance with Section 1203.2.5, and shall be provided by a source other than the ESS served by the ventilation.

1207.6.1.4 - Installation instructions and controls.

Required mechanical exhaust ventilation systems shall be installed in accordance with the manufacturer's installation instructions and the California Mechanical Code. Clearly identified separate switches shall be provided both to activate the mechanical exhaust ventilation system, and to shut off the ventilation system.

1207.6.1.5 - Supervision.

Required mechanical exhaust ventilation systems shall be supervised by an approved central station, proprietary or remote station service in accordance with NFPA 72, and shall initiate an audible and visible signal at an approved constantly attended on-site location.

1207.6.1.6 - Gas detection system.

Where required by Section 1207.6.1.2, and where necessary for compliance with other requirements of Section 1207, rooms, areas and walk-in units containing ESS shall be protected by an approved continuous gas detection system that complies with Section 916 and with the following:

1. The gas detection system shall be designed to activate the mechanical ventilation system when the level of flammable gas in the room, area or walk-in unit exceeds 10 percent of the LFL, and/or, where determined necessary by the fire code official, when the level of toxic or highly toxic gas exceeds one-half of the IDLH.
2. The mechanical ventilation system shall remain on until the flammable gas detected is less than 10 percent of the LFL, and/or, where determined necessary by the fire code official, when the level of toxic or highly toxic gas detected is less than one-half of the IDLH.

Where required by Table 1207.6 or elsewhere in this code, explosion control complying with Section 911 shall be provided for rooms, areas or walk-in units containing electrochemical ESS technologies.

Exceptions:

1. Where approved, explosion control is permitted to be waived by the fire code official based on large-scale fire testing complying with Section 1207.1.5 that demonstrates that flammable gases are not liberated from electrochemical ESS cells or modules where tested in accordance with UL 9540A.
2. Where approved, explosion control is permitted to be waived by the fire code official based on documentation provided in accordance with Section 104.8 that demonstrates that the electrochemical ESS technology to be used does not have the potential to release flammable gas concentrations in excess of 25 percent of the LFL anywhere in the room, area, walk-in unit or structure under thermal runaway or other fault conditions.

1207.7 - Indoor Installations

TABLE 1207.7
INDOOR ESS INSTALLATIONS

FEATURE	SECTION	COMPLIANCE REQUIRED
Prohibited ESS installation locations	1207.7.3	Yes
Elevation	1207.5.3	Yes
Fire suppression systems	1207.5.5	Yes
Fire-resistance-rated separations	1207.7.4	Yes
General installation requirements	1207.4	Yes
Maximum allowable quantities	1207.5.2	Yes
Size and separation	1207.5.1	Yes
Smoke and automatic fire detection [e]	1207.5.4	Yes
Technology-specific protection	1207.6	Yes

1207.7.2 - Reserved.

1207.7.3 - Prohibited ESS installation locations.

ESS shall not be installed in any of the following locations:

1. Sleeping units.
2. Dwelling units.
3. Electrical rooms.

Exception: In nondedicated electrical rooms or areas, where determined by the fire code official.

4. Rooms and areas housing the fire alarm control panel, fire pump, emergency responder communications coverage control equipment, and other fire protection and life safety system equipment as determined by the fire code official.

1207.7.4 - Fire-resistance-rated separations.

Rooms and areas containing ESS shall be separated from other areas in the building by fire-resistance-rated separations.

Separation shall be provided by 2-hour fire barriers constructed in accordance with Section 707 of the California Building Code and 2-hour horizontal assemblies constructed in accordance with Section 711 of the California Building Code, as appropriate.

1207.8.3 - Clearance to exposures.

ESS located outdoors shall be installed and maintained a minimum of 10 feet (3048 mm) from the following exposures:

1. Lot lines.
2. Public ways.
3. Buildings.
4. Stored combustible materials.
5. Hazardous materials.
6. High-piled stock.
7. Other exposure hazards.
8. Vegetation, per Table 1207.8 and Section 1207.5.7.

Exceptions:

1. Where approved by the fire code official, clearances are permitted to be reduced to 3 feet (914 mm) where a 1-hour free-standing fire barrier suitable for exterior use and extending 5 feet (1524 mm) above and 5 feet (1524 mm) beyond the physical boundary of the ESS installation is provided to protect the exposure.
2.

1. The maximum energy capacity of individual ESS units shall not exceed 20 kWh.
2. The ESS shall comply with applicable requirements in Section 1207.
3. The ESS shall be installed in accordance with the manufacturer's instructions and their listing.
4. Individual ESS units shall be separated from each other by at least 3 feet (914 mm).
5. The ESS shall be installed and maintained a minimum of 5 feet (1524 mm) from all doors, windows operable openings, HVAC inlets, and other penetrations directly or indirectly into habitable or occupiable spaces, or bathrooms.
6. The ESS shall be installed and maintained a minimum of 10 feet (3048 mm) from all of the following:
   6.1. Lot lines.
   6.2. Public ways.
   6.3. Other buildings.
   6.4. Stored combustible materials.
   6.5. Hazardous materials.
   6.6. High-piled stock.
   6.7. Other exposure hazards.
   6.8. Vegetation, as specified in Section 1207.5.7.

Exception: Where approved, smaller separation distances in Items 4 and 5 shall be permitted where such distances are documented and approved to be adequate for the ESS model(s) in question based on large-scale fire testing, in accordance with Section 1207.1.5.

1207.9.4 - Fire suppression systems.

ESS located in walk-in units on rooftops or in walk-in units in open parking garages shall be provided with automatic fire suppression systems within the ESS enclosure in accordance with Section 1207.5.5. Areas containing ESS other than walk-in units in open parking structures on levels not open above to the sky shall be provided with an automatic fire suppression system complying with Section 1207.5.5.

Exception: A fire suppression system is not required in open parking garages if large-scale fire testing complying with Section 1207.1.5 is approved and includes evidence that shows that a fire will not impact the exposures in Section 1207.9.3.

1207.9.5 - Rooftop installations.

ESS and associated equipment that are located on rooftops and not enclosed by building construction shall comply with the following:

1. Stairway access to the roof for emergency response and fire department personnel shall be provided either through a bulkhead from the interior of the building or a stairway on the exterior of the building.
2. Service walkways at least 5 feet (1524 mm) in width shall be provided for service and emergency personnel from the point of access to the roof to the system.
3.

TABLE 1207.10

MOBILE ENERGY STORAGE SYSTEMS (ESS)

COMPLIANCE REQUIRED		DEPLOYMENT [a]
Feature	Section	
All ESS installations	1207.4	Yes [b]
Fire suppression systems	1207.5.5	Yes [c]
Maximum allowable quantities	1207.5.2	Yes
Maximum enclosure size	1207.5.6	Yes
Means of egress separation	1207.5.8	Yes
Size and separation	1207.5.1	Yes [d]
Smoke and automatic fire detection	1207.5.4	Yes [e]
Technology-specific protection	1207.6	Yes
Vegetation control	1207.5.7	Yes

[a] See Section 1207.10.2.

[b] Mobile operations on wheeled vehicles and trailers shall not be required to comply with Section 1207.4.4 seismic and structural load requirements.

[c] Fire suppression system connections to the water supply shall be permitted to use approved temporary connections.

[d] In walk-in units, ESS units are permitted to be installed on the walls of the enclosure, but separation is required between individual groups of ESS units described in Section 1207.5.1.

[e]

Exceptions:

1. Electrical connections shall be permitted to be made using temporary wiring complying with the manufacturer's instructions, the UL 9540 listing and the California Electrical Code.
2. Fire suppression system connections to the water supply shall be permitted to use approved temporary connections.

1207.10.7.2 - Restricted locations.

Deployed mobile ESS operations shall not be located indoors, in parking garages, on rooftops, below grade or under building overhangs.

1207.10.7.3 - Clearance to exposures.

Deployed mobile ESS shall be separated by a minimum of 10 feet (3048 mm) from the following exposures:

1. Public ways.
2. Buildings.
3. Stored combustible materials.
4. Hazardous materials.
5. High-piled storage.
6. Other exposure hazards.
7. Lot lines, unless approved by the fire code official based upon notarized permission obtained by the applicant from the owner(s) and/or occupant(s) of the affected parcel(s).

Deployed mobile ESS shall be separated by a minimum of 50 feet (15 240 mm) from public seating areas and from tents, canopies and membrane structures with an occupant load of 30 or more.

1207.10.7.6 - Fencing and impact protection.

An approved fence with a locked gate or other approved barrier shall be provided to keep the general public at least 5 feet (1524 mm) from the outer enclosure of a deployed mobile ESS.

The fire code official shall be authorized to require approved means of impact protection where deemed necessary.

1207.11 - ESS in Group R-3 and R-4 occupancies.

ESS in Group R-3 and R-4 occupancies shall be installed and maintained in accordance with Sections 1207.11.1 through 1207.11.9. The temporary use of an owner or occupant's electric-powered vehicle as an ESS shall be in accordance with Section 1207.11.10.

Permits shall be required in accordance with Section 1207.1.2.

1207.11.1 - Equipment listings.

ESS shall be listed and labeled in accordance with UL 9540. ESS listed and labeled solely for utility or commercial use shall not be

1. Inside detached garages.
2. Inside attached garages when separated from the dwelling unit living space and sleeping units in accordance with Section R302.6.
3. Outdoors or on the outer side of the exterior building walls in accordance with Section 1207.11.3.1.

ESS shall not be installed inside any of the following locations:

1. Dwelling units, including accessory dwelling units (ADU's).
2. Sleeping units.
3. Spaces opening directly into sleeping rooms or units.
4. Closets.
5. Bathrooms.
6. Basements.
7. Accessory structures that are not garages.
8. Vaults.

1207.11.3.1 - Outdoors or on outer side of exterior building walls.

ESS shall be permitted to be installed outdoors, or on the outer side of exterior building walls, when all of the following conditions are met, in addition to those otherwise required by Section 1207.11:

1. The ESS shall be installed and maintained a minimum of 5 feet (1524 mm) from all of the following:
   1.1. Lot lines.
   1.2. Public ways.
   1.3. Other buildings.
   1.4. Stored combustible materials.
   1.5. Hazardous materials.
2. The ESS shall be installed and maintained a minimum of 10 feet (3048 mm) from vegetation, as specified in Section 1207.5.7.
3. The ESS shall be installed and maintained a minimum of 3 feet (914 mm) from all doors, windows, operable openings, HVAC inlets and other penetrations directly or indirectly into habitable or occupiable spaces, or bathrooms.

Exception: The fire code official shall have the authority to authorize smaller separation distances where such distances are documented and approved to be adequate for the ESS model(s) in question based on large-scale fire testing, in accordance with Section 1207.1.5.

1207.11.4 - Energy ratings.

Individual ESS units shall have a maximum rating of 20 kWh. The aggregate rating per Group R-3/R-4 occupancy shall not exceed:

1. 80 kWh in attached or detached garages.
2. 80 kWh on outer side of exterior building walls.

and maintenance of such equipment in accordance with the California Electrical Code, the manufacturer's instructions, and Section 603.

1207.11.6 - Fire detection.

ESS installed within attached garages shall be protected by one of the following:

1. An approved heat alarm.
2. An approved heat detector that is a component of a fire alarm system in the residence that will activate a notification device that will alert the residents of an emergency.
3. A fire sprinkler, properly spaced and integrated to a residential fire sprinkler system outfitted with a flow detector that activates a notification device that will alert the residents of an emergency.

Notification in all three options shall be provided in locations within dwelling units, sleeping units and attached garages.

1207.11.7 - Protection from impact.

ESS installed in a location subject to vehicle damage in accordance with Sections 1207.11.7.1 through 1207.11.7.3 shall be provided with impact protection in accordance with Section 1207.11.7.4. For the purposes of vehicle impact protection, an energy storage management system that controls an ESS, if located remotely from the ESS unit(s) it controls, shall be treated as an ESS unit.

Exception: Impact protection is not required for an ESS unit where no portion of the ESS unit is less than 36 inches (914 mm) above the finished floor, unless determined necessary per Section 1207.11.7.3.

1207.11.7.1 - Garage interior—installed ESS.

For ESS unit(s) installed inside a garage or similar structure, impact protection shall be provided in accordance with Figures 1207.11.1(1) through 1207.11.7.1(3), and as described herein.

"L" represents the length of the garage-entrance return wall and is measured from the inside corner where the return wall meets the adjacent "side" wall that runs roughly parallel to the driving path.

Where any portion of the ESS unit is installed outside of the triangles created in accordance with Figure 1207.11.7.1(1), impact protection shall be provided.

Exceptions: Where the ESS unit is located within one of the aforementioned triangles, but any of the following are true, impact protection requirements shall be evaluated on a case-by-case basis:

1. L > 6 feet (1829 mm). See Figure 1207.11.7.1(2).
2. The driving path within the garage is deeper than 25 feet (7620 mm). See Figure 1207.11.7.1(3).

