

ORDINANCE NO. 06-314

**AN ORDINANCE ADOPTING FIRE PREVENTION CODES FOR  
THE PLAINFIELD FIRE PROTECTION DISTRICT**

**WHEREAS**, the Plainfield Fire Protection District is a fire protection district duly organized under the laws of the State of Illinois; and

**WHEREAS**, the Board of Trustees of the District has express power pursuant to 70ILCS 705/11, to adopt and enforce fire prevention codes and standards parallel to national standards to promote fire prevention; and

**WHEREAS**, the Board of Trustees of the District also has full power pursuant to 70 ILCS 705/6, to pass all necessary ordinances, and rules and regulations for the proper management and conduct of the business of the Board of Trustees of the District for carrying into effect the objects for which the District Was formed; and

**WHEREAS**, the Fire Protection District Act, 70 ILCS 705/11, (the "Act") empowers and makes it the legal duty and obligation of this Board of Trustees to provide as nearly adequate protection from fire for all persons and property within the District as possible and to prescribe necessary regulations for the prevention and control of fire therein; and

**WHEREAS**, the District is empowered by the Act to provide reasonable safeguards through Fire Prevention Codes to protect the Public Health and Safety against the hazards of fire in buildings and structures; and

**WHEREAS**, the Board of Trustees of the District deem it in the best interest of the District to amend and adopt a new Fire Prevention Code using the 2003 Edition of the International Fire Code as the District's model for the control of fire protection in buildings and structures as herein provided; and each and all of the regulations, provisions, penalties, conditions and terms as amended by the Fire Prevention Codes listed in **Exhibit A** hereto, are hereby adopted and made a part thereof, as if fully set out in this Ordinance, except for the additions, insertions, deletions and changes set forth in **Exhibit A** to this Ordinance; and

**WHEREAS**, the 2003 Edition of the ICC International Fire Code is a comprehensive compilation of codes designed to meet the needs of the local fire jurisdictions through model code regulations that prescribe safeguards for the safety and public health of all communities; and

**WHEREAS**, the ICC (International Code Council) is a result of the consolidation of three previously recognized model code organizations: BOCA (Building Officials & Code Administrators), ICBO (International Conference of Building Officials) and SBCCI (Southern Building Code Congress International; and

**NOW THEREFORE**, be it ordained by the Board of Trustees of the Plainfield Fire Protection District, Will and Kendall Counties, Illinois, as follows:

**SECTION 1:** The facts and statements contained in the preamble to this Ordinance are hereby found by the Board of Trustees to be true and correct and are hereby adopted as part of this Ordinance.

**SECTION 2:** The fire prevention code of the Plainfield Fire Protection District (hereinafter referred to as the "Fire Prevention Code") shall hereafter be identical with the provisions of the publication(s) listed in **Exhibit A** hereto, and said publication(s) listed in Exhibit A hereto are hereby incorporated herein by reference as if fully set forth, except as amended in **Exhibit A** to this Ordinance. At least three (3) copies of this Fire Prevention Code shall be placed on file with the District and shall be available for public inspection at all times during regular business hours as provided by law.

**SECTION 3:** That <sup>it</sup> shall be unlawful to design, construct, alter, enlarge, repair, demolish, remove, use or maintain any building or structure within the boundaries of the Plainfield Fire Protection District in violation of any terms or provisions of this Ordinance.

**SECTION 4:** That the specific terms and conditions of this Ordinance shall prevail against other existing ordinances of the District to the extent that there might be any conflict.

**SECTION 5:** All persons in violation of the Fire Prevention Code shall be subjected to fines as set forth and established in the Codes and in the District's Ordinance No. 06-314

**SECTION 6:** Future versions of the District's Fire Prevention Code shall be revised by Board approval of additional **Exhibits** hereto that amend the current **Exhibit A**. All such revisions shall be dated and shall be effective upon approval by the Board of Trustees.

**SECTION 7:** The Board of Trustees of the District hereby declares that should any section, paragraph, sentence, or word of this Ordinance or of the Code hereby adopted be declared for any reason to be invalid, it is the intent of said Board of Trustees that it would have passed all other portions of this Ordinance independent of the elimination here from of such portion as may be declared invalid.

**SECTION 8:** Neither the enactment of this Ordinance nor the repeal of any ordinance or parts of ordinances as provided for herein shall be construed to affect or abate any action or cause of action for violation of said prior ordinance or ordinances.

**SECTION 9:** That this Ordinance shall be in full force and effect from and after its passage, approval and publication in accordance with the law.

