

# Clarksburg Fire Protection District

## Regulation to Require Premises Identification and to Allow Emergency Access to Properties through Public and Private Driveways and Locked Gates

Adopted: April 16, 2009

### Findings and Purpose:

The Clarksburg Fire Protection District ("District") is charged with the responsibility to respond to fire and medical emergencies within the borders of the District. The District finds that locked gates which obstruct access to properties (1) operate to delay the time of arrival by personnel and equipment at the scene of a fire or medical emergency, (2) may lead to greater loss or injury to persons and/or property impacted by the emergency, and (3) may lead to unnecessary damage to District equipment. This ordinance, known as the "Emergency Locked Gate Ordinance", is enacted to establish a consistent guideline for emergency fire and medical response access and to minimize damage caused by emergency entry to property through locked gates within the District.

### Scope:

The Premises Identification and Emergency Locked Gate Ordinance shall apply to any right-of-way which includes public and private street, road, alley, drive, access or other right-of-way (each a "right-of-way") to any residential dwelling, commercial building, farm building, or other improved or unimproved real property that has access to it off any right-of-way obstructed by a locked gate or fence within the District.

### Authority:

This ordinance is adopted under the authority of the 2007 California Fire Code, Chapter 5, and section 506 as adopted by the District.

### Premises Identification:

All new and existing dwelling units and commercial buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches (102 mm) high with a minimum stroke width of 0.5 inches (12.7 mm).

## Key Boxes and Locks:

### Where Required:

Where access to real property is restricted because of a secured or locked gate or opening, the property Owner(s) is (are) required to install a Key Box (defined below) in an approved location, reasonably determined by the Fire Chief. All commercial buildings that are equipped with either a fire sprinkler system or fire alarm system for entry to the premises shall have a Key Box installed within six feet of the front door of the commercial building to gain access to all areas of the commercial building in case of fire sprinkler activation, fire alarm activation, fire emergency, or medical emergency. The District's Fire Chief may require a site plan of the property to determine the type of box, lock or key switch.

### Key Box:

The Key Box shall be of the "Knox" brand or shall be of the type and brand reasonably approved by the Fire Chief prior to purchase and installation (referred to in this ordinance as the "Key Box"). The owner shall obtain the proper paperwork from the Fire Chief or his designee for the purchase and installation of the Key Box.

### Locks:

The lock shall be of the "Knox" brand and shall be approved by the Fire Chief prior to installation. The owner shall obtain the proper paperwork from the Fire Chief or his designee.

### Motorized Electrical Gate Openers:

Any motorized gate opener shall be equipped with an approved "Knox" override key switch. The owner shall obtain the proper paperwork from the Fire Chief or his designee. Motorized electric gates shall be equipped with a battery backup in case of power outage. The District shall have access from time-to-time to test the charge in the battery backup. If the Fire Chief reasonably determines that the charge in the battery backup is not sufficient to operate the electric gate in case of a power outage, the Fire Chief may require the owner of the property where the electric gate is located to provide adequate battery backup.

### Maintenance:

The owner(s) of every property which contains a locked gate or commercial building shall be required to maintain the "Knox Box" or "Knox Lock" by using DRY lubricant in the locking mechanism.