

Item # 8

**City of Carson City  
Agenda Report**

**Date Submitted:** August 12, 2008

**Agenda Date Requested:** August 21, 2008

**Time Requested:** 10 minutes

**To:** Mayor and Board of Supervisors

**From:** Fire Department

**Subject Title:** Action to introduce, on first reading, AN ORDINANCE AMENDING THE CARSON CITY MUNICIPAL CODE TITLE 14, FIRE, SECTION 14.02.045, SECTION 105.7 - REQUIRED CONSTRUCTION PERMITS, TO PROVIDE FOR A TECHNICAL CORRECTION TO AN INTERNAL REFERENCE AND BY AMENDING SECTION 14.02.115, SECTION 903 - FIRE SPRINKLERS, TO REVISE THE METHOD FOR THE DETERMINATION OF TOTAL FLOOR AREA AND OTHER MATTERS PROPERLY RELATED THERETO.

**Staff Summary:** Ordinance 2008-19 was adopted making changes to Section 14.02.045 of the Carson City Municipal Code relating to the calculation of certain fees. The reference contained in Section 14.02.045 to the section of the CCMC controlling the calculations of fees was incorrect. This ordinance will fix the reference to the correct section of the CCMC. Additionally, Section 14.02.115 of the CCMC relating to the requirements for the installation of fire sprinklers in certain buildings is being amended to provide for the determination, by the Building Official, of the square footage of 1 and 2 family structures for the purpose of determining when fire sprinklers are required.

**Type of Action Requested:** (X) Ordinance First Reading

**Does This Action Require A Business Impact Statement:** ( ) Yes (X) No

**Recommended Board Action:** I move to introduce on first reading, Bill No. \_\_\_\_, AN ORDINANCE AMENDING THE CARSON CITY MUNICIPAL CODE TITLE 14, FIRE, SECTION 14.02.045, SECTION 105.7 - REQUIRED CONSTRUCTION PERMITS, TO PROVIDE FOR A TECHNICAL CORRECTION TO AN INTERNAL REFERENCE AND BY AMENDING SECTION 14.02.115, SECTION 903 - FIRE SPRINKLERS, TO REVISE THE METHOD FOR THE DETERMINATION OF TOTAL FLOOR AREA AND OTHER MATTERS PROPERLY RELATED THERETO.

**Explanation for Recommended Board Action:** The Board is required to approve all changes to the Carson City Municipal Code.

**Applicable Statute, Code, Policy, Rule or Regulation:** CCMC Title 14.

**Fiscal Impact:** No fiscal impact.

**Explanation of Impact:** N/A

**Funding Source:** N/A

**Alternatives:** 1) Deny

**Supporting Material:** Proposed ordinance.

**Prepared By:** Joel C. Benton, Senior Deputy District Attorney

**Reviewed By:**

Randy S. Giomi  
(R. Stacey Giomi, Fire Chief)

Date: 8/12/08

Larry Werner  
(Larry Werner, City Manager)

Date: 8/12/08

Melanie Bucher  
(District Attorney's Office)

Date: 8-12-08

Nick Providenti  
(Nick Providenti, Finance Director)

Date: 8-12-08

**Board Action Taken:**

|               |          |         |
|---------------|----------|---------|
| Motion: _____ | 1) _____ | Aye/Nay |
|               | 2) _____ | _____   |
|               |          | _____   |
|               |          | _____   |
|               |          | _____   |
|               |          | _____   |

\_\_\_\_\_  
(Vote Recorded By)

ORDINANCE NO. \_\_\_\_\_

BILL NO. \_\_\_\_\_

AN ORDINANCE AMENDING THE CARSON CITY MUNICIPAL CODE TITLE 14, FIRE, SECTION 14.02.045, SECTION 105.7 - REQUIRED CONSTRUCTION PERMITS, TO PROVIDE FOR A TECHNICAL CORRECTION TO AN INTERNAL REFERENCE AND BY AMENDING SECTION 14.02.115, SECTION 903 - FIRE SPRINKLERS, TO REVISE THE METHOD FOR THE DETERMINATION OF TOTAL FLOOR AREA AND OTHER MATTERS PROPERLY RELATED THERETO.