FIGURE 1207.11.7.1(1)
GARAGE INTERIOR—INSTALLED ESS[a]

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm.

[a] Impact protection is not required for an ESS unit (or for a remote Energy Storage Management System) that is entirely located 36 inches or greater above the finished driving surface.

Exception: Where determined necessary by the fire code official due to special circumstances.

FIGURE 1207.11.7.1(2)

LONG GARAGE RETURN WALL[a,b]

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm.

[a] Impact protection is not required for an ESS unit (or for a remote Energy Storage Management System) that is entirely located 36 inches or greater above the finished driving surface.

Exception: Where determined necessary by the fire code official due to special circumstances.

[b]

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm.

[a] Impact protection is not required for an ESS unit (or for a remote Energy Storage Management System) that is entirely located 36 inches or greater above the finished driving surface.

Exception: Where determined necessary by the fire code official due to special circumstances.

[b] Where this figure is applicable, this case-by-case evaluation shall be in addition to the requirements of Figure 1207.11.7.2.1(1).

1207.11.7.2 - Exterior-installed ESS.

Impact Protection shall be required for any ESS unit(s) that are located within 36" of the full width or depth/length of any vehicular path of travel, and subject to vehicular impact, per Figure 1207.11.7.2.

FIGURE 1207.11.7.2

EXTERIOR-INSTALLED ESS[a]

For SI: 1 inch = 25.4 mm.

[a] Impact protection is not required for an ESS unit (or for a remote Energy Storage Management System) that is entirely located 36 inches or greater above the finished driving surface.

Exception: Where determined necessary by the fire code official due to special circumstances.

1207.11.7.3 - Special circumstances.

The need of impact protection for any ESS unit installation scenario not specifically addressed in Sections 1207.11.7.1 and 1207.11.7.2 and associated figures, shall be determined by the fire code official.

1207.11.7.4 - Design of impact protection.

All impact protection shall be of the pipe-bollard type complying with Section 1207.11.7.4.1, or retrofit-bollard type complying with Section 1207.11.7.4.2, unless provided by other approved structures (e.g., concrete wall).

Spacing between bollards shall not exceed 4 feet (1219 mm) on center and be no closer than 6 inches (152 mm) from an ESS unit. Bollards shall not encroach upon the working clearances required by Sections 1207.11.5.1 and 603. The need for multiple bollards for an ESS unit or a series of ESS units shall be determined by the fire code official.

1207.11.7.4.1 - Pipe bollard.

Pipe-bollard type impact protection shall be 48 inches (1219 mm) in length, by 3 inches (76 mm) in diameter, schedule 80 steel pipe, embedded in a concrete pier 12 inches (304 mm) deep and 6 inches (152 mm) in diameter with 36 inches (914 mm) of pipe exposed, filled with concrete.

1207.11.7.4.2 - Retrofit bollard.

Retrofit-bollard type impact protection shall be 36 inches (914 mm) in height, by 3 inches (76 mm) in diameter, schedule 80 steel pipe fully welded to an 8-inch-square (203 mm) by ¼-inch-thick (6.4 mm) steel plate and bolted to a concrete floor by means of four 4½-inch (114 mm) steel anchors. The anchor bolts shall be suitable for use in concrete and shall obtain a minimum of 3-inch (76 mm) nominal embedment per the manufacturer's installation instructions.

1207.11.8 - Ventilation.

2007.9 - Emergency Helicopter Landing Facility (EHLF).

An approved Emergency Helicopter Landing Facility (EHLF) shall be provided on the roof of any building hereinafter constructed, where the roof exceeds 12 stories or 120 feet above the lowest level of fire department access. It shall be designed and constructed in accordance with the Los Angeles County Building Code and Title 24 of the California Code of Regulations, and shall be capable of sufficiently accommodating the appropriate emergency helicopter as determined by the fire code official.

2007.9.1 - Other rooftop structures and additions.

Where any roof at which a helistop; heliport; required low-hover, light-wheel landing site; or EHLF exists or is to be established, no parapet, guard or other structure that would extend any height above the horizontal plane of the landing surface, or that would extend more than 42 inches (1067 mm) above the adjacent roof deck, shall be installed without first obtaining written approval of the fire code official. No structures, including but not limited to tents or membrane structures, additions, or uses, shall be allowed to interfere with the necessary and safe operation of the helicopter landing facility.

2007.10 - Ground-based helicopter facilities.

A ground-based helicopter landing facility subject to this code, that is required for use to some degree by public emergency services, shall be constructed in accordance with Sections 2007.10.1 through 2007.10.3. These requirements may also be applied to such facilities that are elevated.

2007.10.1 - Surface.

When required by the fire code official, a graded pad, measuring a minimum of 100 feet (30 480 mm) by 100 feet (30 480 mm), shall be covered with reinforced concrete, with a minimum depth of 6 inches (152.4 mm), capable of supporting 42,000 pounds (19 050.88 kg).

2007.10.2 - Hydrant.

When required by the fire code official, a fire hydrant shall be installed adjacent to the pad as approved by the fire code official.

2007.10.3 - Access.

When required by the fire code official, a fire apparatus access road leading to the helistop or heliport shall be provided in accordance with Section 503.

2007.11 - Maintenance and notification.

Where a new or existing helistop; heliport; required low-hover, light-wheel landing site; EHLF; or other helicopter landing facility is established, no structures, including but not limited to tents or membrane structures; or uses, shall be allowed to interfere with the necessary and safe operation of the facility. Immediate notification of any such interference shall be provided to the jurisdictional fire department emergency dispatch, including nature, extent, and expected time period of such interference.

2007.11.1 - Fire Department permit required.

Smoking in dry-cleaning plants shall only be within designated smoking rooms. "NO SMOKING" signs shall be posted in rooms containing flammable or combustible liquids. See Section 310.3.

2203 - DUST EXPLOSION PREVENTION

2203.3.1 - Dust-collection systems.

Suitable dust-collection systems shall be designed to collect dust emissions from dust-producing equipment at the point of generation and shall be installed on all dust-producing machinery. Dust-collection systems shall be in accordance with Chapter 5 of the California Mechanical Code. Equipment used in operations that generate explosive or flammable vapors, fumes, or dusts shall be interlocked with the machinery power supply so that the machinery cannot be operated without the dust-collection equipment also operating.

Exception: Closed systems using listed equipment and designed in accordance with manufacturer's recommendations and specifications, where cleanouts are provided in accordance with Section 2203.3.3.

Heating, ventilation, and air conditioning (HVAC) systems shall not be used as the means to collect dusts from localized sources.

2203.4.1.1 - Electrical grounding.

Artificial lighting in areas containing dust-producing or dust-agitating operations shall be by electricity with wiring and electrical equipment installed in accordance with the Electrical Code. Machinery and metal parts of crushing, drying, pulverizing, and conveying systems shall be electrically grounded in accordance with the Electrical Code.

2203.4.2 - Static electricity.

Bonding and grounding is required to minimize accumulation of static electric charge in the following locations:

1. Dust-producing equipment.
2. Dust-collection system.
3. Pneumatic dust-conveying systems conveying combustible dust from one location to another, combustible dust conveyors, piping and conductive components. Conveying systems include transport modes such as railcars, hopper cars, boxcars, tank cars and trucks into which or from which commodities or products are pneumatically conveyed.
4. Conveying systems using metallic piping.

Static electricity shall be removed from machinery and other component parts by permanent grounds or bonds or both. The design and installation of such grounds shall be in accordance with approved standards.

2203.4.10 - Separators.

Approved means, such as magnetic or pneumatic separators, shall be installed ahead of shellers, crackers, crushers, grinding machines, pulverizers, and similar machines in which the entrance of foreign materials could cause sparks to be generated.

2404 - SPRAY FINISHING

Smoking shall be prohibited and "NO SMOKING" signs shall be prominently displayed in compliance with Section 310.3 in areas where organic peroxides are stored, mixed, or applied. Only nonsparking tools shall be used in areas where organic peroxides are stored, mixed or applied.

2504 - SOURCES OF IGNITION

2504.6 - Smoking.

Smoking shall be prohibited in ripening rooms.

2507 - WARNING SIGNS

2507.2 - "No Smoking" signs.

NO SMOKING signs shall be posted at every entrance, in compliance with Section 310.3.

2603 - FIRE SAFETY REQUIREMENTS

2603.3.3 - Reserved.

2803 - GENERAL REQUIREMENTS

2803.3.3 - Combustible waste.

The storage, accumulation, and handling of combustible materials and control of vegetation shall be in accordance with Section 304.

2810 - OUTDOOR STORAGE OF PALLETS AT PALLET MANUFACTURING AND RECYCLING FACILITIES

2810.1.1 - Permits.

Permits shall be required as set forth in Sections 105.5 and 105.6.

3102 - DEFINITIONS

3102.1 - Definitions.

The following terms are defined in Chapter 2:

AIR-INFLATED STRUCTURE.

AIR-SUPPORTED STRUCTURE.

CROWD MANAGER.

INFLATABLE AMUSEMENT DEVICE.

helicopter landing facility is established, no structures, including tents or membrane structures, or uses, shall be allowed to interfere with the necessary and safe operation of the facility. See Section 2007.

3107 - OPERATIONAL REQUIREMENTS

3107.15.2.1 - Quantity limit.

Fuel in the fuel tank and vehicle-technology hazards shall comply with the restrictions specified in Section 314.4.

3107.18 - Combustible vegetation.

Combustible vegetation that could create a fire hazard shall be removed from the area occupied by a tent or membrane structure, and from areas within 50 feet (15 240 mm) of such tent or membrane structures. When a tent or membrane structure is located in a wildfire risk area, combustible vegetation shall be removed from areas within 50 feet (15 240 mm) from such structures or from areas within up to 200 feet (60 960 mm) from such tent or membrane structures when required by the fire code official.

3201 - GENERAL

3201.2 - Permits.

A permit shall be required as set forth in Sections 105.5 and 105.6. Prior to approval of storage racks, a building permit is required in occupancies regulated by this chapter. Proof of all required permits must be provided to the fire code official upon request. The approved permit must be kept on the premises and be available at all times for inspection by the fire code official.

TABLE 3206.2
GENERAL FIRE PROTECTION AND LIFE SAFETY REQUIREMENTS

COMMODITY CLASS	SIZE OF HIGH-PILED STORAGE AREA [a] **(square feet) (see Sections 3206.2 and 3206.3)**	ALL STORAGE AREAS (see Sections 3206, 3207 and 3208) [b]				SOLID-PILED STORAGE, SHELF STORAGE AND PALLETIZED STORAGE (see Section 3207.3)		
		Automatic fire-extinguishing system (see Section 3206.4)	Fire detection system (see Section 3206.5)	Fire department access doors (see Section 3206.7)	Smoke and heat removal (see Section 3206.8)	Maximum pile dimension [c] **(feet)**	Maximum permissible storage height [d] **(feet)**	Maximum pile volume (cubic feet)

	the public							
	2,501—12,000 Not open to the public (Option 1)	Yes	Not Required	Not Required	Not Required	120	40	400,000
	2,501—12,000 Not open to the public (Option 2)	Not Required [a]	Yes	Yes	Yes [i]	120	30e	200,000
	12,001—500,000	Yes	Not Required	Yes	Yes [i]	120	40	400,000
	Greater than 500,000 [f]	Yes	Not Required	Yes	Yes [i]	120	40	400,000

	501—2,500 Not open to the public (Option 1)	Yes	Not Required	Not Required	Not Required	60	30	75,000
	501—2,500 Not open to the public (Option 2)	Not Required [a]	Yes [g]	Yes	Yes	60	20	50,000
	2,501—300,000	Yes	Not Required	Yes	Yes	60	30	75,000
	Greater than 300,000 [f]	Yes	Not Required	Yes	Yes	60	30	75,000

For SI: 1 foot = 304.8 mm, 1 cubic foot = 0.02832 m^3, 1 square foot = 0.0929 m^2.

[a] Where automatic sprinklers are required for reasons other than those in Chapter 32, the portion of the sprinkler system protecting the high-piled storage area shall be designed and installed in accordance with Sections 3207 and 3208.

[b] For aisles, see Section 3206.10.

[c] Piles shall be separated by aisles complying with Section 3206.10.

[d] For storage in excess of the height indicated, special fire protection shall be provided in accordance with Note f where required by the fire code official. See Chapters 51 and 57 for special limitations for aerosols and flammable and combustible liquids, respectively.

[e] For storage exceeding 30 feet in height, Option 1 shall be used.

[f] Special fire protection provisions including, but not limited to, fire protection of exposed steel columns; increased sprinkler density; additional in-rack sprinklers, without associated reductions in ceiling sprinkler density; or fire department hose connections shall be provided where required by the fire code official.

