



ALPINE FIRE PROTECTION DISTRICT

FIRE PREVENTION POLICY MANUAL

REVISED

01/14



FIRE CHIEF APPROVAL

3-31-2014

EFFECTIVE DATE

STANDARD

102

CHANGE OF USE OR OCCUPANCY

CFC Section 102

1. PURPOSE

This policy will assure that new occupants of existing buildings for business purposes will upgrade building and fire related fixtures to comply with the latest codes and ordinances for the safety of the public.

2. APPLICABILITY

Section 102.1 Construction and design provisions: The construction and design provisions of this code shall apply to:

1. Structures, facilities and conditions arising after the adoption of this code.
2. Existing structures, facilities and conditions not legally in existence at the time of adoption of this code.
3. Existing structures, facilities and conditions when identified in specific section of this code.
4. Existing structures, facilities and conditions which, in the opinion of the fire code official, constitute a distinct hazard to life or property.

3. SCOPE

No change shall be made in the use or occupancy of any structure that would place the structure in a different division of the same group or occupancy or in a different group of occupancies, unless such structure is made to comply with the requirements of this code and the California Building Code. Subject to the approval of the fire code official, the use or occupancy of an existing structure shall be allowed to be changed and the structure is allowed to be occupied for purposes in other groups without conforming to all the requirements of this code and the California Building Code for those groups, provided the new or proposed use is *less hazardous*, based on life and fire risk, than the existing use.

CHANGE OF OWNERSHIP OF EXISTING BUILDING

At any ownership change to an existing business, the new owner will be required to upgrade any hazardous conditions, upgrade appliances to current code requirements, or update any building or life safety requirement associated with the current code.

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