



CITY OF MARYSVILLE

Fire Department

107 NINTH STREET ♦ MARYSVILLE, CA 95901 ♦ (530) 741-6622 (530) 741-1147 Fax

DALE VOGELSANG
Fire Chief

Notice to Commercial Residential Building Owners

Apartment owners, managers, and responsible parties,

To eliminate any confusion and increase the safety of the citizens of Marysville, this notice outlines your responsibility as owners and managers while maintaining apartment buildings. Apartment buildings include those that have **3 or more apartment units**. The California Fire Code Section 1103.8.5.2 and Health and Safety Code Section 13113.7 state any dwelling units intended for human occupancy shall be installed with smoke alarm or detectors approved and listed by the State Fire Marshal.

California Fire Code Section 1103.8.5.2(c) states:

The owner of each dwelling unit subject to this section shall supply and install smoke detectors required by this section in the location and manner set forth in the manufacturer's instructions, as approved by the State Fire Marshal's regulations. In the case of apartment complexes and other multiple-dwelling complexes, a smoke detector shall be installed in the common stairwells. All fire alarm warning systems supplemental to the smoke detector shall also be listed by the State Fire Marshal.

California Fire Code Section 1103.8.5.2(e) states:

The owner shall be responsible for testing and maintaining smoke detectors. An owner or owner's agent may enter any dwelling unit, guest room, and suite owned by the owner for the purpose of installing, testing, and maintaining single station smoke detectors as required by this section. Except in cases of emergency, owners or owner's agent shall give the tenants of each unit, room, or suite reasonable notice in writing of the intention to enter and shall enter only during normal business hours. Twenty-four hours shall be presumed to be reasonable notice in absence of evidence to the contrary.

The smoke detector shall be operable at the time the tenant takes possession. The apartment complex tenant shall be responsible for notifying the manager or owner if the tenant becomes aware of an inoperable smoke detector within his or her unit. The owner or agent shall correct any reported deficiencies in the smoke detector and shall not be in violation of this section for a deficient smoke detector when he or she has not received notice of the deficiency.

California Fire Code Section 1103.8.5.2(f) states:

A violation of this section is an infraction punishable by a maximum fine of two hundred dollars (\$200) for each offense.

According to section 907.2.11.2 of the 2016 California Fire Code, smoke alarms or detectors will be installed in all apartment buildings in the following locations:

- On the ceiling or wall outside of each separate sleeping area in the immediate vicinity of bedrooms
- In each room used for sleeping purposes
- In each story within a dwelling unit, including basements but not including crawl spaces and uninhabitable attics. In dwellings or dwelling units with split levels and without an intervening door between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story below the upper level.

These requirements include buildings that are pre-existing as well as newly constructed and renovated buildings. Other fire and life safety hazards associated with individual dwelling units are the responsibility of the apartment owners and their designated agents. This may include safety concerning barbeques and Carbon Monoxide detectors installed in dwelling units.

If we may be of further assistance or if you have questions, please call our office at 741-6622.