[g]

3302 - DEFINITIONS

3302.1 - Terms defined in Chapter 2.

Words and terms used in this chapter and defined in Chapter 2 shall have the meanings ascribed to them as defined therein, including:

FIRE WATCH.

3305 - PRECAUTIONS AGAINST FIRE

3305.5 - Fire watch.

Where required by the fire code official or the site safety plan established in accordance with Section 3303.1, a fire watch shall be provided for building demolition and for building construction.

See Section 401.10 for fire watch responsibilities and procedures, and Section 3504.2 for fire watch specific to hot work.

3305.5.2.1 - Duties.

The primary duty of fire watch personnel shall be to perform constant patrols and watch for the occurrence of fire.

3313 - WATER SUPPLY FOR FIRE PROTECTION

3313.6 - Fire hose.

When required by the fire code official, approved fire hoses with attached nozzles shall be maintained for immediate use at a construction site or a demolition site. Such hoses and nozzles shall be connected to an approved water supply. Where a fire hydrant is permitted to be used as the source of water supply, the fire hose connection to the fire hydrant shall not impede the Fire Department from using the hydrant.

3501 - GENERAL

3501.3 - Restricted areas.

Hot work shall only be conducted in areas designed or authorized for that purpose by the personnel responsible for a hot work program. Hot work shall not be conducted in the following areas unless approval has been obtained from the fire code official:

. . .

3. Areas with readily ignitable materials, such as storage of large quantities of bulk sulfur, baled paper, cotton, lint, dust or loose combustible materials, or wildfire risk areas.

. . .

standpipe hose connection. Standpipe systems shall be of a wet type unless the system is installed in an area that is subject to freezing temperatures.

3604.2.2 - Floats.

Portions of floats more than 250 feet (76 200 mm) travel distance from fire apparatus access shall be provided with an approved wet standpipe system.

3604.2.2.1 - Hose stations.

Hose stations shall be spaced to provide protection to all portions of floats or floating vessels. Hoses shall be mounted on a reel or rack and enclosed within an approved cabinet. Hose stations shall be labeled "FIRE HOSE — EMERGENCY USE ONLY." Only listed equipment shall be used. Each hose station shall be provided with a 2½-inch (63.5 mm) fire hose valve with a connected 2½-inch to 1½-inch reducer, a maximum length of 100 feet of lined hose, and an approved fog nozzle.

The pipe sizing shall be a minimum of 2½ inches (63.5 mm) and shall be based on providing 65 psi (448.159 kPa) at 100 gpm (378.5 L/min) at the most remote hose station valve outlet, using a maximum 150 psi (1034.21 kPa) at the fire department connection.

4801 - GENERAL

4801.3 - Definitions.

. . .

APPROVED PRODUCTION FACILITY. A new or existing building, portion of a building, group of buildings, studio, or stage altered for use by, or designed and constructed for use by the entertainment industry for the purpose of motion picture, television and commercial production and which has been determined by the fire code official to meet all of the requirements of Sections 4802 through 4811.

COMMERCIAL STILL PHOTOGRAPHY PRODUCTION. Includes all activity attendant to the staging or shooting of commercial still photography production to create single or multiple photographs for sale or use for a commercial purpose.

FIRE SAFETY ADVISOR (FSA). A Fire Safety Advisor is a retired member of the County of Los Angeles Fire Department who is certified as a Fire Safety Advisor. The requirements to become a certified Fire Safety Advisor can be found in Regulation 3 of Chapter 1 of Volume 7 of the Fire Department manuals.

LIVE AUDIENCE STAGE. A production facility, production location, sound stage, or production studio where an audience is present for the recording or streaming of all, or a portion, of a motion picture, television show or commercial.

. . .

4803 - REQUIRED PERMITS

4803.2 - Additional permits.

1. Motion picture, television, commercial, and related productions filming.
2. Motion picture, television, commercial, and related production filming — fuel-dispensing trucks and vehicles.
3. Motion picture, television, commercial, and related production filming — pyrotechnics and special effects.
4. Commercial still-photography production that both: is outside of an approved production facility, and has an on-site cast-and-crew number of 15 or more persons.

Exception: Verified student filming productions and nonprofit 501(c)(3) organizations shall not be subject to a film or still-photography permit fee for the initial issuance of each permit. Permit revisions shall be subject to the permit-revision fee for each applicable permit.

4807 - FIRE SAFETY OFFICERS

4807.1.1 - Fire safety officers/advisors.

When in the opinion of the fire code official it is necessary for the preservation of life or property, due to the hazardous nature of an event, production, operation, or function, the fire official shall require the owner or lessee to employ or cause the employment of one or more approved fire safety officers or advisors to be on duty at such place during the hazardous activity.

4811 - PRODUCTION LOCATIONS

4811.9 - Fire department access.

Required emergency vehicle access, fire lanes, and existing fire apparatus access roads shall be maintained as per Section 503. Any deviations are subject to approval by the fire code official.

4902 - DEFINITIONS

4902.1 - General.

For the purpose of this chapter, certain terms are defined as follows:

. . .

FIRE HAZARD SEVERITY ZONES. Geographical areas designated pursuant to California Public Resources Codes, Sections 4201 through 4204 and classified as Very High, High, or Moderate in State Responsibility Areas or as Local Agency Very High Fire Hazard Severity Zones designated pursuant to California Government Code, Sections 51175 through 51189. See Appendix PP for the designations within the County of Los Angeles.

. . .

FIRE PROTECTION PLAN. A document prepared for a specific project or development proposed for a Wildland-Urban Interface (WUI) Fire Area. It describes ways to minimize and mitigate potential for loss from wildfire exposure.

modification plan submitted for approval shall be prepared by a State-licensed landscape architect, a State-licensed landscape contractor, a landscape designer, or an individual with expertise acceptable to the Forestry Division of the Fire Department.

. . .

4903 - PLANS

4903.1 - General.

The fire code official is authorized to require the owner or owner's authorized agent to provide a fire protection plan. The fire protection plan shall be prepared to determine the acceptability of fire protection and life safety measures designed to mitigate wildfire hazards presented for the property under consideration.

The fire protection plan shall be prepared by a registered design professional, State-licensed landscape architect, State-licensed landscape contractor, landscape designer, qualified fire safety specialist or individual with expertise acceptable to the Forestry Division of the Fire Department and shall analyze the wildfire risk of the building, project, premises or region to recommend necessary changes.

The fire code official is authorized to require a preliminary fire protection plan prior to the submission of a final fire protection plan.

4905 - WILDFIRE PROTECTION BUILDING CONSTRUCTION

4905.2 - Construction methods and requirements within established limits.

Within the limits established by law, construction methods intended to mitigate wildfire exposure shall comply with the wildfire protection building construction requirements contained in the applicable California Building Standards Code and Los Angeles County Codes, including the following:

1. California Building Codes, Chapter 7A.
2. California Residential Codes, Section R337.
3. California Referenced Standards Code, Chapter 12-7A.
4. California Fire Code, CCR Title 24, Part 9.
5. Los Angeles County Code, Title 32.

4906 - VEGETATION MANAGEMENT

4906.2 - Application.

All new plantings of vegetation in Local Responsibility Areas (LRA) designated as a Very High Fire Hazard Severity Zone and in State Responsibility Areas (SRA) shall comply with Sections 4906.3 through 4906.5.3.

Section 4906 is applicable to all unincorporated portions of Los Angeles County, to all cities that are a part of the Consolidated Fire Protection District of Los Angeles County, and to all cities that contract with the Consolidated Fire Protection District of Los Angeles County for services and adopt Section 4906 as part of their fire code.

2. Where the proposed activity would result in 5 or more lots.

B. Coastal Development Permits (CDP).

Final approval is required for applications for any of the following activities:

A. New construction:

1. Any enclosed structure over 120 square feet.
2. Any structure enclosed on three sides or more and greater than or equal to 200 square feet (18.5 m^2).

B. Remodel, modification, reconstruction, or change of occupancy:

1. Any remodeling, modification, or reconstruction that increases the square footage of the existing structure or footprint by 50 percent or more within any 12-month period.
2. Any structure that changes occupancy classification.

Exception: Structures not included in the list of "New construction" applicability (Item "A.", above) are exempt.

C. Subdivisions:

1. Where the proposed activity would result in 5 or more lots.

Exemptions:

1. Structures that do not require a building permit; or
2. Structures constructed of noncombustible materials, open on all sides, and not used for storage or habitation.

Every fuel modification plan shall be reviewed by the Forestry Division of the Fire Department for defensible space, fire safety, compliance with Sections 325.2.1, 325.10, and 503.2.1 of this code, the Fire Department's fuel modification guidelines, and California Code of Regulations, Title 14, Division 1.5, Chapter 7, subchapter 2. Before such final plan has been approved by the Forestry Division of the Fire Department, a signed and notarized copy of the provided covenant and agreement (and/or previously reviewed and approved association CC&R's that include the necessary fuel modification information) shall be recorded at the County of Los Angeles Registrar-Recorder/County Clerk's Office and a copy given to the fuel modification unit.

An on-site inspection must be conducted by the personnel of the Forestry Division of the Fire Department and a final approval of the fuel modification plan issued by the Forestry Division prior to a certificate of occupancy being granted by the building code official. The fuel modification inspection ensures compliance with applicable requirements of this code; the Building Code, Section 701A.5 (Vegetation management compliance); and the Residential Code, Section R337.1.5 (Vegetation management compliance).

4906.3.1 - Plan modification.

Any modification to an approved fuel modification landscape plan or addition to a structure that affects the approved zones of an approved fuel modification plan must be reviewed and approved by the Fuel Modification Unit of the Fire Department prior to installation of landscaping or issuance of a construction permit by the building code official for such an addition.

4906.3.2 - Penalties.

An owner of a property found to be in noncompliance with the fuel modification requirements shall be subject to an administrative fine (Section 327) and applicable liens or assessments as allowed by the provisions of Title 1, Chapter 1.25 of the County Code and this code. Failure to comply with this code is punishable as a misdemeanor and subject to additional enforcement proceedings,

said fees.

Fees will be based on the intended use of the structure, including permanently designated sites for tents, yurts, trailers, modulars, and similar temporary structures.

4906.3.5 - Landscape plans.

Landscape plans shall be provided when required by the enforcing agency. The landscape plan shall include development and maintenance requirements for the vegetation management zone adjacent to structures and roadways, and to provide significant fire hazard reduction benefits for public and firefighting safety.

4906.3.5.1 - Contents.

Landscape plans shall contain the following:

1. Delineation of the 30-foot (9144 mm), 100-foot (30.5 m),and up to 200-foot (61 m) (as necessary), fuel management zones from all structures.
2. Identification of existing vegetation to remain and proposed new vegetation.
3. Identification of irrigated areas.
4. A plant legend with both botanical and common names, and identification of all plant material symbols.
5. Identification of ground coverings within the 30-foot (9144 mm) zone.

4906.3.5.2 - Vegetation.

All new vegetation shall be fire-resistant vegetation in accordance with this section.

Exception: Trees classified as non-fire-resistant vegetation complying with Section 4906.3.5.2.2.1.

To be considered fire-resistant vegetation, it must meet at least one of the following:

1. Be identified as fire-resistant vegetation in an approved book, journal or listing from an approved organization.
2. Be identified as fire-resistant vegetation by a licensed landscape architect with supporting justification.
3. Plants considered fire-resistant vegetation and approved by the local enforcing agency.

4906.3.5.2.1 - Shrubs.

All new plantings of shrubs shall comply with the following:

1. Shrubs shall not exceed 6 feet (1829 mm) in height.
2. Groupings of shrubs are limited to a maximum aggregate diameter of 10 feet (3048 mm).
3. Shrub groupings shall be separated from other groupings a minimum of 15 feet (4572 mm).
4. Shrub groupings shall be separated from structures a minimum of 30 feet (9144 mm).
5. Where shrubs are located below or within a tree's drip line, the lowest tree branch shall be a minimum of three times the height of the understory shrubs or 10 feet (3048 mm), whichever is greater.

4906.3.5.2.2.1 - Non-fire-resistant trees.

New trees not classified as fire-resistant vegetation, such as conifers, palms, pepper trees and eucalyptus species, shall be permitted provided the tree is planted and maintained so that the tree's drip line at maturity is a minimum 30 feet (9144 mm) from any combustible structure.

4907 - DEFENSIBLE SPACE

4907.3 - Requirements.

Hazardous vegetation and fuels around all buildings and structures shall be maintained in accordance with the following laws and regulations:

1. Public Resources Code, Section 4291.
2. California Code of Regulations, Title 14, Division 1.5, Chapter 7, Subchapter 3, Article 3, Section 1299.03.
3. California Government Code, Section 51182.
4. California Code of Regulations, Title 19, Division 1, Chapter 7, Subchapter 1, Section 3.07.
5. Los Angeles County Code, Title 32, including Section 325.