THE BOARD OF SUPERVISORS OF CARSON CITY DO ORDAIN:

Section I: Section 14.02.045 of the Carson City Municipal Code is hereby amended as follows:

Section 105.7 of the International Fire Code is amended to read as follows:  
The fire code official is required to issue construction permits for work as set forth in Section 105.7.1 through 105.7.12. A permit/plan review fee will be charged for construction permits issued in accordance with Section 105.7.1, 105.7.3, 105.7.4 and 105.7.11. The permit and plan review fees shall be determined in accordance with CCMC ~~[15.05.010.]~~ 15.05.020. (Ord. 2004-30 § 2 (part), 2004: Ord. 2008-19 § 1, 2008).

Section II: Section 14.02.115 of the Carson City Municipal Code is hereby amended as follows:

Section 903 of the International Fire Code is amended to read as follows:  
Section 903.2—Where required. ~~[Approved]~~ Except as otherwise provided in this section, approved automatic sprinkler systems in new buildings, structures and new additions to existing buildings shall be provided in all cases when the building square footage is greater than five thousand (5,000) square feet. Automatic sprinkler systems shall be installed and maintained in accordance with this code and referenced standards.

Exceptions:

1. Group S-2 occupancies less than thirteen thousand four hundred (13,400) square feet which are constructed in areas served by fire hydrants capable of delivering the required fire flow as determined by Appendix B of this code.
2. Group S-1 occupancies equal to or less than ten thousand (10,000) square feet which are constructed in areas served by fire hydrants capable of delivering the required fire flow as determined by Appendix B of this code.
3. Group S-1 occupancies greater than ten thousand (10,000) square feet that have fire barriers separating internal areas to compartments less than or equal to ten thousand

(10,000) square feet, provided the buildings are constructed in areas served by fire hydrants capable of delivering the required fire flow as determined by Appendix B of this code.

4. Group U occupancies built of type I or II construction.

Additions and Remodels. Existing buildings will require the retrofitting of an approved automatic sprinkler system complying with Section 903.2 of this code when an addition to the original structure exceeds fifty percent (50%) of the building's original square footage and the total square footage exceeds 5,000 square feet.

Commercial Child Care Facilities. New and existing commercial child care facilities that occupy mobile or manufactured homes are required to have an approved automatic sprinkler system in accordance with this code and referenced standards.

~~[Total]~~ Except as otherwise provided in this paragraph, total floor area shall be defined as the total floor area, in square feet, for all floor levels within the exterior walls and under the horizontal projection of a roof of a building. Unless otherwise allowed by this section of the code, fire barriers cannot be used to divide square footage for the purpose of calculating total area. For the purpose of determining the total floor area of either a single family structure or a two-family structure, the total floor area of the structure shall be as determined by the Building Official.

(Ord. 2007-43 § 11, 2007: Ord. 2004-30 § 2 (part), 2004: Ord. 2008-19 § 2, 2008).

Section III: That no other provisions of the Carson City Municipal Code are affected by this ordinance.

PROPOSED on \_\_\_\_\_ (month) \_\_\_\_\_ (day), 2008.

PROPOSED by \_\_\_\_\_.

PASSED \_\_\_\_\_ (month) \_\_\_\_\_ (day), 2008.

VOTE: AYES: SUPERVISORS: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

NAYS: SUPERVISORS: \_\_\_\_\_

\_\_\_\_\_  
ABSENT: SUPERVISORS: \_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
Marv Teixeira, Mayor

ATTEST:

\_\_\_\_\_  
ALAN GLOVER, CLERK/RECORDER.

This ordinance shall be in force and effect from and after the \_\_\_\_ day of the  
month of \_\_\_\_\_ of the year, 2008.