ADOPTED this 14<sup>th</sup> day of March, 2006, by the following roll call vote:

AYES: 3

NAYS: 0

ABSENT: 0

  
President, Board of Trustees  
Plainfield Fire Protection District

ATTEST:  
  
Secretary, Board of Trustees  
Plainfield Fire Protection District

## **EXHIBIT A**

### **PLAINFIELD FIRE PROTECTION DISTRICT FIRE PREVENTION CODE**

#### **2003 EDITION OF THE INTERNATIONAL FIRE CODE WITH CERTAIN AMENDMENTS**

#### **ADOPTION OF THE INTERNATIONAL FIRE CODE 2003 EDITION**

The regulations of the 2003 edition of the International Fire Code, as published by the International Code Council is hereby adopted as the regulations governing the safeguard of life and property from the hazards of fire and explosion arising from the storage, handling and use of hazardous substances, materials and devices; and from conditions hazardous to life or property in the use or occupancy of existing or proposed new buildings or premises in the Plainfield Fire Protection District with such amendments as are hereafter set forth.

### **CHAPTER 1 – ADMINISTRATION**

#### **SECTION 101 – GENERAL**

##### **101.1 Title**

**Delete this section and insert the following:**

These regulations shall be known as the Fire Code of the Plainfield Fire Protection District, hereafter referred to as "this code".

##### **101.2.1 Appendices**

**Delete this section in its entirety.**

#### **SECTION 103 – DEPARTMENT OF FIRE PREVENTION**

##### **103.1 General**

**Delete this section and insert the following:**

A Fire Prevention Bureau is hereby established within the Plainfield Fire Protection District under the direction of the Deputy Chief. The function of the Fire Prevention Bureau shall include, but not be limited to the implementation, administration and enforcement of the provisions of this Code along with other duties deemed necessary by the Chief in the interest of Public Safety.

### **103.2 Appointment**

**Delete this section and insert the following:**

The Chief of the Plainfield Fire Protection District shall, by reason of said position, shall appoint personnel of the Plainfield Fire Protection District to assist in enforcing this Ordinance. Such appointments shall include, but not be limited to a Fire Marshal, and as many inspectors, investigators, and public safety educators as may be needed. For the purposes of this Code, the Fire Marshal is the same as the Code Official.

### **104.8 Modifications**

**Delete this section and insert the following:**

The Chief of the Plainfield Fire Protection District may grant a variance regarding any of the provision of this Code upon application in writing by the owner or lessee of the building or structure, or their duly authorized agent, where there are practical difficulties in the way of carrying out the strict letter of this Code, provided that the spirit of the Ordinance codified in this chapter shall be observed, public safety secured, and substantial justice done. If the Chief decides to grant a variance, he may place conditions thereon. The decision of the Chief in either granting or denying the variance shall be in writing and entered in the records of the Plainfield Fire Protection District. A signed copy of the Chief's decision shall be furnished to the applicant.

### **105.4.7 Plan Review Fees**

**Add as an additional section:**

Each applicant shall pay the following plan review fee for review by the Plainfield Fire Protection District Fire Prevention Bureau. No part of said fees shall be refundable. Such costs and expenses shall include actual review fees by consultants or outside contractors or time spent by Plainfield Fire Protection District staff. Plan review fees shall include re-reviews and preliminary site visits.

#### **Automatic Fire Sprinkler Systems**

New construction and/or large scale remodel > 15,000 sq ft \$200.00

Small scale tenant finish or remodel < 15,000 sq ft \$ 75.00

#### **Automatic Fire Extinguishing Systems**

Combination pre-action/clean agent \$ 50.00

Other fire suppression systems (kitchen suppression) \$ 50.00

#### **Fire alarm systems**

\$100.00

#### **Life Safety Review**

New construction and/or large scale remodel > 15,000 sq ft \$150.00

Small scale tenant finish or remodel < 15,000 sq ft \$ 50.00

#### **Site Plan – New Development**

\$100.00

## **SECTION 108 – BOARD OF APPEALS**

**Delete this section and insert the following:**

Whenever the Code official shall disapprove an application, or refuse to grant permission or when it is claimed that the true intent and meaning of the Ordinance have been misconstrued or wrongly interpreted, the applicant or person affected may appeal the decision of the Code Official to the Chief of the Plainfield Fire Protection District by written notice filed in the Plainfield Fire Protection District Chief's office within ten (10) days from the date of the decision being appealed. The said Chief shall call a hearing on said appeal within sixty (60) days of said notice of appeal filing, and shall render a decision within ten (10) days after completing such hearings. Nothing herein shall restrict the Code Official from seeking immediate enforcement of the regulation of this Ordinance in Court where the hazard involved requires such action.