5001 - GENERAL

5001.1.2 - Health Hazardous Materials Division ("HHMD") Authority.

The provisions of Chapter 50 of this code may be enforced by any duly authorized technician, Health Hazardous Materials Division staff, or fire code official.

5001.5 - Permits.

Permits shall be required as set forth in Sections 105.5 and 105.6.

Where required by the fire code official, permittees shall apply for approval to permanently close a storage, use or handling facility. Such application shall be submitted not less than 30 days prior to the termination of the storage, use or handling of hazardous materials. The fire code official is authorized to require that the application be accompanied by an approved facility closure plan in accordance with Section 5001.6.3.

A unified program facility permit shall be required for hazardous materials handlers, hazardous waste generators, or on-site treatment of hazardous waste in accordance with Chapters 12.50, 12.52, and 12.64 of Title 12 of the County Code. Unified program facility permits, if required, shall be obtained prior to the issuance of any fire code permit required by this code.

A permit shall be required for tank vehicles or railroad tank cars to remain on a siding indoors or outdoors, at the point of delivery while connected for transfer operations. Transfer operations shall be in accordance with DOT requirements and this code.

5001.5.1.1 - Hazardous Materials Business Plan (HMBP).

5. Product conveying piping containing liquids or gases, other than utility-owned fuel gas lines and low-pressure fuel gas lines.
6. On and off positions of valves for valves which are of the self-indicating type.
7. Storage plan showing the intended storage arrangement, including the location and dimensions of aisles.

The plans shall be legible and approximately to scale. Separate distribution systems are allowed to be shown on separate pages.

5001.5.1.2 - Application.

Each application for a permit required by this chapter shall include a Hazardous Materials Business Plan (HMBP) in accordance with Chapter 12.64 of Title 12 of the County Code.

5001.5.2.1 - Hazardous materials disclosure.

A chemical inventory prepared in accordance with Chapter 12.64 of Title 12 of the County Code shall be considered the equivalent of the Hazardous Materials Inventory Statement (HMIS) discussed in Section 5001.5.2.

5001.5.2.2 - Reporting.

Every business shall comply with the reporting requirements as set forth in Chapter 12.64 of Title 12 of the County Code.

5001.5.2.3 - Notification.

The fire code official and the HHMD shall be notified immediately when an unauthorized discharge becomes reportable under State, federal, or local regulations.

5001.5.2.4 - California Accidental Release Prevention (CalARP) program.

Every business shall comply with the requirements as set forth in Chapter 12.64 of Title 12 of the County Code.

5001.5.2.5 - Emergency information.

Hazardous materials business plans, risk management prevention programs, and hazardous materials inventory statements shall be posted in an approved location and immediately available to emergency responders. The fire code official may require that the information be posted at the entrance to the occupancy or property.

5002 - DEFINITIONS

5002.1 - Definitions.

The following terms are defined in Chapter 2:

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HAZARDOUS WASTE.

HAZARDOUS WASTE CONTROL LAW.

5003.2.1 - Design and construction of containers, cylinders, and tanks.

Containers, cylinders and tanks shall be designed and constructed in accordance with approved standards. Containers, cylinders, tanks and other means used for containment of hazardous materials shall be of an approved type. Pressure vessels not meeting DOTn requirements for transportation shall comply with the *ASME Boiler and Pressure Vessel Code.* Tank vehicles and railroad tank cars shall be used in accordance with Section 5005.

5003.2.5 - Empty containers and tanks.

Empty containers and tanks previously used for the storage of hazardous materials shall be free from residual material and vapor as defined by DOTn, the Resource Conservation and Recovery Act (RCRA) or other regulating authority or maintained as specified for the storage of the hazardous material. Containers larger than 5 gallons (18.9271 L) in capacity shall be marked with the date they have been emptied and shall be reclaimed, reconditioned, or remanufactured within one year of being emptied. Containers which previously held acute or extremely hazardous materials are considered empty if the container has been triple-rinsed and the rinsate managed as a hazardous waste. If the activity does not qualify for an exemption, the activity may require a permit to treat on site.

5003.3.1.2 - Preparation.

The consolidated contingency plan of the Unified Program of the hazardous material business plan shall be prepared and maintained. Copies shall be on-site and submitted every three years to the Fire Department as required by the provisions of the California Health and Safety Code, Division 20, Chapter 6.95, Hazardous Materials Release Response Plans and Inventory. Consolidated contingency plan shall mean a document setting out an organized, planned, and coordinated course of action to be followed in case of a fire, explosion, or release of hazardous substance, which could threaten human health or the environment.

5003.3.1.3 - Control.

When an unauthorized discharge caused by primary container failure is discovered, the involved primary container shall be repaired or removed from service. Any waste generated as a result of the unauthorized discharge must be disposed of in accordance with all applicable regulations pertaining to hazardous waste. If the facility does not have an EPA ID number, it must obtain a temporary ID number from the Department of Toxic Substance Control (DTSC) prior to disposal. EPA ID number shall mean a number issued by DTSC and used to track hazardous waste from point of origin to its final disposal. Provisional numbers are issued for special circumstances such as a spill if the facility does not have a permanent number. DTSC shall mean a Department in the California Environmental Protection Agency that is responsible for managing and regulating hazardous waste in California.

5003.3.1.4 - Responsibility for cleanup.

The person, firm or corporation responsible for an unauthorized discharge shall institute and complete all actions necessary to remedy the effects of such unauthorized discharge, whether sudden or gradual, without cost to the jurisdiction. Where deemed necessary by the fire code official, cleanup can be initiated by the fire department or by an authorized individual or firm. Costs associated with such cleanup shall be borne by the owner, operator or other person responsible for the unauthorized discharge.

category or is a special hazard.

5003.8.5.2.1 - Ventilation and storage arrangement.

Compressed gas cylinders shall be stored within gas cabinets, exhaust enclosures, or gas rooms. Portable or stationary tanks shall be stored within gas rooms or exhaust enclosures. Tank vehicles or railroad tank cars engaged in the use or dispensing of toxic or highly toxic gases shall be stored within a ventilated separate gas storage room or placed within an exhaust enclosure. When stationary or portable cylinders, containers, tanks, railroad tank cars, or tank vehicles are located outdoors for dispensing or use of toxic or highly toxic gases, gas cabinets or exhaust enclosures shall be provided.

5003.9.1.1 - Fire department liaison.

Responsible persons shall be designated and trained to be liaison personnel to the fire department. These persons shall aid the fire department in preplanning emergency responses and identifying the locations where hazardous materials are located, and shall have access to Safety Data Sheets and be knowledgeable in the site's emergency response procedures. These persons shall be identified as the emergency coordinator with 24-hour contact numbers in the business plan as required by the provisions of the California Health and Safety Code, Division 20, Chapter 6.95, Article 1, Business and Area Plans.

5003.11.3.8 - Floors.

Floors shall be in accordance with Section 5004.12. Floors shall be level and impervious.

5005 - USE, DISPENSING AND HANDLING

5005.1 - General.

Use, dispensing and handling of hazardous materials in amounts exceeding the maximum allowable quantity per control area set forth in Section 5003.1 shall be in accordance with Sections 5001, 5003, and 5005. Use, dispensing and handling of hazardous materials in amounts not exceeding the maximum allowable quantity per control area set forth in Section 5003.1 shall be in accordance with Sections 5001 and 5003.

Tank vehicles and railroad tank cars shall not be used as a means of hazardous materials storage. Indoor unloading or transfer operations from tank vehicles or railroad tank cars shall be in accordance with Sections 5005.1 and 5005.2. Outdoor unloading or transfer operations shall be in accordance with Sections 5005.1 and 5005.3.

5005.1.10.1 - Bulk plant or terminal.

Gases or liquids having a hazard ranking of 3 or 4 in accordance with NFPA 704 shall not be transferred from a tank vehicle or tank car into the cargo tank of another tank vehicle or tank car.

Exception: In an emergency, gases or liquids having a hazard rating of 3 or 4 may be transferred from a tank vehicle or tank car to the cargo tank of another tank vehicle or tank car when approved by the fire code official.

5601 - GENERAL

5601.1.4 - Rocketry.

For rocketry requirements see California Code of Regulations, Title 19, Division 1, Chapter 6, reprinted in Sections 5610, 5611, and 5612. Rocketry shall also be in accordance with NFPA 1122, NFPA 1125, and NFPA 1127 for fire and life safety matters not regulated by State law.

5601.2.5 - Fees.

As required by California Health and Safety Code Section 12105, a permit for the storage of explosives shall not be issued until after the payment of a fee of $10.00, unless the quantity of explosives is 100 pounds or less, in which case the fee shall be $2.00. The permit fee shall be equally divided and deposited into the Treasury of the County of Los Angeles and into the State Treasury.

5601.7 - Seizure.

The fire code official is authorized to remove or cause to be removed or disposed of in an approved manner, at the expense of the owner, explosives, explosive materials or fireworks offered or exposed for sale, stored, possessed or used in violation of this chapter. Seizure shall be conducted in accordance with California Health and Safety Code, Division 11, Part 1, Chapter 8, Section 12350, et seq., and Part 2, Chapter 9, Section 12721, et seq.

5608 - FIREWORKS DISPLAY

5608.1 - General.

Fireworks displays, use of pyrotechnics before a proximate audience and pyrotechnic special effects in motion picture, television, theatrical and group entertainment productions shall comply with California Code of Regulations, Title 19, Division 1, Chapter 6 Fireworks and this chapter. Additionally, fireworks displays and pyrotechnics before a proximate audience shall be conducted in accordance with NFPA 1123 and/or NFPA 1126 for fire and life safety matters not regulated by State law.

5611 - MODEL ROCKETS

5611.1 - Permits.

Permits shall be required as set forth in Section 105.5 and California Code of Regulations, Title 19, Division 1, including Sections 1025 through 1026.

5612 - EXPERIMENTAL HIGH POWER ROCKETS AND MOTORS

5612.1 - Permits.

Permits shall be required as set forth in Section 105.5 and California Code of Regulations, Title 19, Division 1, including Sections 1034 through 1035.

5701 - GENERAL

5704.2.6.1 - Waste control.

Waste liquids shall be kept in a sump, tank, or receptacle approved for this purpose. The waste must be disposed of in accordance with the provisions of the California Health and Safety Code, Division 20, Chapter 6.5, Hazardous Waste Control.

5704.2.8.3 - Secondary containment.

Vaults shall be substantially liquid tight and there shall not be backfill around the tank or within the vault. The vault floor shall drain to a sump. For premanufactured vaults, liquid tightness shall be certified as part of the listing provided by a nationally recognized testing laboratory. For field-erected vaults, liquid tightness shall be certified in an approved manner. Secondary containment shall be provided for new installations of underground tanks and existing tanks with a breach in integrity.

5704.2.8.16.1 - System requirements.

The fire protection system shall be a deluge type foam system, which provides a minimum of 0.25 gpm (0.9463 L/m) over the entire vault area. The minimum duration of the foam supply shall be 10 minutes. If a manual system is provided, it must assume a maximum of 125 psi (861.85 kPa) at the fire department connection.

5704.2.9.1.1 - Required foam fire protection systems.

All existing aboveground tanks exceeding 1,500 square feet (139.3546 m^2) of liquid surface area used for the storage of Class I or Class II flammable liquids shall be provided with foam fire protection.

Exceptions:

1. Tanks with floating roofs for storage of crude oil exceeding 1,500 square feet (139.3546 m^2) of liquid surface area and less than 12,300 square feet (1142.7074 m^2) of liquid surface area shall have foam fire protection only for the seal area.
2. Floating roof tanks or pressure tanks operating at or above 1 pound per square inch gauge.

5704.2.9.6.1.3 - Location of tanks storing boilover liquids.

Above-ground tanks for storage of liquids with boilover characteristics shall be located in accordance with Table 22.4.1.4 of NFPA 30. Shell-to-shell spacing between tanks shall not be less than the diameter of the largest tank.

5704.3.7 - Liquid storage rooms.

Liquid storage rooms shall comply with Sections 5704.3.7.1 through 5704.3.7.6.

5704.3.7.6 - Construction.

The construction of liquid storage rooms shall be in accordance with the Building Code and have a minimum of one exterior wall having a door providing firefighting access.

5706 - SPECIAL OPERATIONS

For permits to drill, own, operate, or maintain an oil or natural gas well, see Section 105.5.18. No person shall drill, own, operate, or maintain any oil or natural gas well without first obtaining a permit.

5706.4 - Bulk plants or terminals.

