

# CODE CONNECTION

NEWS & TIPS FROM THE MULTIPLE HOUSING PROGRAM

JUNE 2016



Planning, Building and Code Enforcement

## Reduce fire risks from barbecues

*Unless your building has fire sprinklers, open flame and propane cookers are banned where construction materials are combustible*

**B**arbecue season is at hand. For managers of properties with multiple units, it's a good time to review the restrictions set by the California State Fire Marshalls Office for the types of barbecues allowed on patios and balconies. All cities in Santa Clara County have adopted these regulations:



**For the purpose of reducing fires from barbecues, materials are classified as follows:**

### COMBUSTIBLE MATERIALS

- Wood or wood decking
- Vinyl siding
- Fabric awnings

### NON-COMBUSTIBLE MATERIALS

- Stucco covered walls/ceilings
- Concrete or tiled floors
- Wood railings facing the exterior (not between units)
- Certain composite deck and railing materials (ask a building inspector to learn more)

If the balcony or patio is constructed from combustible materials AND there is no overhead automatic fire sprinkler system installed throughout the entire building, then:

- Do NOT use charcoal or open-flames, LPG (liquefied petroleum gas) burners, or natural gas barbecues. If used in a common area, these types of barbecues must be at least 10 feet away from combustible walls and overhangs.
- Do NOT store an LPG barbecue with a fuel size greater than 1 pound LPG capacity on a combustible balcony or within 10 feet of combustible construction.
- Do NOT transport LPG containers with a water capacity greater than 2.5 pounds through elevators, exit and interior stairways, or common building areas. This limits most barbecues of this type to the ground floor.

**What type of barbecue IS allowed on combustible balconies and patios?**

Electric grills can be used on combustible balconies and patios without exception. \*

### Life Safety & Fire Prevention Best Practices in Multiple Housing

August 24, 2016 ~ 6:45-7:45 p.m.  
City Hall Wing Rooms 119-120

**RSVP:** [MHProgram@sanjoseca.gov](mailto:MHProgram@sanjoseca.gov)

Validated parking:  
Use 6th Street to enter garage  
under City Hall Tower.

### PLEASE SHARE THIS INFORMATION WITH YOUR TENANTS

It is **DANGEROUS** and **ILLEGAL** to set off fireworks in San José. \$500 fine.

**BE A GOOD NEIGHBOR**  
and enjoy July 4th  
at a professional  
fireworks celebration!



★ **July 4 FREE Rotary Fireworks Show**  
Discovery Meadow, Downtown San José | 5:30-10:00 p.m. | Visit: [www.rotaryfireworks.org](http://www.rotaryfireworks.org)

★ **July 4 FREE Family Fun Festival & Fireworks** | Almaden Lake Park, 3:00-9:30 p.m. | Food trucks, band, and more: [www.sanjoseca.gov/DocumentCenter/View/57691](http://www.sanjoseca.gov/DocumentCenter/View/57691)

★ **July 4&5 SJ Giants & Fireworks**  
San Jose Municipal Stadium, two nights of baseball, food, and fireworks, games start at 6:30 p.m. | Buy tickets at: [www.milb.com](http://www.milb.com)

### ★ Other Public Fireworks Displays In Santa Clara County

**Gilroy** | Gilroy High School  
**Morgan Hill** | Sports Complex  
**Santa Clara City** | Central Park  
**Milpitas** | Milpitas Sports Center  
**Mountain View** | City Golf Course

## Check pool enclosure gates and fences regularly to protect children from accidents

**N**early 300 children drown in pools or spas every year nationwide, and an additional 4,100 children are injured in spas and pools. To help prevent such tragedies, be sure to adhere to the pool enclosure requirements as outlined in California Code of Regulations, Title 24, Section 3118B, and as further outlined in the City of San José’s bulletin, [Swimming Pool and Spa Setback and Safety Requirements](#).



*For a gate to close completely every time, the gate must be in proper working order.*

These requirements call for a full enclosure and self-closing and self-latching gates.

The weak link in the strongest and highest fence is a gate that fails to close and latch completely. For a gate to close completely every time, the gate must be in proper working order. A functional, secure gate is an important step to protecting young children. The City of San José requires gates to be:

- Equipped with a self-closing and self-latching device designed to keep the gate or door securely closed at all times when not in use.
- The gate device must be installed at least 42 inches above the deck or walkway.

Vigilance is also needed to ensure that fences do not develop holes or gaps through which a young child could enter the pool area. The City requires:

- Each outdoor swimming pool, wading pool, hot tub or spa to be completely enclosed by a fence, wall or other durable enclosure. The fence or enclosure must be at least five feet in height at all points and must be located a minimum of four feet from the nearest edge of the pool.
- The enclosure must have no openings, gaps or holes that would allow the passage of a sphere equal to or greater than four inches in diameter.

### SIGNAGE REQUIREMENTS

Emergency signage is also required, including:

- "NO LIFEGUARD ON DUTY" if no lifeguard service is provided, along with the words "Children under the age of 14 shall not use pool without a parent or adult guardian in attendance."
- A second sign with emergency information including "911," the phone number of the nearest emergency services, and the name and street address of the pool facility.



- A third sign providing an illustrated diagram of artificial respiration and cardiopulmonary resuscitation procedures (diagram text must be at least ¼ inch high). \*

### IMPORTANT NUMBERS

- 408-535-3850 Abandoned Vehicles
- 800-414-2002 Adult Protective Services
- 408-578-7297 Animal Care & Services
- 408-535-7055 Business Tax
- 408-535-3555 Building Permits
- 408-342-3500 Apartment Assn Tri-County
- 408-299-2071 Child Abuse Hotline
- 408-535-7770 Code Enforcement Phone
- 408-292-6924 Code Enforcement Fax
- 800-321-2752 Contractor’s License Board
- 408-947-7867 Crime Stoppers
- 408-535-7750 Fire Prevention
- 408-793-6901 Free Tow Program
- 408-535-3500 Garbage And Recycling
- 866-249-0543 Graffiti Complaints
- 408-975-4440 Housing Rehabilitation
- 408-299-7300 Household Hazardous Waste
- 408-998-5200 Legal Aid of SC County
- 800-743-5000 Pacific Gas & Electric Co.
- 408-535-3555 Planning Permits
- 800-222-1222 Poison Control
- 408-918-4770 SC County Vector Control
- 408-792-2327 SC County Mediation Services
- 408-794-1901 Streets & Sidewalks
- 408-794-1900 Sewers
- 408-794-1903 Street Light Repair
- 408-277-4452 Towing Permits
- 408-794-1901 Tree Trimming & Removal

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