ORDINANCE NO. 833

AN ORDINANCE OF THE MAYOR AND COMMON COUNCIL OF THE TOWN OF PAYSON, ARIZONA, AMENDING SECTION 150.45 OF THE TOWN CODE RELATING TO SPRINKLER REQUIREMENTS FOR ONE OR TWO FAMILY DWELLINGS.

WHEREAS, the Town has adopted various construction codes, including the International Fire Code (2006 Edition); and

WHEREAS, the Town approved numerous local amendments to the International Fire Code; and

WHEREAS, one such local amendment (Section 150.45(D)) currently requires all one and two family dwellings not within 600 feet of an approved water source to provide an automatic fire sprinkler system; and

WHEREAS, if a potential one or two family dwelling is in an area not serviced by the Town Water System or not within 600 feet of a Town fire hydrant, such dwelling would not have an approved water source for fire fighting purposes; and

WHEREAS, in December of 2008 and April of 2011, the Town adopted Administrative Regulations 601 and 611 in an attempt to address undeveloped single family lots in older areas of Payson that have fewer fire hydrants than the Town's current code would require; and

WHEREAS, the Town is currently in the process of reviewing its fire code and potentially adopting a newer version of the International Fire Code; and

WHEREAS, pending such process, the Town desires to amend Section 105.1 of Appendix B of its adopted fire code to further implement the policies set forth in Administrative Regulations 601 and 611,

NOW, THEREFORE, THE MAYOR AND COMMON COUNCIL OF THE TOWN OF PAYSON, ARIZONA, DO HEREBY ORDAIN AS FOLLOWS:

Section 1. That Section 150.45(D) of the Code of the Town of Payson is hereby amended, and as amended shall read as set forth in Exhibit A.

Section 2. If any section, subsection, or portion of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance.

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FIRST READING AND PUBLIC HEARING JUN 0 6 2013 6.7

SECOND READING AND PUBLIC HEARING

PASSED AND ADOPTED BY THE MAYOR AND COMMON COUNCIL OF THE TOWN OF PAYSON this _____ day of _____, 2013, by the following vote:

AYES _____ NOES _____ ABSTENTIONS _____ ABSENT _____

_____
Kenny J. Evans, Mayor

ATTEST:

_____
Silvia Smith, Town Clerk

APPROVED AS TO FORM:

_____
Timothy M. Wright, Town Attorney

Exhibit A to Ordinance 833

(Insertions are in Underline/Deletions are in ~~Strikeout~~)

150.45 INTERNATIONAL FIRE CODE.

The International Fire Code, 2006 Edition, published October 2006 by the International Code Council, Inc. is hereby adopted with the following local amendments:

(D) Section 105.1 of Appendix B is amended and shall read:

B105.1.1 All one- and two-family dwellings having a fire flow calculation area in excess of 4,800 square feet shall install an approved automatic fire sprinkler system or have an approved water supply capable of supplying 1,500 gallons per minute of fire flow for a period of two hours. The calculation area shall be determined using the livable area under roof, excluding garages, residential airplane hangars, and covered porches and patios.

B105.1.2 One- and two-family dwellings with a fire flow calculation area equal to or less than 4,800 square feet, with an approved water supply, shall have no fire sprinkler requirements.

B105.1.3 Any one- or two-family dwelling, regardless of size, which does not have the approved water supply source available within 600 feet of the structure must either install an approved water source or provide an automatic fire sprinkler system. An 'approved water supply' shall be defined as a municipal water supply (hydrant) within 600 feet of the structure as measured by fire apparatus travel from the hydrant to the apparatus staging area.

B105.1.4 The provisions of subsection 508.5.1 (Fire hydrant, where required) and subsection B105.1.3 shall not apply to the construction of a new single family residence, replacement of an existing single family residence, or construction of an addition to an existing single family residence if (a) the construction, replacement, or addition occurs on a parcel legally created prior to June 1, 2013; and (b) the construction, replacement, or addition does not have a fire flow calculation area in excess of 4,800 square feet as determined in subsection B105.1.1