Portions of properties where flammable and combustible liquids are received by tank vessels, pipelines, tank cars or tank vehicles and stored, transferred, or blended in bulk for the purpose of distribution by tank vessels, pipelines, tank cars, tank vehicles or containers shall be in accordance with Sections 5706.4.1 through 5706.4.10.4.

5706.5.1 - General.

The provisions of Sections 5706.5.1.1 through 5706.5.1.19 shall apply to bulk transfer and process transfer operations; Sections 5706.5.2 and 5706.5.2.1 shall apply to bulk transfer operations; Sections 5706.5.3 through 5706.5.3.3 shall apply to process transfer operations and Sections 5706.5.4 through 5706.5.4.6 shall apply to dispensing from tank vehicles and tank cars.

5706.5.1.1 - Location.

Bulk transfer and process transfer operations shall be conducted in approved locations. Tank cars shall be unloaded only on private sidings or railroad-siding facilities equipped for transferring flammable or combustible liquids. Tank vehicles and tank cars engaged in bulk transfer or process transfer operations shall be separated from buildings, above-ground tanks, combustible materials, lot lines, public streets, public alleys or public ways by a distance of 100 feet (30 480 mm) for Class I liquids and 25 feet (7620 mm) for Class II and IIIA liquids measured from the nearest loading or unloading valve on the tank vehicle or tank car.

Exception: Buildings for pumps and shelters for personnel supporting transfer operations shall not be required to be separated from tank vehicles and tank cars engaged in bulk transfer or process transfer operations.

5706.5.1.19 - Liquid transfer.

Class I, II, or III liquids shall be transferred from a tank vehicle or tank car only into an approved atmospheric tank or approved portable tank, except as provided in Sections 5706.5.4.4 through 5706.5.4.6.

5706.5.4 - Dispensing from tank vehicles and tank cars.

Dispensing from tank vehicles and tank cars into the fuel tanks of motor vehicles shall be prohibited unless allowed by and conducted in accordance with Sections 5706.5.4.1 through 5706.5.4.6.

5706.5.4.6 - Time limit for unloading and permit.

Tank vehicles and railroad tank cars shall be unloaded as soon as possible after arrival at point of delivery and shall not be used as storage tanks. Tank cars shall be unloaded only on private sidings or railroad siding facilities equipped for transferring the liquid between tank cars and permanent storage tanks. A permit shall be required for a tank car to remain on a siding at the point of delivery while connected for transfer operations. Transfer operations shall be in accordance with Department of Transportation

6104 - LOCATION OF LP-GAS CONTAINERS

6104.4 - Multiple LP-gas container installations.

. . .

Where one of these forms of protection is provided, the separation shall be not less than 25 feet (7620 mm) between LP-gas container groups.

At LP-gas multicontainer installations, the aggregate capacity of the containers shall be used to determine minimum distances to the buildings or adjoining property lines.

6104.5 - Tank car and tank vehicle stations.

Tank car and tank vehicle bulk loading and unloading stations shall be located not less than 100 feet from buildings, sources of ignition, or adjoining property lines that may be built upon.

6104.6 - Container orientation.

Unless special protection is provided and approved by the fire code official, LP-gas containers shall be oriented so that the longitudinal axes do not point toward other LP-gas containers, vital process equipment, control rooms, loading stations, flammable liquid storage tanks, or other special hazards.

6106 - DISPENSING AND OVERFILLING

6106.1 - Attendants.

Dispensing of LP-gas shall be performed by a qualified attendant. Self-service LP-gas dispensing open to the public is prohibited.

CHAPTER 81 - AUTOMOBILE WRECKING YARDS

8101 - GENERAL

8101.1 - Scope.

Automobile wrecking yards shall comply with the requirements of Chapter 81. For rubbish-handling operations, see Chapters 3 and 23.

8102 - DEFINITIONS

8102.1 - Limited application.

For the purposes of this chapter, the following term is defined:

8105 - WELDING AND CUTTING

Welding and cutting operations shall be in accordance with Chapters 35 and 53 of this code.

8106 - HOUSEKEEPING

Combustible rubbish accumulated on the site shall be collected and stored in approved containers, rooms, or vaults of noncombustible materials. Combustible vegetation, cut or uncut, shall be removed when determined by the fire code official to be a fire hazard.

8107 - FIRE PROTECTION

Offices, storage buildings, and vehicles used for site operations shall each be provided with at least one portable fire extinguisher with a rating of not less than 4-A: 40-B: C. When required by the fire code official, additional portable fire extinguishers shall be provided in specific use areas in accordance with Section 906.

8108 - TIRES

Tires shall be stored on racks in an approved manner or shall be piled in accordance with Chapter 34 and Section 315.4.

8109 - BURNING OPERATIONS

The burning of salvage vehicles and salvage or waste materials shall be in accordance with Section 307 and federal, State, or local air quality control regulations.

8110 - MOTOR VEHICLE FLUIDS AND HAZARDOUS MATERIALS

8110.1 - General.

The storage, use, and handling of motor vehicle fluids and hazardous materials, such as those used to operate air bags and electrical systems, shall be in accordance with Section 8110 and this code, including Chapters 23, 50, and 57.

8110.2 - Motor vehicle fluids.

Motor vehicle fluids shall be drained from salvage vehicles when such fluids are leaking. Storage and handling of motor vehicle fluids shall be done in an approved manner. Flammable and combustible liquids shall be stored and handled in accordance with this code, including Chapters 23, 50, and 57.

8110.3 - Mitigation for vehicle fluid leaks.

Supplies or equipment capable of mitigating leaks of such fluids as those found in fuel tanks, crankcases, brake systems, and transmissions shall be kept available on-site. Single-use plugging, diking, and absorbent materials shall be disposed of as hazardous waste and removed from the site in a manner approved by federal, State, or local requirements.

In accordance with Section 112.4, the violation of the following sections or subsections shall be infractions:

Section	Offense
303.1—303.9	Asphalt kettles
304.1.1	Waste material
304.1.2	Vegetation
304.2	Combustible waste rubbish — storage
305.2	Hot ashes and spontaneous ignition sources
310.4	Removal "No Smoking" sign
315.3.2	Stairway — storage under
503.4	Obstructing access roadway
505.1	Address identification
507.5.4—507.5.5	Obstruction of fire hydrants
507.5.6	Physical protection — fire hydrants
507.5.7	Firefighting water source markers
507.5.8	Identification — private fire hydrant
507.5.9	Private fire hydrant caps or plugs
603.6	Electrical extension cords
901.6.4.1	Signage — aboveground water-control valves
901.6.4.2	Locks — aboveground water-control valves
901.6.4.3	Painting identification — aboveground water-control valves

1010.2.2	Door-operating devices
2003.2	"No Smoking" signs within aircraft hangars
2108.4	Fire extinguisher — dry cleaning plant
2108.5	No smoking signs — dry cleaning plant
2311.2.2	Waste oil storage
2403.2.7	Welding warning signs
2403.4	Operations and maintenance
2403.4.3	Metal waste cans for rags and waste
2404.7.8.5	Filter disposal
2405.3.4	Dip-tank covers
2405.4.2	Portable fire protection equipment
2406.5	Maintenance — powder coating
2407.5.1	Maintenance — electrostatic apparatus
2407.5.2	Signs — "Danger"
2408.5	Sources of ignition (organic peroxides)
2505.1	Housekeeping — fruit ripening room
2803.3.1	Lumber yards — housekeeping
2803.3.3	Combustible waste
3103.12.6.1	Exit sign illumination
3107.18	Vegetation removal

5003.5	Hazardous materials signage
5003.7.1	No smoking signs — hazardous materials
5004.11	Combustible materials clearance — hazardous materials storage
5005.3.8	Combustible materials clearance — hazardous materials use
5303.4	Markings — compressed gases
5303.5	Security — compressed gases
5701.6	Maintenance and operating practices — flammable and combustible liquids
5704.2.3.1	"No smoking" sign
5704.3.3.4	Empty containers
6107.2	"No smoking" signs — LPG container
6107.3	Combustible material clearance LPG container
8104	Auto wrecking yards — fire apparatus access

8201.2 - Penalties for infractions.

Every violation determined to be an infraction is punishable by a fine not to exceed $100 for the first violation, $200 for the second, $500 for the third, and $500 for each additional violation of the same ordinance within one year. Each such violation is a separate offense for each and every day during any portion of which such violation is committed or allowed to continue. For the purposes of this section a forfeiture of bail shall be equivalent to a conviction.

CHAPTER 83 - CONSOLIDATED FIRE PROTECTION DISTRICT OF LOS ANGELES COUNTY FIRE CODE

8301 - FIRE CODE ADOPTED

Title 32 (Fire Code) of the Los Angeles County Code is hereby adopted and incorporated herein by reference at this point as if set forth at length herein as the Fire Code for the Consolidated Fire Protection District of Los Angeles County (District).

Except as provided in California Health and Safety Code Section 13869.7, this code shall apply to, and be enforceable in, all areas, including cities and unincorporated areas, served by the District. All references in this code to the California Building Code, Residential Code, Mechanical Code, Plumbing Code, Green Building Standards Code, Fire Code, and Electrical Code shall mean the appropriate legally applicable code adopted by each incorporated city that is a part of the District, or receives services from the District.

APPENDIX B - FIRE-FLOW REQUIREMENTS FOR BUILDINGS

B103.3 - Areas without water supply systems.

This section shall only apply to buildings equipped with a fire sprinkler system. Parcels that are located outside the service boundary, above the existing pressure zone, or more than 2,000 linear feet (609.6 m) from an existing water main of a water purveyor may provide an on-site water supply, when approved by the fire code official. For one-family dwellings the water supply shall be in accordance with Table B103.3. For other than one-family dwellings, the water supply shall be in accordance with the NFPA 1142 or NFPA 13 water supply requirement, whichever is greater.

TABLE B103.3

TANK SIZES FOR ONE-FAMILY DWELLINGS

FIRE-FLOW CALCULATION AREA	TANK SIZE
0—3,600 square feet	7,500 gal
3,601—5,999 square feet	10,000 gal
6,000 square feet and greater	12,500 gal

B104.2 - Area separation.

Portions of buildings that are separated by fire walls without openings, constructed in accordance with the California Building Code, are allowed to be considered as separate fire-flow calculation areas. Fire barriers or fire partitions cannot be used to create separate fire-flow calculation areas.

B105.1 - One- and two-family dwellings, Group R-3 and R-4 buildings and townhouses.

The minimum fire-flow and flow duration requirements for one- and two-family dwellings, Group R-3 and R-4 buildings and townhouses shall be as specified in Tables B105.1(1) and B105.1(2).

No automatic sprinkler system	Value in Table B105.1(2)	Duration in Table B105.1(2)
Section 903.3.1.1 or Section 903.3.1.2 of the California Fire Code	50% of the value in Table B105.1(2) [a]	Duration in Table B105.1(2) at the reduced flow rate

For SI: 1 gallon per minute = 3.785 L/m.

[a] The reduced fire flow shall be not less than 1,500 gallons per minute.

[b] Reserved.

B105.4 - Mobilehome parks.

The required fire-flow for mobilehome parks shall be 1,250 gallons per minute (4731.765 L/min), for a duration of 1 hour and with public hydrant spacing of not more than 600 feet (182 880 mm) apart. For mobilehome parks located in the High or Very High Fire Hazard Severity Zones, the required fire flow shall instead be 2,000 gallons per minute (7570.824 L/min) for a duration of 1 hour. In either location, for recreational buildings located within a mobilehome park, the fire-flow and duration shall be according to the fire-flow calculation area set forth in Table B105.1(2).

B105.5 - Land subdivision projects.

For the subdivision of undeveloped land for other than single-family dwellings, due to the undetermined building size and type of construction, the required fire flow shall be 4,000 gallons per minute (15 141.6 L/min) for a duration of 4 hours with public hydrant spacing of 300 feet (91 440 mm). The required fire-flow for the subdivision of land consisting of lots having existing structures shall be in accordance with Table B105.1(2) for fire-flow and duration.

APPENDIX C - FIRE HYDRANT LOCATIONS AND DISTRIBUTION

C102 - LOCATION

C102.1 - Fire hydrant locations.

Fire hydrants shall be provided at intersections and along required fire apparatus access roads and adjacent public streets.

TABLE C102.1 [Deleted]

C102.2 - Location on street.

Public hydrants shall be required on both sides of the street whenever streets are 64 feet (19,507 mm) or greater in width and containing four or more traffic lanes; or have raised median center dividers that make access to hydrants difficult, cause time delays,

C104.1 - Existing fire hydrants.

Existing fire hydrants on public streets are allowed to be considered as available. Existing fire hydrants on adjacent properties are allowed to be considered as available provided that fire apparatus access roads extend between properties and easements are established to prevent obstruction of such roads.

C105 - DISTRIBUTION OF FIRE HYDRANTS

C105.1 - Hydrant spacing.

