

DISTRICT OF LAKE COUNTRY

BYLAW 800, 2011

CONSOLIDATED VERSION

(Includes amendment as of July 18, 2017)

This is a consolidated copy to be used for convenience only. Users are asked to refer to the Fire Prevention Bylaw as amended from time to time to verify accuracy and completeness.

Amending Bylaw	Summary of Amendments	Adoption
988	<ul style="list-style-type: none">• Add Section 2.1• Delete & replace section 3, 3)a)	January 17, 2017
1019	<ul style="list-style-type: none">• Add Section 2.1• Delete & replace section 3, 3)a) <p><i>*See Report to Council of July 4, 2017</i></p>	July 18, 2017

DISTRICT OF LAKE COUNTRY

BYLAW 800

**A BYLAW TO PROVIDE FOR THE PREVENTION OF FIRES
AND THE PROTECTON OF PERSONS AND PROPERTY IN THE DISTRICT OF LAKE COUNTRY**

WHEREAS in accordance with the *Community Charter*, the Council may, subject to the *Fire Services Act* and regulations made thereunder, by bylaw establish fire regulations for the protection of persons and property;

NOW THEREFORE the Council of District of Lake Country, in open meeting assembled, enacts as follows:

SECTION 1 - INTERPRETATION

- 1) Metric units are used for all measurements in this bylaw. The approximate imperial measure equivalent of those units is shown in brackets following each metric measurement and such bracketed figures are included for convenience only and do not form part of this bylaw.
- 2) The *British Columbia Fire Code* Regulations, as amended from time to time, are hereby adopted and made applicable within the **District**.

Added by Bylaws
988 & 1019

- 2.1) The applicant will pay all fees as set out in the District Fees Bylaw, or under any other bylaw of the District, as amended from time to time.

- 3) **Definitions:**

Building means any structure used or intended for supporting or sheltering any use or **occupancy**.

Building Code means the *British Columbia Building Code* 2006, adopted by BC Reg. 216/2006, as amended or replaced from time to time.

Council means the elected **Council** of the **District**.

District means the District of Lake Country.

District Engineer means the person appointed as Director of Engineering and includes any person appointed or designated to act on his behalf.

Dwelling Unit means a residential occupancy or a **suite** operated as a housekeeping unit, used or intended to be used as a residence by one or more **persons** usually containing cooking, eating, living, sleeping and sanitary facilities.

Explosive means gunpowder, nitro-glycerine, gun cotton, dynamite, blasting gelatine, fulminate of mercury or other metals, coloured fire and every other substance used or manufactured to produce a violent effect by explosion or a pyrotechnic effect and shall

include fireworks, fuses, rockets, percussion caps, detonator, cartridges and ammunition. **Explosives Act** means *Explosives Act (R.S.C., 1985, c. E-17)* as may be amended or replaced from time to time.

False Alarm means an alarm activated for a purpose other than where an emergency exists and necessitating a response by the **Fire Department**.

Fire Chief means the **person** appointed by the Chief Administrative Officer of the **District** as head of the **Fire Department**, or their designate.

Fire Code means the *British Columbia Fire Code 2006*, adopted by BC Reg. 175/2006, as amended or replaced from time to time.

Fire Commissioner means the **person** appointed by the Lieutenant Governor of British Columbia to administer the requirements of the *Fire Services Act* and the *British Columbia Fire Code* in the Province.

Fire Department means the Lake Country Fire Department.

Fireworks shall include cannon crackers, fireballs, firecrackers, mines, Roman candles, skyrocket, squibs, torpedoes and any other **explosive** designated as a firework by the *Fireworks Act*, as may be amended or replaced from time to time, or any product that in the opinion of the **Fire Chief** may meet the intent of the definition.

Garage means any **building**, or portion of any place or premises used as a place of business, for the purpose of placing, keeping, repairing or demolishing one or more motorized vehicles.

Garbage means all household and commercial waste.

Gas Station means any portion of any place or premise in or upon which gasoline, diesel, fuel, gasohol, natural gas or propane is kept for sale.

Hazardous means any condition or thing that the **Fire Chief** considers a fire hazard or that may increase the risk of the start, spread or danger of fire.

Member means a volunteer, paid-on-call or career **Member** of the **Fire Department** and includes the **Fire Chief**.

NFPA means the National Fire Protection Association which provides codes and standards, research, training and education relevant for utilization by the fire service.

Occupancy means the use or intended use of a **building** or part of it for the shelter or support of **persons**, animals or property.

Occupant means the resident owner, lessee, licensee or tenant of any **building** to which any provisions of this bylaw apply.

