

THE CITY OF
SAN MARCOS

San Marcos Fire Department



Fire Code Amendments

International Fire Code, 2015ed.

What is the International Fire Code (IFC)?

- Addresses conditions hazardous to life and property from fire, explosion, handling or use of hazardous materials and the use and occupancy of buildings and premises.
- Establishes minimum regulations for fire prevention and fire protection systems.
- IFC is in use or adopted in 42 states, the District of Columbia, New York City, Guam and Puerto Rico.



Why the IFC?

- The IFC is specifically correlated to work with International Code Council's (ICC's) family of codes.
- Developed through an international forum of fire safety professionals.
- Committee consists of fire marshals, professional engineers, architects, International Assoc. of Fire Chiefs (IAFC) members, National Assoc. of Home Builders.
- Encourages consistency in the application of provisions.



IFC 2015 vs. 2018

- Currently under 2015 edition.
- Maintaining 2015 edition to remain consistent with other City departments and code adoptions.
- Will adopt 2021 edition to remain compliant with Insurance Services Organization (ISO).
- Maintains consistency with many cities and counties in state and regionally.



Why Amend?

- All model codes require some amount of amendment.
- Proposed language COSM amendments contain/based-on scientific or risk-based justification.
- Consistency with surrounding communities.
- Improves regional consistency for developers and builders.



Source of Amendments

- Local needs (Fire Dept. Connection (FDC), Outdoor Burning, etc.)
- North Central Texas Council of Governments (NCTCOG) Fire Code Committee
 - Only COG statewide to have fire committee
 - Comprised of N. Texas fire marshals
 - Consensus committee to amend code for Texas
 - Amendments used statewide
- Neighboring jurisdictions

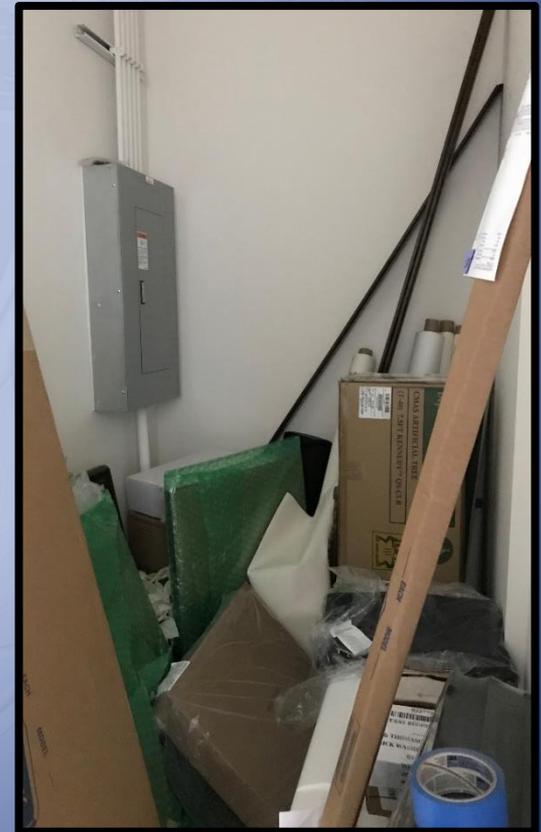


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FIRE PREVENTION AND PROTECTION

Significant Changes

- Fire Marshal Appointment
 - In-line with move to FD
 - Civil Service
 - Meet and Confer
- Fire Investigations
 - Cleans up language
 - Ensures consistency with State law



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FIRE PREVENTION AND PROTECTION

Significant Changes

- Inspections and Amendments
 - Adopts the Code in a more intended form.
 - Provides for local needs and requirements.
 - Provides consistency with other jurisdictions based on science and technology.



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FIRE PREVENTION AND PROTECTION

Significant Changes

- Inspections and Amendments
 - Provides for additional safety and protection of citizens, residents, and firefighters.
 - Multi-family residential
 - 286 known multi-family properties
 - Almost 30,000 beds
 - At least 50% of residents live in multi-family

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FIRE PREVENTION AND PROTECTION

Significant Changes

- Inspections and Amendments
 - Grills on multi-family patios
 - Fire extinguishers in hallways
 - Gate access (not retroactive)
 - Fire Department Connections (FDC)
 - Knox boxes
 - False alarms

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FIRE PREVENTION AND PROTECTION

- Amendments adopted by ordinance
- Will be updated in 2021; unless critical issue arises before.

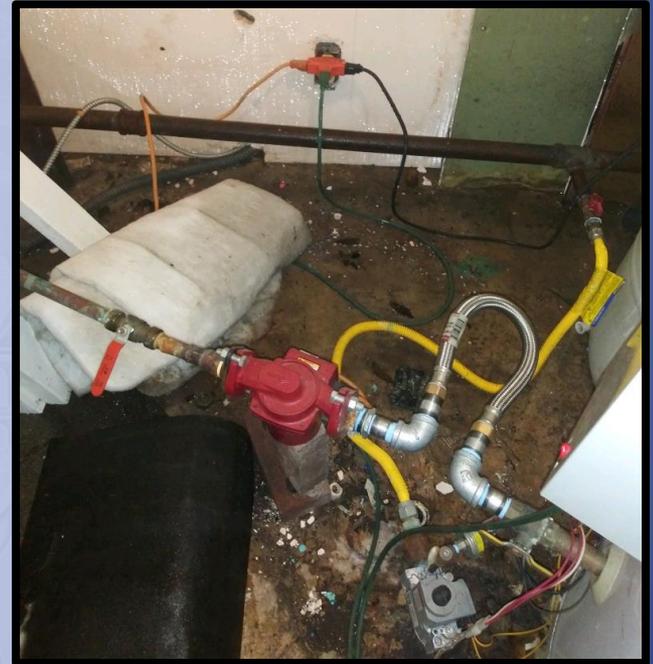


Economic Impact

- The amendments are consistent with other nearby jurisdictions and will not place an unusual economic burden on development.
- The amendments will not prevent or stifle development.
- Additional penalties are in place for false alarms.
- FDC and Knox box requirements are construction expenses that can be offset by operational savings.
- Additional cost will be incurred for new gate requirements on commercial structures, where required.
 - Approximately \$2,500 per gate for new construction

Conclusions

- Amendments are data and/or science based.
- Amendments are consensus developed locally, regionally, nationally.
- Provides consistency with neighbors.



Next Steps

- First reading for City Council on April 16, 2019.
- Second reading for City Council on May 7, 2019.
- Implemented upon passing on May 7.

Fire Prevention Future

- Since May 2018 we have been implementing our Multi-family Fire Prevention Program
 - Property manager meetings
 - Maintenance manager meetings
 - Develop public education campaign for multi-family
 - Property inventory
 - Inspections
- Scheduling meetings for contractors and sub-contractors.
- In 2020, we will begin formulating amendments for new code edition.
- In 2020-2021 present new edition to council.

THE CITY OF SAN FRANCISCO

Questions???