Fire hydrants shall be spaced in accordance with Sections C105.2 through C105.4.

TABLE C105.1 [Deleted]

C105.2 - One- and two-family dwellings, and Group R-3 buildings.

For one- and two-family dwellings, and Group R-3 buildings, fire hydrants shall be spaced no more than 600 feet (182.88 m) apart. For properties with more than one dwelling unit per acre, no portion of lot frontage should be more than 450 feet (137.16 m) away, via fire apparatus access, from a public hydrant. For properties less than one dwelling unit per acre, no portion of a fire apparatus access roadway shall be farther than 750 feet (228.6 m) away, via fire apparatus access, from a properly spaced public hydrant that meets the required fire-flow.

C105.3 - Buildings other than one- and two-family dwellings, and Group R-3 buildings.

For all occupancies other than one- and two-family dwellings, and Group R-3 buildings, including commercial, industrial, multifamily dwellings, private schools, and institutions, fire hydrant spacing shall be 300 feet (91.44 m). No portion of lot frontage shall be more than 200 feet (60.96 m), via fire apparatus access, from a public hydrant.

C105.4 - Cul-de-sac hydrant location.

When cul-de-sac depth exceeds 450 feet (137.16 m) (residential) or 200 feet (60.96 m) (commercial), hydrants shall be required at mid-block. Additional hydrants will be required if hydrant spacing exceeds specified distances in Sections C105.2 and C105.3.

C106 - ON-SITE HYDRANTS

C106.1 - Required on-site hydrants.

When any portion of a proposed structure exceeds the allowable distances from a public hydrant, via fire apparatus access, on-site hydrants shall be provided. The spacing distance between on-site hydrants shall be 300 to 400 feet (91 440 mm to 121 920 mm). All on-site fire hydrants shall have, at a minimum, a fire-flow of 1,250 gallons per minute (4732 L/min) at 20 psi (137.895 kPa) for a duration of 2 hours. If more than one on-site fire hydrant is required, the fire flow shall be the lesser of either the required fire flow for the building, or 2,500 gallons per minute (9463.53 L/min) at 20 psi (137.895 kPa) for a duration of 2 hours. All on-site hydrants shall be installed a minimum of 25 feet (7620 mm) from a structure or protected by a 2-hour firewall.

O101.2.1 - Permit documents.

The permit applicant shall submit construction documents for approval which include, at a minimum, a dimensioned site plan and floor plan.

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O101.3 - Jurisdictional building and planning department approval.

Approval to operate a temporary amusement haunted house or similar use or to change the approved use of an existing building, or portion thereof, for temporary amusement haunted house or similar use shall be approved by the jurisdictional building official and planning official prior to the Fire Department's final construction approval and issuance of an operational permit.

O102.2 - Temporary amusement haunted house.

A temporary building or structure, or portion thereof, which contains a system that transports passengers or provides a walkway through a course so arranged that the means of egresses are not apparent due to theatrical distractions, not visible due to low illumination, are disguised or are not readily available due to the method of transportation through the building or structure. These are usually used during the Halloween season for amusement or entertainment purposes where decorative materials, props, visual effects, or audio effects are utilized to create theatrical environment. A temporary amusement haunted house may be deemed a special amusement area by the fire code official depending on the floor plan layout, lighting, or visual distractions used and the effects those elements have on identifying and accessing the means of egress in the event of a fire or an emergency.

O102.3 - Ghost walks.

Similar to temporary amusement haunted houses and may include both indoor and outdoor areas used for amusement or entertainment purposes.

O102.4 - Temporary.

Temporary shall mean amusement use of buildings or structures, or portion thereof, at one location for not more than 90 days within a one-year period.

O102.5 - Special amusement area.

A special amusement area is any temporary, permanent, or mobile building or portion thereof that is occupied for amusement, entertainment or educational purposes and is arranged in a manner that:

1. Makes the means of egress path not readily apparent due to visual and audio distractions, or
2. Intentionally confounds identification of the means of egress path, or
3. Otherwise makes the means of egress path not readily available because of the nature of the attraction or mode of conveyance through the special amusement area, building, structure or portion thereof.

O103.1 - Allowable structures.

O103.7.2 - Fire detection systems.

An approved automatic fire detection system shall be provided in accordance with Section 907.2.12, as required for Special Amusement Areas.

O103.7.4 - Emergency voice alarm.

Provide an emergency voice/alarm communication system in accordance with Section 907.2.12, as required for Special Amusement Areas.

O103.9 - Decorative materials and interior finishes.

Interior wall, ceiling, and floor finishes shall be Class A rated in accordance with the California Building Code, and any applicable requirements in the County Code.

O103.15 - Maintenance.

Good housekeeping shall be maintained at all times throughout exhibit and exit pathways. The means of egress system shall not be obstructed during event operation.

APPENDIX PP - LOCAL AGENCY VERY HIGH FIRE HAZARD SEVERITY ZONES

PP101 - GENERAL

PP101.1 - Scope.

This appendix defines Local Agency Very High Fire Hazard Severity Zones and provides the legal description of the geographic areas for the installation of fire sprinkler systems in occupancies as required by Section 903.2.11.7.

PP101.2 - DEFINITIONS

See Chapter 49 for definitions.

PP102 - LOCAL AGENCY VERY HIGH FIRE HAZARD SEVERITY ZONES

PP102.1 - General.

Local Agency Very High Fire Hazard Severity Zones, as defined in Section 4902.1 of this code, are hereby designated in those areas as specified in Sections PP102.2 and PP102.3 of Appendix PP. Also see Chapter 49.

PP102.2 - Designation of Local Agency Very High Fire Hazard Severity Zones (VHFHSZ) in incorporated cities of the Consolidated Fire Protection District of Los Angeles County.

of Whittier, San Dimas, Covina, West Covina, parcels located east of the Cities of Covina and West Covina, Universal City, parcels west of Rolling Hills, Baldwin Hills, Catalina Island, Claremont, Claremont Island, Glendora, Azusa, La Habra Heights, Whittier, West Hills and Valley Boulevard, the Malibu—Santa Monica Mountains Area, and the San Gabriel Mountains Southface Area.

PP102.4 - Parcel identification.

All map and parcel identification, fire hazard severity zone designation, and other information for those areas as specified in Sections PP102.2 and PP102.3 shall be accessible to property owners and the public at the Fire Department's fire prevention engineering unit offices or at the Forestry Division's fuel modification unit office.

PP102.5 - Periodic review.

The fire code official shall periodically review the areas in the Consolidated Fire Protection District of Los Angeles County identified as Fire Hazard Severity Zones pursuant to this section, and as necessary, make recommendations to revise the Fire Hazard Severity Zones. See California Government Code Sections 51175 through 51189.

PP103 - SAN GABRIEL MOUNTAINS SOUTHFACE AREA AND MALIBU—SANTA MONICA MOUNTAINS AREA

PP103.1 - General.

The San Gabriel Mountains Southface Area and the Malibu—Santa Monica Mountains Area are hereby designated in those areas as specified in Sections PP103.2 and PP103.3 of Appendix PP. Also see Section 903.2.11.7.

PP103.2 - Malibu—Santa Monica Mountains Area.

Beginning at a point where the Los Angeles County—Ventura County boundary line meets the Pacific Ocean mean high tide line. This being the true point of beginning. Thence, northeasterly along said Los Angeles County boundary line and all its various courses to the City of Los Angeles boundary line along the southerly line of Section 9, Township 1 North, Range 17 West, San Bernardino Base Meridian. Thence, southeasterly along said city boundary and all its various courses to the Pacific Ocean mean high tide line. Thence, westerly along said mean high tide line and all its various courses to the point of the beginning.

PP103.3 - San Gabriel Mountains Southface Area.

Beginning at a point where Interstate 5 Freeway and Latitude 34 degrees, 21 minutes (Northern Hemisphere) intersect. This being the true point of beginning. Thence, east along said Latitude of 34 degrees, 21 minutes to the Los Angeles County—San Bernardino County boundary line. Thence, south along the Los Angeles County Boundary to State Highway 30 (Baseline Road). Thence, west on State Highway 30 to Interstate Freeway 210, along Interstate 210 Freeway to the Interstate 5 Freeway. Thence, north on said Interstate 5 Freeway to the point of beginning.

APPENDIX QQ - LOS ANGELES COUNTY (LAC) FIRE-CODE FEE SCHEDULE

QQ101 - GENERAL

rounded to the nearest dollar; however, no fee shall exceed the cost of providing the service for which the fee is collected.

QQ102 - DEFINITIONS

The following words and terms are defined for the purpose of this fee schedule. Where words or terms are not defined herein, their meaning shall be in accordance with the Fire Code, Title 32, of the Los Angeles County Code, or other title of the Los Angeles County Code as most appropriate.

DEFENSIBLE SPACE (D-SPACE) INSPECTION. Inspection required by the State of California and local ordinance for provision of brush clearance as described in Sections 325, 327, and 4907 of Title 32 (Fire Code) of the Los Angeles County Code.

FINAL MAP. Term used by the jurisdictional planning agency to refer to the version of a subdivision map that, after receiving all necessary approvals from all necessary entities, may be filed in the office of the county recorder. Generally, the "final map" review process is preceded by a "tentative map" review process, but in certain cases laws may allow a "parcel map" to be considered the final map.

FIRE PROTECTION PLAN. A document prepared, per Chapter 49, for a specific project or development proposed for a Wildland-Urban Interface (WUI) Fire Area. It describes ways to minimize and mitigate potential for loss from wildfire exposure. The fire code official is authorized to require a preliminary fire protection plan prior to the submission of a final fire protection plan.

PRELIMINARY FIRE PROTECTION PLAN. See Chapter 49, Section 4903.

FINAL FIRE PROTECTION PLAN. See Chapter 49, Section 4903.

FUEL MODIFICATION. See Chapter 49, including Section 4902 (Definitions), and Section 4906 (Vegetation Management).

LACC. Los Angeles County Code.

LAND DEVELOPMENT UNIT (LDU). A unit of the Department Fire Prevention Division, the duties of which normally include determination of Fire Department conditions pertaining to water and access on applications for subdivisions, entitlements and discretionary permits within the jurisdiction of the District.

LOT. The terms "lot" and "parcel" shall be used synonymously.

PARCEL. The terms "parcel" and "lot" shall be used synonymously.

PARCEL MAP. A map for subdivisions, per California Government Code, Section 66426, and any other applicable laws. Generally, this term is used to refer to application maps for subdivisions that result in no more than 4 lots. See "FINAL MAP."

PUBLIC ROAD EASEMENT VACATION. Also referred to as a "street vacation." The complete or partial abandonment or termination of the public right to use a street, highway, or public service easement. See California Streets and Highway Code, Division 9, Part 3, for more details.

SUBDIVISION. See definition in the California Subdivision Map Act (Government Code Section 66424).

TENTATIVE MAP. Term referring to a map made for the purpose of showing the design and improvement of a proposed subdivision, and the existing conditions in and around it, for review during an early stage of the subdivision application process. It need not be based upon an accurate or detailed final survey of the property. See "FINAL MAP" and "PARCEL MAP."

TABLE QQ103.1(1)

OAK TREE PLAN REVIEW		
	NUMBER OF TREES	FEE
1	1—15	$900.00
2	16—50	$1,000.00
3	51—100	$1,800.00
4	101—200	$2,799.00
5	201—400	$4,799.00
6	≥ 401	$7,998.00

TABLE QQ103.1(2)

OAK TREE INSPECTION		
	SERVICE	FEE
1	Inspection	$376.00

QQ103.2 - Fuel-modification fees.

TABLE QQ103.2

FUEL MODIFICATION PLAN — REVIEW AND INSPECTION	
CONSTRUCTION APPLICATIONS — Description	**FEE** [a]

for which the addition/modification is:	
a.) < 2,500 sq. ft. in total area	$723.00
b.) ≥ 2,500 sq. ft. in total area	$845.00
4.) Change of occupancy:	
a.) ≤ 2,500 sq. ft.	$723.00
b.) > 2,500 sq. ft.	$845.00
5.) Tracts only, where the residential structures are proposed to be built by the same individual or entity: New residential structure ≥ 2,500 sq. ft. in total area, within currently developing tracts of 25 or more lots	$732.00
SUBDIVISION MAPS REVIEW PROCESS — Description	**FEE** [a]
6.) Subdivision where proposal would result in 4 or fewer lots	
a.) Fire protection plan review	$162.00
7.) Subdivision where proposal would result in 5 or more lots	
a.) Preliminary fire protection plan review	$1,133.00
b.) Final fire protection plan review — includes lots 5—20	$1,230.00
c.) Final fire protection plan review — each additional 10 lots, or portion thereof, over 20	$752.00

[a] Per review and inspection.

