

RESOLUTION NO. 2020-XX

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, SETTING FORTH FINDINGS FOR AMENDMENTS TO THE 2019 CALIFORNIA FIRE CODE

WHEREAS, certain building standards and other related model codes are adopted by the State of California in the California Building Standards Code and applicable in the City of Lake Elsinore ("City") unless amended by the City pursuant to Health and Safety Code Section 17958; and

WHEREAS, Health and Safety Code Section 17958.5 authorizes the City Council to make reasonably necessary changes or modifications to the California Building Standards Code, including the 2019 California Fire Code ("Code"), adopted by the California Building Standards Commission, based on local climatic, geographic, or topographic conditions; and

WHEREAS, Health and Safety Code Section 17958.7 requires that the City Council make an express finding that such changes or modifications are reasonably necessary because of local climatic, geographic, or topographic conditions; and

WHEREAS, the City adopted a resolution on November 12, 2019 in accordance with Health and Safety Code Section 17958.7 making express findings that changes and modifications contained in the draft ordinance, later adopted as Ordinance No. 2019-1419, were reasonably necessary; and

WHEREAS, the City subsequently discovered that the above-referenced resolution had inadvertently omitted the required findings as to local amendments to the California Fire Code contained in Ordinance No. 2019-1419; and

WHEREAS, the Fire Department and Building and Safety Division have recommended that changes and modifications be made to the Code and have advised that certain said changes and modifications to the Code are reasonably necessary due to local conditions in the City of Lake Elsinore and have further advised that the remainder of said changes and modifications are of an administrative or procedural nature, or concern themselves with subjects not covered by the Code or are reasonably necessary to safeguard life and property within the City of Lake Elsinore.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE DOES HEREBY RESOLVE, DETERMINE AND ORDER AS FOLLOWS:

SECTION 1. The above recitals are true and correct.

SECTION 2. Amendments contained in Sections 102.5, 308.1.6.3, 507.5.7, 507.5.8, 508.1, 508.1.1, 508.1.3, 508.1.6, 508.1.8, 509.2.1, 606.10.1.2, 903.2, 903.3.5.3, App Ch B Table B105.2, and App Ch C C103.1 of the 2019 Edition of the California Fire Code are hereby found to be reasonably necessary due to the following local conditions:

1. Climatic Conditions:

- a. The City of Lake Elsinore located in Riverside County is in Southern California and covers a vast and varied geographic area. The base climate in western Riverside County consists of semi- arid Mediterranean weather patterns. Eastern Riverside County is a desert area with Mohave Desert temperatures and weather patterns. Those two primary areas are divided by the San Bernardino Mountain Range. Both areas outside of the mountain terrain annually experience extended periods of high temperatures with little or no precipitation. Hot, dry winds, which may reach speeds of 70 M.P.H. or greater, are common to the area. Examples are Santa Ana/ Foehn winds, afternoon surface-heating generated winds, and prevailing desert winds.
- b. These climatic conditions cause extreme drying of vegetation and common building materials. Frequent periods of drought and low humidity add to the fire danger. This predisposes the area to large destructive fires (conflagration) which necessitates rapid identification, locating and extinguishment of all fires in the smallest stage possible. In addition to directly damaging or destroying buildings, these fires are also prone to disrupt utility services throughout the County. Obstacles generated by a strong wind, such as fallen trees, street lights and utility poles, will greatly impact the response time to reach an incident scene. During these winds, the inability to use aerial type firefighting apparatus would further decrease our ability to stop fires in large buildings and place rescue personnel at increased risk of injury.
- c. Although Riverside County and the City of Lake Elsinore occasionally experiences periods of significant drought, they can also experience periods of substantial rainfall. Annual rainfall varying from three (3) inches in Blythe to over thirty-three (33) inches in Pine Cove. When Riverside County does experience heavy rain, or rain over a period of days or weeks, many areas of the County are subject to flooding. Runoff from rain drains either naturally into rivers, washes, and creeks or into flood control facilities. Flash flooding is also a common problem, especially in the Coachella Valley and the easterly portions of the county. Flash flooding is typically associated with short duration, high intensity precipitation events often associated with summer thunderstorms. Such events can occur even during a drought.
- d. Water demand in densely populated Southern California far exceeds the quantity supplied by natural precipitation; and although the population continues to grow, the already-taxed water supply does not. California is projected to increase in population by nearly 10 million over the next quarter of a century with 50 percent of that growth centered in Southern California. Due to storage capacities and consumption, and a limited amount of rainfall future water allocation is not fully dependable. This necessitates the need for additional and on-site fire protection features. It would also leave tall buildings vulnerable to uncontrolled fires due to a lack of available water and an inability to pump sufficient quantities of available water to floors in a fire.
- e. These dry climatic conditions and winds contribute to the rapid spread of even small fires originating in high-density housing or vegetation. These fires spread very quickly and create a need for increased levels of fire protection. The added protection of fire sprinkler systems and other fire protection features such as

identification and notification will supplement normal fire department response by providing immediate protection for the building occupants and by containing and controlling the fire spread to the area of origin. Fire sprinkler systems will also reduce the use of water for firefighting by as much as 50 to 75 percent.