Owner means the registered **owner** of an estate in fee simple or his/her agent authorized in writing, ownership in a corporation and a company and includes the tenant for life under a registered life estate, the registered holder of the last registered agreement for sale, corporate and public agency ownership and the holder or **occupant** of land held in the

manner described in the *Community Charter* or an authorized agent of the **owner** acting on their behalf.

Person shall mean and include any individual, corporation, partnership or party and heirs, executors, administrators, **owner** or other legal representative of the same, to whom the context can apply according to law. The singular shall include the plural and the masculine shall also include the feminine.

Private Hydrant means any fire hydrant that does not belong to the **District** and/or is installed on private property as part of a system of fire protection for that property.

Refuse means any waste, trash, or rubbish including debris from clearing of land or construction or reconstruction of buildings, and includes trees, branches, roots or stumps.

Residential Occupancy means a **building** occupied as a home or sleeping place by one or more **persons**, including a hotel, motel, auto court, motor hotel, apartment **building**, dormitory, rooming house or institution.

Smoke Alarm means a combined **smoke** detector and audible alarm device designed to sound an alarm within the **dwelling unit, suite** or room in which it is located upon the detection of **smoke** within that room or **suite**.

Suite means a single room or series of rooms of complementary use, operated under a single tenancy, and includes individual guest rooms in motels, hotels, boarding houses, rooming houses and dormitories.

Trade Waste means the **refuse** and accumulation of waste and abandoned materials resulting from the operation of industry, trade or business including paper, boxes and packing cases, wrapping materials, sweepings and all flammable or combustible materials of a like nature other than **garbage** or ashes.

Transportation of Dangerous Goods Act means *Transportation of Dangerous Goods Act 1992 (S.C. 1992, c. 34)* as may be amended or replaced from time to time.

SECTION 2 - FIRE PREVENTION AND LIFE SAFETY

1) Prevention

- a) The **owner** or **occupant** of any lands, premises, yards or buildings situated within the **District** shall at all times keep the same in safe condition so as to guard against starting and the spread of fire.
- b) Properties within a wildland interface fire hazard area are required to comply with the appropriate section of **NFPA 1144** "*Standard for Protection of Life and Property from Wildfire*" as may be amended or replaced from time to time, as well as good engineering practices presented by BC Ministry of Forests, Lands and Natural Resources *FireSmart* Program with regards to fuel modification and fire breaks around existing structures.

- c) Every **owner** and **occupant** of real property shall remove anything and everything from a **building** or property which in the opinion of the **Fire Chief** is a fire hazard or increases the danger of fire.
- d) The **owner** and **occupant** of real property shall keep and maintain in good working order any fire protection-related equipment and fire protection structural features required to be installed pursuant to the **Building Code** or required to be maintained by the **Fire Code** or other enactment.
- e) No **person** or **persons** shall allow accumulations of empty boxes, barrels, rubbish, trash, refuse, trade waste, waste paper excelsior or any light combustible materials on any property or sidewalk or in any alley; unless such materials are stored in a fire-resistant receptacle fitted with fire doors, or in metal containers equipped with closed metal lids and such fire-resistant receptacles without closed metal lids shall be located a minimum distance of ten meters from any **building** or combustible material.
- f) The **owner, occupant** and/or agent of any vacant **building** shall at all times keep the **building** free of debris and flammable material and keep all openings in such **buildings** securely fastened and closed so as to prevent the entry of unauthorized **persons**. After notice of a requirement to secure or repair has been delivered by the **District** to the **owner** or **occupant** of a **building** unsecured for more than a seven-day period, or in a state of repair contrary to this bylaw, a **building** will be considered a threat to public safety and **District** Staff or others may enter onto the property to secure or repair as required in the notice.
- g) The **owner** of a fire-damaged **building** shall ensure that the **building** is either guarded or all openings secured to prevent unauthorized entry. If the **owner** fails to provide the necessary security to the fire-damaged **building** within a reasonable time the **Fire Chief** may have the work performed by **District** employees or others at the expense of the **owner**.
- h) The **owner** shall be responsible for site clean up after a fire has occurred. If the **owner** fails to provide the necessary site clean up to the fire-damaged **building** or property within a reasonable time, the **Fire Chief** may have the work performed by **District** employees or others at the expense of the **owner**.
- i) The **occupant** of any lands, premises, facilities or **buildings** shall at all times keep same in safe condition so as to guard against starting or spreading of fire by complying with the requirements of the **Fire Code**. In particular, and without limiting the generality of the foregoing, an **occupant** shall, where applicable:
 - (i) Maintain the required vehicle access for the **Fire Department**;
 - (ii) Maintain a means of egress;
 - (iii) Provide and maintain an approved Fire Safety Plan;
 - (iv) Maintain fire hydrants in an approved manner;
 - (v) Maintain the fire alarm;
 - (vi) Provide and maintain emergency lighting and exit lighting;