QQ103.3 - Defensible (D-Space) inspection fees.

TABLE QQ103.3

DEFENSIBLE-SPACE (D-SPACE) INSPECTION	
SUBJECT OF REVIEW / SERVICE REQUESTED	**FEE** [a]

Abatement Enforcement Administrative Fee	$908.00

[a] Per parcel.

QQ104 - FIRE PREVENTION DIVISION FEES

QQ104.1 - Land Development Unit (LDU) fees.

TABLE QQ104.1(1)

LDU SUBDIVISION REVIEWS OF "TENTATIVE MAPS"	
SUBJECT OF REVIEW / SERVICE REQUESTED	FEE
A.) MINOR LAND DIVISIONS (Sometimes referred to as "Parcel Map" Reviews)	
A1.) Initial Review (Each fee charge purchases 3 reviews)	
a.) Initial submittal	$1,289.00
A2.) Additional Reviews/Revisions (Each fee charge purchases 1 review)	
a.) Submittal of a revision (i.e., "revised map" is required) to a map that has not yet received approval by the advisory agency of the county or the city (or if there is no advisory agency, then by the legislative body thereof). ("REVISION")	$372.00
b.) Submittal of a revision (i.e., "revised map" is required) of the conditions of approval for a map that had already received approval by the advisory agency of the county or the city (or if there is no advisory agency, then by the legislative body thereof). ("REVISED")	$725.00
c.) Submittal of a less-than-significant revision to a map (i.e., a "revised map" is not required). ("AMENDMENT")	$442.00
B.) MAJOR LAND DIVISIONS (Sometimes referred to as "Tract Map" Reviews)	
B1.) Initial Review (Each fee charge purchases 3 reviews)	
a.) Lots 1—10 (i.e., single flat fee covers up to 10 lots)	$2,983.00

a.) Submittal of a revision (i.e., "revised map" is required) to a map that has not yet received approval by the advisory agency of the county or the city (or if there is no advisory agency, then by the legislative body thereof). ("REVISION")	$442.00
b.) Submittal of a revision (i.e., "revised map" is required) of the conditions of approval for a map that had already received approval by the advisory agency of the county or the city (or if there is no advisory agency, then by the legislative body thereof). ("REVISED")	$1,431.00
c.) Submittal of a less-than-significant revision to a map (i.e., a "revised map" is not required). ("AMENDMENT")	$725.00

TABLE QQ104.1(2)

LDU SUBDIVISION REVIEWS OF "FINAL MAPS" [a]	
SUBJECT OF REVIEW / SERVICE REQUESTED	FEE
1.) Initial Review (Each fee charge purchases 3 reviews)	
a.) Each map consisting of 1—5 lots.	$725.00
b.) Each map consisting of 6—10 lots.	$795.00
c.) Each map consisting of 11—25 lots.	$936.00
d.) Each map consisting of 26—50 lots.	$1,078.00
e.) Each map consisting of 51 or more lots.	$1,289.00
2.) Additional Reviews (Each fee charge purchases 1 review)	
a.) Supplemental review (i.e., when a final map is submitted more than three times).	$231.00
3.) Verification (Each fee charge purchases 1 review)	
a.) Verification that the final map complies with the applicable ordinances, conditions, and other requirements.	$301.00

1	Coastal Development Permit (CDP)	$442.00
2	Conditional Use Permit (CUP)	$442.00
3	Conditional Use Permit (CUP) — revised	$259.00
4	Discretionary-permit review, including, but not limited to: design review, design overlay review (DOR), development permit application review, "Exhibit 'A'" review, planned urban development (PUD) review, and preliminary review	$301.00
5	"Exhibit 'A '" — revised	$301.00
6	Grading plan review — fire lanes and private driveways	$301.00
7	Lot-line adjustment(s), and/or lot merger(s)	$301.00
8	Mobilehome park or special occupancy park	$442.00
9	"One Stop " advisory counseling/review	$176.00
10	Vacation of public road easement	$301.00
11	Waiver request	$329.00
12	Water appeals board	$160.00
13	Water/Hydrant (public) plans and systems	$301.00
14	Each additional hydrant over 10	$35.00
15	Zone change	$301.00

QQ104.2 - Operational permit fees.

TABLE QQ104.2

4	Amusement Buildings	$390.00
5	Automobile Wrecking Yard	$390.00
6	Aviation Facility	$390.00
7	Bonfire	$390.00
8	Carbon Dioxide Systems used in Beverage Dispensing Applications	$390.00
9	Carbon Dioxide Enrichment Systems	$390.00
10	Carnivals and Fairs	$390.00
11	Cellulose Nitrate Film	$390.00
12	Combustible-Dust Producing Operations	$390.00
13	Combustible Fibers	$390.00
14	Commercial Rubbish-Handling Operation	$390.00
15	Compressed Gases	$390.00
16	Covered and Open Mall Buildings	$390.00
17	Cryogenic Fluids	$390.00
18	Cutting and Welding Permit	$390.00
19	Dry Cleaning Plants	$390.00
20	Energy Storage Systems	$390.00
21	Exhibits and Trade Shows	$390.00
22	Explosives	$390.00
23	Fire Hydrants and Valves	$390.00

29	Hazardous Production Materials (HPM) Facilities	$390.00
30	Hazardous Materials	$390.00
31	Helicopter Landing Facility	$390.00
32	High-Piled Combustible Storage	$390.00
33	Hot Work Operations	$390.00
34	Industrial Ovens	$390.00
35	Liquid- or Gas-Fueled Vehicles or Equipment in Assembly Buildings	$390.00
36	Lithium Batteries	$390.00
37	LP Gas	$390.00
38	Lumber Yards and Woodworking Plants	$390.00
39	Magnesium	$390.00
40	Mass-Gathering Event, 5000 or More People	$780.00
41	Miscellaneous Combustible Storage	$390.00
42	Mobile Fueling of Hydrogen-Fueled Vehicles	$390.00
43	Model Rockets	$390.00
44	Motor Fuel-Dispensing Facilities	$390.00
45	Oil and/or Natural Gas Wells	$390.00
46	Open Burning	$390.00
47	Open Flames and Candles	$390.00
48	Open Flames and Torches	$390.00

54	Plant Extraction Systems	$390.00
55	Privately Contracted Private Fire Prevention Resource	$390.00
56	Private Fire Hydrants	$390.00
57	Pyrotechnic Special Effects Material	$390.00
58	Pyroxylin Plastics	$390.00
59	Radioactive Materials	$390.00
60	Recreational Fire	$390.00
61	Refrigeration Equipment	$390.00
62	Repair Garages and Motor Fuel-Dispensing Facilities	$390.00
63	Rooftop Helicopter Facility	$390.00
64	Rifle Range	$390.00
65	Special Events	$390.00
66	Spraying or Dipping	$390.00
67	Storage of Scrap Tires and Tire By-Products	$390.00
68	Temporary Sales Lots	$390.00
69	Temporary Membrane Structures and Tents	$390.00
70	Tire-Rebuilding Plants	$390.00
71	Tire Storage	$390.00
72	Waste Handling	$390.00
73	Wood Products	$390.00

1 Pyrotechnics and Special Effects	$351.00
1a.) Permit-revision fee	$88.00
2 Filming	$343.00
2a.) Permit-revision fee	$86.00
3 Fuel-Dispensing Trucks and Vehicles	$253.00
3a.) Permit-revision fee	$63.00
4 Commercial Still Photography	$277.00
4a.) Permit-revision fee	$69.00

[a] Per permit or revisions thereof.

(Ord. 2023-0058 § 1, 2023.)

QQ104.3 - Plan review fees.

TABLE QQ104.3(1)

BUILDING PLAN REVIEW		
TYPE OF REVIEW		FEE [a]
1	Dwelling, one- and two-family	$565.00
2	Multifamily residence	$776.00
3	Photovoltaic residential	$776.00
4	Photovoltaic commercial	$776.00
5	Commercial (B, F, S, M)	$776.00

11	High-piled combustible storage	$565.00
12	Site plan review — water and access	$565.00
13	Hazardous materials review (1—50 chemicals)	$776.00
14	Hazardous materials review (> 50 chemicals)	$1,271.00

[a] Per plan review.

TABLE QQ104.3(2)

FIRE SPRINKLER PLAN REVIEW		
TYPE OF REVIEW		FEE [a]
1	NFPA 13D fire sprinkler system [b] : one- or two-family dwelling	$565.00
2	NFPA 13R fire sprinkler system [b] : multifamily dwellings	$706.00
3	NFPA 13 fire sprinkler system [b] :	
a.	≤ 100 heads per system	$565.00
b.	> 100 heads per system	$847.00
4	Tenant Improvements to NFPA 13 fire sprinkler system [b] :	
a.	≤ 20 heads with/without calculation	$282.00
b.	> 20 heads and ≤ 100 heads with/without calculation	$424.00
c.	>100 heads with/without calculation	$706.00
5	Underground fire protection system [b] :	
a.	Single hydrant or single riser connection	$353.00
b.	≥ 2 connections for hydrants and/or risers	$565.00

[b] See NFPA 13 (2022 edition), A.3.3.216 Sprinkler System, for explanation of separate systems.

TABLE QQ104.3(3)

FIRE ALARM PLAN REVIEW		
TYPE OF REVIEW		FEE [a]
1	Emergency responder communication coverage (ERCC)	$1,129.00
2	Two-way communication system	$565.00
3	Fire alarm system:	
a.	≤ 10 devices and/or fire sprinkler monitoring system	$282.00
b.	11—50 devices	$494.00
c.	51—90 devices	$706.00
d.	91—130 devices	$847.00
e.	> 130 devices	$1,366.00
4	Special extinguishing systems: CO_2, foam, clean agent	$424.00
5	Gas detection system	$424.00

[a] Per plan review.

TABLE QQ104.3(4)

MISCELLANEOUS PLAN REVIEW		
TYPE OF REVIEW		FEE [a]
1	Alternative materials, design and methods of construction and equipment	$553.00
2	Additional plan review after initial review and one resubmittal (per hour)	$141.00

8	Tank installation or removal	$390.00
9	Commercial kitchen hood systems (UL-300)	$293.00
10	Paint spray booth	$293.00
11	Medical gas storage system	$390.00
12	Energy storage system	$565.00
13	Energy storage system, Group R-3 and R-4	$195.00
14	Fuel cell power system	$424.00

[a] Per plan review.

QQ104.4 - Field inspection fees.

TABLE QQ104.4(1)

NEW CONSTRUCTION FIELD INSPECTION		
TYPE OF INSPECTION		FEE [a]
1	Dwelling, one- and two-family	$390.00
2	Multifamily residence	$390.00
3	Photovoltaic residential	$293.00
4	Photovoltaic commercial	$780.00
5	Commercial (B, F, S, M)	$585.00
6	Assembly occupancy	$585.00
7	Educational/institutional occupancy	$390.00
8	Hazardous occupancy	$488.00

14	Tank installation or removal	$488.00
15	Tenant improvements projects not otherwise identified	$390.00

[a] Per inspection.

TABLE QQ104.4(2)

FIRE SPRINKLER FIELD INSPECTION		
TYPE OF INSPECTION		FEE [a]
1	NFPA 13D fire sprinkler system [b]:	
a.	One- or two-family dwelling	$390.00
b.	Tract model one- or two-family dwelling	$390.00
c.	Tract non-model one- or two-family dwelling	$390.00
2	NFPA 13R fire sprinkler system [b]: multifamily dwellings	$780.00
3	NFPA 13 fire sprinkler system [b]:	
a.	≤ 100 heads per system	$780.00
b.	> 100 heads per system	$976.00
4	Tenant Improvements to NFPA 13 fire sprinkler system [b]:	
a.	≤ 20 heads	$390.00
b.	> 20 heads and ≤ 100 heads	$585.00
c.	> 100 heads	$683.00
5	5-year sprinkler recertification	$390.00
6	Underground fire protection system [b]:	

[a] Per inspection.

[b] See NFPA 13 (2022 edition), A.3.3.216 Sprinkler System, for explanation of separate systems.

TABLE QQ104.4(3)

FIRE ALARM FIELD INSPECTION		
TYPE OF INSPECTION		FEE [a]
1	Fire alarm system:	
a.	≤ 10 devices and/or fire sprinkler monitoring system	$390.00
b.	11—50 devices	$585.00
c.	51—90 devices	$683.00
d.	91—130 devices	$780.00
e.	> 130 devices	$988.00

[a] Per inspection.

TABLE QQ104.4(4)

SPECIAL SYSTEMS FIELD INSPECTION		
TYPE OF INSPECTION		FEE [a]
1	Emergency responder communication coverage (ERCC)	$1,561.00
2	Two-way communication system	$195.00
3	Commercial kitchen hood systems	$390.00
4	Special extinguishing systems: CO_2, foam, clean agent	$390.00
5	Gas detection system	$390.00

TYPE OF INSPECTION		FEE [a]
1	State of California Form 850 - Fire Safety Inspection Request	$390.00

[a] Per inspection.