2. Topographical conditions

- a. Natural: The topographical conditions of Riverside County vary from three hundred (300) feet below sea-level, flat desert communities, to mountains over ten thousand (10,000) feet in Alpine-like areas of the San Bernardino Mountain Range. In between these areas, developable slopes of 25 percent and greater generally occur throughout the foothills. Riverside County extends from Orange County to the State of Arizona and is mixed with congested urban areas, rural lands and wild lands. A large number of sensitive habitats for various animal species and vegetation consist within large open space areas between major urban centers that impact building and structure location, which impedes emergency access and response. This variety in regions contributes to an increased emergency response time, which necessitates cooperation between local agencies.
- b. Traffic and circulation congestion are an artificially created, obstructive topographical condition, which is common throughout Riverside County.
- c. These topographical conditions combine to create a situation, which places fire department response time to fire occurrences at risk and makes it necessary to provide automatic on-site fire-extinguishing systems and other protection measures to protect occupants and property.

3. Geological Conditions

- a. Located within Riverside County are several known active and potentially active earthquake faults, including the San Andreas, San Jacinto, and Elsinore Fault. In the event of an earthquake, the location of the epicenter as well as the time of day and season of the year would have a profound effect on the number of deaths and casualties, as well as property damage.
- b. The major form of direct damage from most earthquakes is damage to construction. Bridges are particularly vulnerable to collapse, and dam failure may generate major downstream flooding. Buildings vary in susceptibility, dependent upon construction and the types of soils on which they are built. Earthquakes destroy power and telephone lines; gas, sewer, or water mains; which, in turn, may set off fires and/or hinder firefighting or rescue efforts. The hazard of earthquakes varies from place to place, dependent upon the regional and local geology. Ground shaking may occur in areas 65 miles or more from the epicenter (the point on the ground surface above the focus). Ground shaking can change the mechanical properties of some fine grained, saturated soils, where upon they liquefy and act as a fluid (liquefaction).
- c. Previous earthquakes in southern California have been accompanied by disruption of traffic flow and fires. A severe seismic event has the potential to

negatively impact any rescue or fire suppression activities because it is likely to create obstacles similar to those indicated under the high wind section above. With the probability of strong aftershocks there exists a need to provide increased protection for anyone on upper floors of buildings.

- d. Road circulation features located throughout the County also make amendments reasonably necessary. Located through the County are major roadways, highways and flood control channels that create barriers and slow response times. Hills, slopes, street and storm drain design accompanied with occasional heavy rainfall, cause roadway flooding and landslides and at times may make an emergency access route impassable. There are areas in Riverside County that naturally have extended emergency response times.

SECTION 3. Amendments to the 2019 California Fire Code are found reasonably necessary based on the climatic, topographical and/or geographical conditions cited in Section 2 of this resolution and are listed in Table 1 as follows:

Table 1	
Code Section	Findings in Section 2
102.5	I, II & III
308.1.6.3	I, II & III
507.5.7	I & III
507.5.8	I, II & III
508.1, 508.1.1, 508.1.3, 508.1.6, 508.1.8	I, II & III
509.2.1	I & III
606.10.1.2	II & III
903.2	I, II & III
903.3.5.3	I & II
App Ch B, Table B105.2	I, II & III
App Ch C, C103.1	I, II & III

SECTION 4. Additional amendments have been made to the Code. Such amendments are hereby found to be either administrative or procedural in nature or concern themselves with subjects not covered in such Code.

SECTION 5. The City Clerk shall certify to the passage and adoption of this resolution. To the extent allowed by law, this resolution shall be deemed to take effect and be in full force, *nunc pro tunc*, concurrent with the effective date of the resolution referenced in the fourth Recital herein, but in no event later than the date of adoption of this resolution.

PASSED, APPROVED AND ADOPTED at a regular meeting of the City Council of the City of Lake Elsinore, California, this 14th of January 2020.

Brian Tisdale,
MAYOR CITY OF LAKE ELSINORE

ATTEST:

Candice Alvarez, MMC
CITY CLERK

APPROVED AS TO FORM:

BARBARA ZEID LEIBOLD
CITY ATTORNEY

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.
CITY OF LAKE ELSINORE)

I, Candice Alvarez, MMC, City Clerk, of the City of Lake Elsinore, California, hereby certify that Resolution No. 2020-__ was adopted by the City Council of the City of Lake Elsinore, California, at a regular meeting held on the Tuesday January 14, 2020, and that the same was adopted by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Candice Alvarez, MMC
CITY CLERK