- (vii) Provide and maintain commercial cooking equipment;
 - (viii) Maintain portable fire extinguishers;
 - (ix) Maintain an automatic sprinkler and/or standpipe and hose system;
 - (x) Adhere to the required posted occupant load of an **occupancy**;
 - (xi) Maintain special fire suppression systems(s) in an approved manner; and
 - (xii) Provide and maintain approved storage for combustible and flammable materials.
- j) Every mobile caterer carrying on business within the **District** and utilizing commercial cooking equipment that creates grease laden vapours in a confined compartment shall maintain and operate exhaust and hood systems that comply with **NFPA 96** "Standard for Ventilation Control and Fire Protection of Commercial Cooking Operations" as may be amended or replaced from time to time.
- k) No **person** shall smoke in areas where conditions may cause a fire or explosion and "No Smoking" signs shall be posted by the **owner**.
- l) The **owner** of a **building** having a fire alarm system or a sprinkler system shall maintain and provide a current list of accessible contact **person(s)** to the **Fire Department**. Contact **person(s)** shall be available to attend all alarms within thirty minutes from the time they are notified.
- m) It shall be unlawful for any **person** to deposit, or allow or permit to be deposited, except in a metallic or non-combustible or non-flammable receptacle with a metal cover, ashes, or other material or thing from any stove, furnace or fireplace, or any greasy or oily rags of other material, things, or substances susceptible to spontaneous combustion.
- n) No **owner** or **occupant** of any **building** shall permit any chimney, stove pipe or flue therein to become **hazardous**. Chimney, flue and stove pipes shall also be properly cleaned and inspected by a qualified and licensed chimney sweep prior to use after any chimney fire.
- o) No **occupant** shall use maintain, suffer, permit or allow the use of any defective stove or heating device in any **building** and if, in the opinion of the **Fire Chief**, any defective stove or heating device is used or maintained in any **building**, the **occupant** of such **building** on the order of the **Fire Chief** shall forthwith remove or cause to be removed, or repair or cause to be repaired to the satisfaction of the **Fire Chief**, any such defective stove or heating device.
- p) Whenever in any **building** or premises, there shall exist any flammable, combustible, or explosive material or substance, or any dangerous or unnecessary accumulation of waste materials or litter of a nature especially liable to fire and which materials are so situated, in the opinion of the **Fire Chief**, so as to endanger life or property, or to obstruct ingress or egress from such **building** or premises, in case of fire, or which may be liable to interfere with the operations of the **Fire Department**, or where any condition exists which is considered by the **Fire Chief** to be a fire hazard, the **occupant** of such **building** or premises shall forthwith, on the order of the **Fire Chief**, have such

flammable, combustible, or explosive material or substance, or any dangerous or unnecessary accumulation of waste materials or litter removed, disposed of, or otherwise dealt with as may be ordered or directed by the **Fire Chief**.

- q) It shall be unlawful for any **person** to obstruct any fire escape, passage door, hall or window, or to obstruct any exit leading to any fire escape in any **building** and all fire escapes and exits in **buildings** shall at all times be kept and maintained free and in good order and repair satisfactory to the **Fire Chief**. All passages in **buildings** shall be maintained free from obstruction.
 - r) The **owner** of any assembly, institutional, business/professional service, mercantile, industrial, or multi-family **Residential Occupancy** for which the **Building Code** requires a Fire Alarm System installed shall also design a Fire Safety Plan as per the **Fire Code** and consult with the **Fire Chief** to ensure that:
 - (i) A steel lock box or key tube, with type and installation approved by the **Fire Chief**, is located at the **Fire Department** entrance to the **building** and contains the key to access the **building** and all service rooms within the **building**, each such key being clearly marked;
 - (ii) All **building** doors are marked clearly including all stairwells, roof access points, and fire doors. All mechanical or common rooms shall also be marked including rooms housing mechanical, laundry, sprinkler, elevator, electrical, fire alarm, or any other type of room that the **Fire Chief** requires marking. All wording shall be approved in advance by the **Fire Chief**;
 - (iii) A Fire Safety Plan acceptable to the **Fire Chief** shall be designed, reviewed, and in place prior to the occupancy of a **dwelling unit** within a multi-family **Residential Occupancy** for the safety consideration of all **occupants**;
 - (iv) A copy of the Fire Safety Plan shall be submitted in an electronic format acceptable to the **Fire Chief** prior to final occupancy to the **Fire Department**;
 - (v) A copy of the Fire Safety Plan shall be placed in a secure cabinet located inside the **building** in close proximity to the main **Fire Department** entrance and/or the fire alarm annunciator, with the location and type of cabinet meeting the approval of the **Fire Chief**.
- 2) **Explosives and Inflammable Liquids**
- a) Any **owner** or **occupant** of an area where flammable liquids are stored, received, or dispensed shall post adequate "No Smoking" signs in such conspicuous place or places as are required by the **Fire Chief**.
 - b) No stationary internal combustion engine using flammable or combustible liquids as fuel shall be installed or used in any **building**, except on the written permission of the **Fire Chief**.

