

To: City Council

From: Rich Morrison, Community Development Director

Date: January 10, 2025

Re: Amendments to Fire Code – Appendices B, C, and D

Background:

On June 27, 2022, the City adopted Ordinance #598, adopting the 2015 International Fire Code, including Appendix B (Fire-Flow Requirements For Buildings), Appendix C (Fire Hydrant Locations and Distribution), Appendix D (Fire Apparatus Roads, Appendix E (Hazardous Categories), Appendix F (Hazard Ranking), and Appendix G (Cryogenic Fluids).

The International Fire Code sets standards for fire safety, much like the building codes do for building safety.

The Grand Ledge Area Emergency Services Authority (GLAESA) enforces the Fire Code for the City through its Fire Official.

The adoption of the Fire Code Appendices is not a mandatory requirement when adopting the Fire Code. Adoption of the Appendices is optional and each appendix clearly states, “The provisions contained in this appendix are not mandatory unless specifically referenced in the adopting ordinance.”

City staff believes there is merit to moving Appendices B (Fire-Flow), C (Fire Hydrants), and D (Fire Apparatus Roads) to the Municipal Standards. Fire-Flow requirements, and Fire Hydrant location and spacing are commonly found in Municipal Standards and are reviewed by engineers. Street and Road standards are currently in the Municipal Standards and the addition of Fire Apparatus Roads is a logical addition to the Municipal Standards. It is envisioned that GLAESA and the City’s engineers will review the Appendices in the event that they are moved to the Municipal Standards.

When the Fire Code was adopted in June 2022, Appendix A (Board of Appeals) was not included. As such, there is no formal appeal mechanism for decisions made by the Fire Official. The Municipal Standards, adopted by City Council, have a prescribed relief method for waivers or modifications, which are approved by City Management and the City’s engineers. The Fire Code does allow for modifications (Section 104.8-2015) however it is not an appeal. The modification is intended to be granted prior to a decision being rendered and modifications can only be granted under certain circumstances.

Additionally, placing Appendices B, C, and D in the Municipal Standards will help ensure that engineers and architects preparing plans are aware of the requirements. Based on experience with site plans filed in the last year, it does not appear that firms designing plans are familiar with Appendices B, C, and D (particularly D).

As Appendices B, C, and D were formally adopted in 2022 with the 2015 Fire Code, the 2015 Fire Code will need to be amended to remove them from the Fire Code and then subsequent action will be needed to move them to the Municipal Standards.

The first step in amending the Fire Code is to introduce the amending ordinance and set the public hearing. Staff suggests taking subsequent action to incorporate Appendices B, C, and D into the Municipal Standards at the same meeting that the ordinance amending the Fire Code is adopted.

Recommendation:

Staff recommends that City Council introduce an ordinance amending the Fire Code and set the public hearing.

City Council Action:

Consider introducing an ordinance to amend the adopted 2015 International Fire Code by removing Appendices B, C, and D from the Fire Code and setting a public hearing for January 27, 2025.

A subsequent action to incorporate the Appendices into the Municipal Standards will be taken by City Council.

Attachments:

Appendices B, C, and D of the adopted 2015 International Fire Code.

City of Grand Ledge Ordinance # _____

An Ordinance Amending the City Code, Chapter 18, Fire Prevention and Protection, Article II, Fire Code, Section 18-21 – Adoption of International Fire Code of 2015.

The City of Grand Ledge Ordains:

Section 1. Change. The City Code, Chapter 18, Fire Prevention and Protection, Article II, Fire Code, Section 18-21 – Adoption of International Fire Code of 2015, is amended, as follows:

Sec. 18-21. - Adoption of International Fire Code of 2015.

A. Pursuant to the authorization set forth in section 3(k) of the Michigan Home Rule Cities Act (MCL 117.3), the City of Grand Ledge does hereby adopt the International Fire Code of 2015 prepared by the International Code Council, Inc., as the fire code (the “code”) of the City of Grand Ledge, as amended herein.

B. That said code, three copies of which shall at all times be available for public inspection at the office of the City Clerk together with all amendments marked and designated as the International Fire Code, 2015 edition, published by the International Code Council shall be and is hereby adopted by the City of Grand Ledge. That said code is adopted and made a part hereof by reference except as amended by and within this article. In accordance with the enabling statutes cited in the preamble to the ordinance from which this section is derived, the Clerk shall make available copies of the ordinance in the Clerk’s office together with amendments which shall be available for distribution to members of the public at large at a charge to be established by the City Council.

C. That said adoption of the code being for the purpose of regulation of conditions and conduct hazardous to life and property related to fire or explosion within the city, which code, including all appendixes (~~B—Fire Flow Requirements; C—Fire Hydrant Location Distribution; D—Fire Apparatus Access Roads;~~ E—Hazard Categories; F—Hazard Ranking; G—Cryogenic Fluids, Weight and Volume Equivalents), except ~~appendix~~ appendices A, B, C, and D, shall be and is hereby adopted as the fire code of the city.

Section 2. Severability. The provisions of this ordinance are severable, and if any section, sub-section, paragraph, sentence, clause, phrase or portion of this ordinance is, for any reason, held invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of all remaining sections, sub-sections, paragraphs, sentences, clauses, phrases or portions of this ordinance.

Section 3. Section Headings. The section headings used in this ordinance are for convenience only and are not a part of this ordinance.

Section 4. Effective Date. This ordinance shall take effect seven days after it has been adopted by the City Council.

Introduced by the City Council this 13th day of January, 2025.

Motion by Gillespie

Second by Logel

Ayes: Gillespie, Jancek, Lantz, Logel, Mulder, Willems

Nays: None

Absent: MacDowell

Adopted by the City Council this _____ day of _____, _____.

Motion by

Second by

Ayes:

Nays:

Absent:

Approved:

Keith O. Mulder, Mayor

I, Gregory Newman, City Clerk, certify this is Ordinance #_____ adopted by the City Council at a meeting held the _____ day of _____, _____, a meeting held according to the Open Meetings Act, Public Act No. 267 of 1976, as amended. I further certify Ordinance #_____ was published in the Grand Ledge Independent, a newspaper of general circulation in the City, the _____ day of _____, _____, subsequent to its adoption.

Gregory L. Newman, City Clerk

Introduced: 13 January 2025

Public Hearing: 27 January 2025

Adopted:

Published:

Effective: