

R1 & R2 Occupancy Requirements

For Hotels, Motels, Apartments (3 units or more)

Merced County Fire Department in accordance with current California Fire Code (CFC), Merced County Code (MCC) and Title 19 requires compliance with the items listed below.

Here is a checklist to help guide you in the inspection process, The Fire Inspectors may witness the testing of the buildings fire protection equipment/systems such as smoke alarms if deemed necessary.

Fire Protection Systems and Equipment

Fire protection systems & equipment includes sprinkler, hydrants standpipes, and smoke control systems.

- Systems maintained in an operating condition at all times, replace or repair when defective, as per Title 19 and CFC 901.6
- Existing Fire sprinkler systems shall have current 5 year tag and current records, CFC 901.6, Title 19 CCR
- Carbon monoxide detectors are required per CA Health & Safety Code 13260 for:
 - All existing single dwelling units on or before July 1st 2011
 - All other existing dwelling units on or before January 1st 2013
- Smoke alarms/detectors shall be replaced if older than 10 years, or as per manufacture's specifications, verify date of manufacture to Fire Inspector
- All smoke alarms/detectors shall be approved listed units by the State Fire Marshal

- *Existing hard wire smoke alarms shall not be substituted with battery only smoke alarms.*
- *For clarity, Smoke detectors shall be installed in accordance with the manufactures instructions in each dwelling intended for human occupancy within the earliest applicable time period, for all other dwelling units intended for human occupancy on or after January 1, 1987. Health and Safety Code 13113.7*
- *Smoke alarms shall be installed in sleeping areas, on the ceiling or wall outside of each separate sleeping area in the immediate vicinity of bedrooms. CFC 907.2.11.2*
- *The owner shall be responsible for testing and maintaining detectors in hotels, motels, lodging houses, and apartments as defined in the Health & Safety Code 13313.7*
- *It is the tenant's responsibility to notify the owner/manager for any inoperable smoke detectors/alarms within his/her unit.*
- *The owner/manager or authorized agent shall correct any reported deficiencies.*
- *Keep records of battery replacement as per manufacture's specifications.*

- Fire extinguishers shall be serviced and tagged annually and when discharged per CFC 906.2
- Mount the top of a fire extinguisher no higher than 48" from the floor (ADA)
- The fire extinguisher shall have a minimum rating of 2A:10BC
- The maximum travel distance to an extinguisher is 75 feet from any point within a building per (CFC 906)

Electrical

- Identify Electrical hazards such as unapproved conditions and or defects shall be corrected and or abated (CFC 605)
- Electrical extension cords shall not be used as a substitute for permanent wiring(CFC 605.5)
- Multi-plug adapters such as cube adapter, un-fused strips or any other device not complying with California Electrical Code is prohibited (CFC 605.4)
- Maintain sufficient clearance, a minimum of 30" width x 36" depth x 78" height working space in front of electrical service panel/equipment (CFC 605.3)
- Breakers shall be labeled and no open slots in the electrical service panes (CFC 605.3.1)

Exits

- Exits and exit paths shall not be obstructed in any manner (CFC 1028)
- Exit doors shall be maintained in proper working condition (CFC 1008.1)
- Exit signs shall be fully illuminated at all times (CFC 1011.5.3)
- Exit path illumination equipment shall be maintained in operable condition (CFC 1006)

Fire Department Access

- Fire apparatus access roads, fire hydrants, FDC's etc shall not be obstructed (CFC 508.5.4)
- Gas meters protected, valves/shut offs labeled (CFC 603.9)
- Appropriate fire engine access shall be provided, such as an approved KNOX box (CFC 506)

Fire Separations

- Remove obstructions and alterations to fire doors and maintain closing and latching devices (CFC 703.2)
- Maintain or repair all fire walls and draft stops (CFC 703.1)

Heat Producing Appliances/Furnace Room

- Remove combustibles and storage form mechanical and equipment room(s) (CFC 315.2.3)
- Provide clearance between ignition sources, heat producing appliances and combustible material(s) (CFC 305.1)

Housekeeping

- Dumpsters shall not be located closer than 5' to combustible walls, opening and combustible roof eave lines (CFC 304.3)
- Maintain premises free from conditions that would contribute to life hazard or rapid spread of fire per Title 19 Div 1 3.14 CCR

Miscellaneous

- Verify year/age of buildings construction 195_____ 196_____ 197_____ 198_____ 199_____ 200_____
- Address numbers of the building shall be clearly visible and legible from the street (CFC 503.3, 505)