### **108.1.1 Court of jurisdiction**

**Add as an additional section:**

Any person aggrieved by a decision of the Board, may apply to the appropriate Court of Jurisdiction. Application for review shall be made to the proper court within fifteen (15) days after the filing of the Board's decision in the office of the Secretary of the Board.

## **SECTION 109 – VIOLATIONS**

### **109.3 Violation Penalties**

**Delete this section and insert the following:**

- A. Any person, firm, or corporation who shall violate any provision of this Code or shall fail to comply with any of the requirements thereof or shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive from the Code Official, or of a permit or Certificate of Occupancy issued under the provisions of this Code, shall be guilty of a misdemeanor, punishable by a fine of not less than \$100.00 and not more than \$800.00, plus all legal fees and all costs caused by enforcement. Each day the violation continues after due notice has been served shall be deemed a separate offense.
- B. The application of the above penalty shall not prevent the enforced removal of prohibited conditions.

- C. Injunctive Relief: As an alternative or in conjunction with the imposition of a fine as provided in Subsection A of this section, the District may elect to seek injunctive relief from a court of equity requiring compliance with the code, demolition of the offending structure or removal of the offending condition. The District shall be entitled to an award of reasonable attorneys' fees and all costs of litigation including court costs, deposition fees and expert witness fees incurred in enforcing this Ordinance through this provision.

#### **109.4 Dangerous Conditions**

In case there shall be, in the opinion of the Fire Official, a danger to life and property from the hazards of fire and explosion arising from the storage, handling or use of hazardous substances, materials and devices, or from conditions hazardous to life or property in the use and/or occupancy of buildings or premises, the Fire Official shall secure such necessary labor and machinery, equipment and devices and cause the necessary work to be done to render occupants and property temporarily safe, whether or not the procedures prescribed in this section are implemented.

- A. Where practical and time constraints permit, the owner, occupant or other person in control of the area where the dangerous condition exists shall be notified of the dangerous condition and shall have the option of making the condition safe.
- B. If necessary to preserve the health, welfare and safety of the general public, the District shall take all necessary and proper action to remove or mitigate the dangerous condition or emergency, including engaging contractors at a fee. The owner, occupants and other persons in control of the area where the dangerous condition exists shall be jointly and severally liable for any costs incurred by the District in connection with the District's removal or mitigation of the dangerous condition.
- C. The Fire Official of the Plainfield Fire Protection District shall cause proper action to be taken against the owner of the premises, and the occupants if different from the owners, for the recovery costs

incurred by the Plainfield Fire Protection District in the performance of its duties under this Section.

## **SECTION 111 – STOP WORK ORDER**

### **111.4 Failure to comply**

**Delete this section and insert the following:**

Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than \$100.00 or more than \$500.00.

## **CHAPTER 5 – FIRE SERVICE FEATURES**

### **SECTION 506 – KEY BOXES**

**Delete this section and insert the following:**

#### **506.1 When required**

When access to or within a structure or an area is restricted because of secured openings or where immediate access is necessary for life-saving or fire-fighting purposes, or to gain access to fire protection controls, the fire code official shall require a key box to be installed at a height not to exceed six (6) feet, in an accessible location. All buildings with automatic fire alarm systems and/or automatic fire suppression sprinkler systems shall have installed an approved key lock box for access by the Plainfield Fire Protection District. The key box shall be of an approved type and shall contain keys to gain access as required by the Code Official.

### **SECTION 508 - FIRE PROTECTION WATER SUPPLIES**

#### **508.5 Fire hydrant systems**

##### **508.5.1 Where required**

**Delete this section and insert the following:**

Hydrants in areas zoned for single or two family dwellings shall be spaced no more than 350 feet apart. Hydrants in areas zoned multi-family, commercial, industrial, or mixed occupancy shall be spaced no farther than 300 feet apart. Spacing shall be measured as normal roadway travel between hydrants on an adjacent, all weather public road. All hydrants shall be located within sixteen (16) feet of the paved portion of an all weather public roadway with a minimum

setback from curbs or edges of pavement. Variances may be required at the discretion of the Chief. No hydrant should be located closer than fifty (50) feet from any existing or anticipated exposing structure in commercial and manufacturing areas.

#### **508.5.1.1 Hydrants by Fire Department Connections**

**Add as an additional section:**

Additional fire hydrants shall be located within 75 to 100 feet of any Fire Department Connection (FDC).

#### **508.5.1.2 Hydrant types and installation**

**Add as an additional section:**

Hydrants shall be of the type adopted by the Village of Plainfield as standard or an equal acceptable to the Plainfield Fire Protection District and the Village of Plainfield. Hydrants shall have two 2-½ inch hose connections and one 4-½ inch steamer connection. Hydrants shall be installed with the top of the hydrant no more than 4 feet above finished grade. The center of the lowest outlet shall be not less than 18 inches above finished grade.