TABLE QQ104.4(6)

MISCELLANEOUS FIELD INSPECTION		
TYPE OF INSPECTION		FEE
1	Statement-of-intended-use review and inspection (Form 30)	$195.00
2	Additional inspections after initial inspection and one reinspection	$98.00
3	Special / priority inspection (including after-hour, additional technical assistance, and others deemed necessary by the fire code official) — charged per hour	Current hourly fire safety officer (FSO) rate

QQ104.5 - Annual inspection fees.

TABLE QQ104.5

ANNUAL FIRE PREVENTION INSPECTION		
TYPE OF INSPECTION		FEE [a]
A.) Manufacturing		
1	25,000 — 50,000 Square Feet	$488.00
2	50,001 — 100,000 Square Feet	$585.00
3	100,001 — 250,000 Square Feet	$780.00

4	200,001 — 250,000 Square Feet	$1,171.00
5	250,001 — 500,000 Square Feet	$1,366.00
6	>500,000 Square Feet	$1,561.00
C.) Assembly		
1	< 12,500 Square Feet	$390.00
2	12,501 — 25,000 Square Feet	$488.00
3	25,001 — 50,000 Square Feet	$585.00
4	50,001 — 75,000 Square Feet	$683.00
5	>75,000 Square Feet	$780.00
D.) High Rise		
1	7—10 Stories in Height	$780.00
2	11—15 Stories in Height	$976.00
3	16—20 Stories in Height	$1,171.00
4	>20 Stories in Height	$1,366.00
E.) Petroleum / Chemical Unit Occupancies		
1	≤ 25,000 Square Feet	$390.00
2	25,001 — 50,000 Square Feet	$585.00
3	50,001 — 75,000 Square Feet	$780.00
4	75,001 — 100,000 Square Feet	$976.00
5	>100,000 Square Feet	$1,171.00

5	1,001 — 1,500 Students	$1,171.00
6	1,501 — 2,500 Students	$1,366.00
7	>2,500 Students	$1,561.00
G.) Private Colleges		
1	< 500 Students	$780.00
2	501 — 1,000 Students	$1,171.00
3	1,001 — 1,500 Students	$1,561.00
4	1,501 — 2,000 Students	$1,951.00
5	2,001 — 3,000 Students	$2,341.00
6	>3,000 Students	$3,122.00
H.) Jails		
1	< 2,500 Square Feet	$390.00
2	2,501 — 5,000 Square Feet	$585.00
3	5,001 — 10,000 Square Feet	$780.00
4	10,001 — 50,000 Square Feet	$1,171.00
5	>50,000 Square Feet	$1,561.00
I.) Hospitals, 24-hour clinics, in-patient care and transitional care facilities		
1	< 5,000 Square Feet	$585.00
2	5,001 — 10,000 Square Feet	$780.00
3	10,001 — 20,000 Square Feet	$976.00

RR101 - GENERAL

RR101.1 - Scope.

Rifle ranges shall comply with the basic fire- and life-safety requirements in this appendix.

RR101.2 - Permits.

A permit from the fire code official is required to establish, maintain, or operate a rifle range. Applications for permits shall be referred to the chief law enforcement officer for approval. Permits shall be required as set forth in Sections 105.5 and 105.6.

RR102 - DEFINITIONS

RIFLE RANGE. Any indoor or outdoor firing, shooting, or target range established, maintained, or operated for the discharge of a rifle, pistol, revolver, shotgun, or firearm.

RR103 - RANGE OFFICER

RR103.1 - Supervision.

Rifle ranges shall not be operated or maintained without the supervision of a qualified range officer.

RR103.2 - Qualifications.

To qualify as a range officer, individuals shall demonstrate to the fire code official and chief law enforcement officer their knowledge of firearms and ammunition, including the general rules of safety and the provisions of this code relative thereto. Individuals shall possess a valid certificate stating he or she is a qualified range officer.

RR104 - AMMUNITION

RR104.1 - Inspection and disposal.

Ammunition shall be inspected and approved by the range officer before permission to fire or discharge the same is granted. Ammunition that will not fire or discharge or which is otherwise defective shall be surrendered to the range officer for safe disposal.

RR105 - FIRE APPLIANCES

RR105.1 - Portable fire appliances.

Rifle ranges shall be equipped with portable fire appliances and other equipment required by the fire code official. Additional fire-

Rifle ranges which are not fenced shall be posted with approved warning posters or signs to notify and protect the public from danger.

Title 33 - EXISTING BUILDING CODE

Chapter 1 - ADMINISTRATION

100 - ADOPTION AND INCORPORATION BY REFERENCE

Except as hereinafter changed or modified, Sections 102 through 119 of Chapter 1 of Title 26 of the Los Angeles County Code are adopted and incorporated by reference into this Title 33 of the Los Angeles County Code as if fully set forth below, and shall be known as Sections 102 through 119 of Chapter 1 of Title 33 of the Los Angeles County Code.

Except as hereinafter changed or modified, Chapters 2 through 5, 15, and 16, and Appendix A, Chapters A1, A3, A4, and A5, of that certain code known and designated as the 2022 California Existing Building Code, as published by the California Building Standards Commission, are adopted and incorporated by reference into this Title 33, as if fully set forth below, and shall be known as Chapters 2 through 5, 15 and 16, and Appendix A, Chapters A1, A3, A4, and A5 of Title 33 of the Los Angeles County Code.

A copy of the 2022 California Existing Building Code shall be at all times maintained by the Building Official for use and examination by the public.

(Ord. 2022-0057 § 2, 2022; Ord. 2019-0062 § 2, 2019; Ord. 2016-0059 § 1, 2016.)

101 - TITLE, PURPOSE, AND INTENT

101.1 - Title.

Title 33 of the Los Angeles County Code shall be known as the "Existing Building Code," may be cited as such, and will be referred to herein as "this Code."

(Ord. 2016-0059 § 1, 2016.)

101.2 - Purpose.

The purpose of this Code is to establish the minimum requirements to safeguard the public health, safety, and general welfare by regulating the repair, alteration, change of occupancy, addition to, and relocation of existing buildings. Consistent with this purpose, the provisions of this Code are intended to confer a benefit on the community as a whole and are not intended to establish a duty of care toward any particular person.

This Code shall not be construed to hold the County of Los Angeles or any officer, employee, or agent thereof responsible for any damage to persons or property by reason of any inspection authorized herein, nor by reason of the issuance or non-issuance of any permit authorized herein, nor for any action or omission in connection with the application or enforcement of this Code. By adopting the provisions of this Code, the County does not intend to impose on itself, its employees, or agents any mandatory duties of care toward persons and property within its jurisdiction so as to provide a basis of civil liability for damages.

code user is specifically directed by the Residential Code to use the Building Code.

(Ord. 2019-0062 § 2, 2019; Ord. 2016-0059 § 1, 2016.)

101.3.1 - Buildings not previously occupied.

A building or portion of a building that has not been previously occupied or used for its intended purpose in accordance with the laws in existence at the time of its completion shall be permitted to comply with the provisions of the laws in existence at the time of its original permit unless such permit has expired. Subsequent permits shall comply with the Building Code or Residential Code, as applicable, for new construction.

(Ord. 2016-0059 § 1, 2016.)

101.3.2 - Buildings previously occupied.

The legal occupancy of any building existing on the date of adoption of this Code shall be permitted to continue without change, except as is specifically covered in this Code, the Fire Code, or as is deemed necessary by the Building Official for the general safety and welfare of the occupants and the public.

(Ord. 2016-0059 § 1, 2016.)

101.4 - Safeguards during construction.

Construction work covered in this Code, including any related demolition, shall comply with the requirements of Chapter 15.

(Ord. 2016-0059 § 1, 2016.)

101.5 - Applicability.

101.5.1 - Internal conflict.

Where there is a conflict between a general requirement and a specific requirement of this Code, the specific requirement shall be applicable. Where, in any specific case, different sections of this Code specify different materials, methods of construction, or other requirements, the most restrictive shall govern.

(Ord. 2016-0059 § 1, 2016.)

101.5.2 - Other laws.

The provisions of this Code shall not be deemed to nullify any provisions of local, state, or federal law.

(Ord. 2016-0059 § 1, 2016.)

101.5.3 - Referenced codes and standards.

302.6 - Parapets and appendages.

302.6.1 - General compliance.

Whenever the Building Official determines by inspection that, as a result of inadequate construction or bracing to resist horizontal forces, an existing parapet or appendage attached to and supported by an exterior wall of a building is likely to become a hazard to life or property in the event of earthquake disturbance, and such parapet or appendage is not an immediate hazard or danger, as described in Section 102, the Building Official may provide the owner of the building or other person or agent in control of the building, where such parapet or other appendage exists, with a written notice specifying the hazards and the inadequacies of the construction or bracing. The owner of the building or other person or agent in control of the building shall, within 12 months from the date of such written notice, eliminate the hazard as set forth below. Any person receiving notice as set out in this Section may appeal, in the manner provided by Section 102.4, to the Building Board of Appeals.

(Ord. 2022-0057 § 3, 2022.)

302.6.2 - Wall anchor.

The parapet or appendage shall be removed and the remainder of the wall shall be anchored at the roof line, or it shall be reconstructed so that it will conform structurally as nearly as practicable to the requirements of Chapter 16 of the Building Code, or it shall be otherwise braced and strengthened in a manner satisfactory to the Building Official, so that it will resist a reasonable degree of horizontal forces without becoming dislodged or at risk of falling.

(Ord. 2022-0057 § 3, 2022.)

302.6.3 - Inspection of existing condition.

Where, in the opinion of the Building Official, it is necessary to open a portion of a roof, wall, or ceiling of a building in order to determine the structural condition of any parapet or appendage, the Building Official may order the owner to make such opening, and the owner shall comply with said order at the owner's sole cost and expense.

(Ord. 2022-0057 § 3, 2022.)

302.8 - Existing glass.

Whenever the Building Official determines by inspection that an existing glass installation, in rooms having an occupant load of more than 100 persons or a means of egress serving an occupant load of more than 100 persons, as determined by Chapter 10 of the Building Code, is likely to become a hazard in the event of accidental human impact, as described in Section 2406.4 of the Building Code, and such installation does not comply with the provisions for glazing in such locations, the Building Official may provide the owner of the building or other person or agent in control of the building where such glazing exists with a written notice of such condition. The owner of the building or other person or agent in control of the building shall, within 90 days after receiving said notice, replace such glass or otherwise cause the installation to conform to the requirements of the Building Code.

(Ord. 2022-0057 § 4, 2022.)

[BS] A403.1 - General.

Modifications required by the provisions in this Chapter shall be designed in accordance with the Building Code provisions for new construction, except as modified by this Chapter.

Exception: Buildings for which the prescriptive measures provided in Section A404 apply and are used.

Alteration of the existing lateral force-resisting system or vertical load-carrying system shall not reduce the strength or stiffness of the existing structure, unless the altered structure would remain in conformance to the Building Code and this Chapter.

(Ord. 2022-0057 § 6, 2022.)

[BS] A404.1 - Limitation.

These prescriptive measures shall apply only to two-story buildings and only when deemed appropriate by the Building Official. These prescriptive measures rely on rotation of the second floor diaphragm to distribute the seismic load between the side and rear walls around a ground floor open area. In the absence of an existing floor diaphragm of wood structural panel or diagonal sheathing at the top of the first story, a new wood structural panel diaphragm of minimum thickness of ¾ inch (19.1 mm) and with 10d common nails at 6 inches (152 mm) on center shall be applied. A California licensed architect or engineer shall demonstrate compliance with the requirements of Section A404.1 and shall approve and stamp the construction documents.

(Ord. 2022-0057 § 7, 2022.)

[BS] A405.1 - New materials.

New materials shall meet the requirements of the California Building Code, except where allowed by this Chapter.

(Ord. 2022-0057 § 8, 2022.)

[BS] A407.1 - Structural observation.

Structural observation, in accordance with Section 1704.6 of the California Building Code, is required, regardless of seismic design category, height, or other conditions. Structural observation shall include visual observation of work for conformance to the approved construction documents and confirmation of existing conditions assumed during design.

(Ord. 2022-0057 § 9, 2022.)

[BS] A407.3 - Testing and inspection.

Structural testing and inspection for new construction materials, submittals, reports and certificates of compliance shall be in accordance with Sections 1704 and 1705 of the California Building Code. Work done to comply with this Chapter shall not be eligible for Exceptions 1, 2, or 3 of Section 1704.2 of the California Building Code or for the exception to Section 1705.13.2 of the California Building Code.

(Ord. 2022-0057 § 10, 2022.)