## **CHAPTER 6 – BUILDING SERVICES AND SYSTEMS**

### **SECTION 607- ELEVATORS**

#### **607.4 Elevator car requirements**

**Add as an additional section:**

Elevator cars are to accommodate the ambulance stretcher. In buildings two stories in height or more, at least one elevator shall be of such a size and arrangement to accommodate a 24-inch by 84-inch ambulance stretcher in the horizontal, open position and shall be identified by the international symbol for emergency medical services (Star of Life). The symbol shall not be less than 3 inches high and shall be placed inside on both sides of the hoist way doorframe. The inside hand rail shall be set at the maximum thirty-six (36) inch height allowed under ADA standards to better accommodate the stretcher. The cab size is to be a minimum 5' x 7' platform and minimum 2500 lb capacity with a 42" side slide door.

## CHAPTER 9 – FIRE PROTECTION SYSTEMS

### SECTION 903 – FIRE PROTECTION SYSTEMS

#### 903.2.1.1 Group A-1

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided for Group A-1 occupancies where the fire area exceeds 2,000 square feet or the fire area is located on a floor other than the level of exit discharge.

#### 903.2.1.2 Group A-2

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided for Group A-2 occupancies where the fire area exceeds 2,000 square feet or the fire area is located on a floor other than the level of exit discharge.

#### 903.2.1.3 Group A-3

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided for Group A-3 occupancies where the fire area exceeds 2,000 square feet or the fire area is located on a floor other than the level of exit discharge.

#### 903.2.1.4 Group A-4

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided for Group A-4 occupancies where the fire area exceeds 2,000 square feet or the fire area is located on a floor other than the level of exit discharge.

#### 903.2.1.5 Group B

**Add as an additional section**

An automatic sprinkler system shall be provided in all Group B occupancies where the fire area exceeds 2,000 square feet.

#### 903.2.2 Group E

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided in all Group E occupancies.

### **903.2.3 Group F-1**

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided in all Group F-1 occupancies where the fire area exceeds 2,000 square feet or the fire area is located more than three stories above grade.

### **903.2.3.2 Group F-2**

**Add as an additional section**

An automatic sprinkler system shall be provided in all Group F-2 occupancies where the fire area exceeds 2,000 square feet or the fire area is located more than three stories above grade.

### **903.2.6 Group M**

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided in all Group M occupancies where the fire area exceeds 2,000 square feet or the fire area is located more than three stories above grade.

### **903.2.8 Group S-1**

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided in all Group S-1 occupancies where the fire area exceeds 2,000 square feet or the fire area is located more than three stories above grade.

### **903.2.8.1 Repair Garages**

**Delete this section and insert the following:**

An automatic sprinkler system shall be provided throughout all buildings used as repair garages where the fire area exceeds 2,000 square feet.

### **903.2.8.3 Group S-2**

**Add this section**

An automatic sprinkler system shall be provided in all Group S-2 occupancies where the fire area exceeds 2,000 square feet or the fire area is located more than three stories above grade.

### **903.3.7.1 Fire department connections**

#### **Add this section**

The fire department connection must be a five-inch storz with a 30-degree elbow. A fire hydrant needs to be located within 75 to 100 feet of the fire department connection.

### **903.6 Existing Buildings**

#### **Delete this section and insert the following**

Existing buildings or structures that are remodeled or have a change in use shall provide fire protection and detection as outlined in sections 903 and 907.

## **SECTION 906 – PORTABLE FIRE EXTINGUISHERS**

### **906.1 Where required**

#### **Delete this section and insert the following:**

Portable fire extinguishers shall be installed in the following locations:

1. In Group A, B, E, F, H, I, M, R-1, R-2 and S occupancies.
2. On each floor of buildings or structures under construction in accordance with Section 1414.1.
3. Where required by the sections indicated in Table 906.1.
4. Special hazard areas, including but not limited to laboratories, computer rooms, and generator rooms where required by the Code Official.

Note: The minimum size ABC Dry Chemical fire extinguisher permitted shall be 2A10BC unless approved otherwise by the Code Official. All fire extinguishers shall have location signs and current service tags.

## **SECTION 907 – FIRE ALARM AND DETECTION SYSTEMS**

### **907.2.1 Group A**

#### **Delete this section and insert the following:**

An automatic and manual fire alarm system shall be installed in accordance with NFPA 72 and NFPA 70 in all Group A occupancies.

### **907.2.2 Group B**

#### **Delete this section and insert the following:**

An automatic and manual fire alarm system shall be installed in accordance with NFPA 72 and NFPA 70 in all Group B occupancies.

**907.2.3 Group E**

**Delete this section and insert the following:**

An automatic and manual fire alarm system shall be installed in accordance with NFPA 72 and NFPA 70 in all Group E occupancies.

**907.2.4 Group F**

**Delete this section and insert the following:**

An automatic and manual fire alarm system shall be installed in accordance with NFPA 72 and NFPA 70 in all Group F occupancies.

**907.2.5 Group H**

**Delete this section and insert the following:**

An automatic and manual fire alarm system shall be installed in accordance with NFPA 72 and NFPA 70 in all Group H occupancies.

**907.2.7 Group M**

**Delete this section and insert the following:**

An automatic and manual fire alarm system shall be installed in accordance with NFPA 72 and NFPA 70 in all Group M occupancies.

**907.2.4.1 Group S**

**Add this section**

An automatic and manual fire alarm system shall be installed in accordance with NFPA 72 and NFPA 70 in all Group S occupancies.

**CHAPTER 45 - REFERENCED STANDARDS**

**NFPA**

**NATIONAL FIRE PROTECTION ASSOCIATION**

**Add the following standards or change to the edition indicated:**

- |                |                 |                 |                 |
|----------------|-----------------|-----------------|-----------------|
| NFPA 10 – 2002 | NFPA 11 – 2005  | NFPA 12 – 2005  | NFPA 12A – 2004 |
| NFPA 13 – 2002 | NFPA 13D – 2002 | NFPA 13R – 2002 | NFPA 14 – 2003  |
| NFPA 15 – 2001 | NFPA 16 – 2003  | NFPA 17 – 2002  | NFPA 17A – 2002 |
| NFPA 18 – 1995 | NFPA 20 – 2003  | NFPA 22 – 2003  | NFPA 24 – 2002  |
| NFPA 25 – 2002 | NFPA 30 – 2003  | NFPA 30A – 2003 | NFPA 30B – 2002 |

NFPA 31 – 2001	NFPA 32 – 2004	NFPA 33 – 2003	NFPA 34 – 2003
NFPA 35 – 2005	NFPA 36 – 2004	NFPA 37 – 2002	NFPA 40 – 2001
NFPA 42 – 2002	NFPA 45 – 2004	NFPA 51 – 2002	NFPA 51A – 2001
NFPA 51B – 2003	NFPA 52 – 2002	NFPA 53 – 2004	NFPA 54 – 2002
NFPA 55 – 2005	NFPA 57 – 2002	NFPA 58 – 2004	NFPA 59 – 2004
NFPA 59A – 2001	NFPA 61 – 2002	NFPA 68 – 2002	NFPA 69 – 2002
NFPA 70 – 2005	NFPA 70B – 2002	NFPA 70E – 2004	NFPA 72 – 2002
NFPA 75 – 2003	NFPA 76 – 2005	NFPA 77 – 2000	NFPA 80 – 1999
NFPA 82 – 2004	NFPA 85 – 2004	NFPA 86 – 2003	NFPA 91 – 2004
NFPA 92A – 2000	NFPA 92B – 2005	NFPA 96 – 2004	NFPA 99 – 2005
NFPA 101 – 2003	NFPA 102 – 1995	NFPA 105 – 2003	NFPA 110 – 2005
NFPA 111 – 2005	NFPA 115 – 2003	NFPA 120 – 2004	NFPA 160 – 2001
NFPA 170 – 2002	NFPA 211 – 2003	NFPA 241 – 2004	NFPA 260 – 2003
NFPA 261 – 2003	NFPA 265 – 2002	NFPA 286 – 2000	NFPA 385 – 2000
NFPA 407 – 2001	NFPA 430 – 2004	NFPA 484 – 2002	NFPA 490 – 2002
NFPA 495 – 2001	NFPA 498 – 2001	NFPA 505 – 2002	NFPA 654 – 2000
NFPA 655 – 2001	NFPA 664 – 2002	NFPA 701 – 2004	NFPA 703 – 2000
NFPA 704 – 2001	NFPA 750 – 2003	NFPA 780 – 2004	NFPA 801 – 2003
NFPA 820 – 2003	NFPA 909 – 2005	NFPA 914 – 2001	NFPA 1122 – 2002
NFPA 1123 – 2000	NFPA 1124 – 2003	NFPA 1125 – 2001	NFPA 1126 – 2001
NFPA 1127 – 2002	NFPA 1142 – 2001	NFPA 2001 - 2004	