- c) Vehicles containing combustible or flammable liquids, explosives, radioactive, or any other **hazardous** goods shall not be left unattended by the vehicle operator except when parked in a parking space acceptable to the authority having jurisdiction.
 - d) Transportation and storage of **explosives** shall be in accordance with the **Explosives Act** and the referenced **Transportation of Dangerous Goods Act**.
 - e) No **person** shall operate or modify a bulk plant, process plant or distillery, or operate a fuel dispensing station, including **gas station**, or install any storage tank or any pump or measuring device to be used for the purpose of retailing flammable liquids or combustible liquids without first obtaining a permit issued by the **Fire Chief**.
 - f) Except as otherwise provided herein, no **person** shall sell, or dispose of **fireworks** to any **person** nor explode fireworks within the **District**.
 - (i) Notwithstanding the provisions of this bylaw, **fireworks** may be sold to and exploded by any **person** or organization conducting a public display in the **District** if such public display is held with the written permission of the Chief Administrative Officer, or designate, and the **Fire Chief** who may give such permission if they are satisfied the **person** or organization has taken and is taking all reasonable precautions to prevent injury to any **person(s)** and all public or private property which may be injured or otherwise harmed by such public display;
 - (ii) The **person** supervising or otherwise responsible for the public display referred to in this bylaw shall hold a current pyrotechnical certificate recognized by the Explosives Regulatory Division of Natural Resources Canada in charge of the administration of the **Explosives Act** and sufficient third-party liability insurance that meets the requirements of the **Fire Chief** as may be updated from time to time; and
 - (iii) An approved permit in a form acceptable to the **Fire Chief** shall be in place prior to any discharge of any type of **fireworks**.
- 3) **Fire Hydrants**
- a) A level area having a radius of not less than two (2) metres from any municipal or **private hydrant** or standpipe, shall be maintained clear and unobstructed, and each such hydrant or standpipe shall be located in clear view from the roadway while approaching thereto from either direction, and remain clear and unobstructed a minimum of three (3) metres in width and five (5) metres in length either direction of the hydrant or standpipe along the roadway.
 - b) No **person** shall make any attachment or connection to any hydrant or standpipe without the authorization of the **Fire Chief** and/or the **District Engineer**.
 - c) All **private hydrants** shall conform to District of Lake Country Subdivision and Development Servicing Bylaw 97-139 as may be amended or replaced from time to time.

- d) The **owner** or **occupant** of property that has a **private hydrant** shall ensure that the hydrant is maintained in good working condition at all times and that inspection, servicing, maintenance, repairs and testing of the hydrant is carried out in accordance with the **Fire Code** by **persons** recognized as qualified to perform these services. The qualified **person** that performs the inspection, servicing and testing of the hydrant shall send a copy of the condition and repairs performed on such hydrants to the **Fire Department**. Required maintenance of **Private Hydrants** shall be in accordance with Schedule 'A' of this bylaw.
- 4) **Smoke Alarm Installation and Maintenance**
- a) Every **owner** of a residential premise in the **District** shall ensure that **Smoke Alarms** are installed and maintained in every **dwelling unit** and in each sleeping room not within a **dwelling unit**, except for institutional occupancies which are required by enactment to have a fire alarm system.
- b) **Smoke Alarms** shall be tested by the **occupant** according to manufacturer's specifications to ensure they are functioning correctly. If the **Smoke Alarm** is not functioning correctly, the **occupant**, if he is not the **owner**, shall immediately inform the **owner** on becoming aware of the failure and the **owner** shall forthwith repair or replace the **Smoke Alarm**.
- c) A **Smoke Alarm** required under this bylaw shall conform to the Canadian standard set by Underwriters Laboratories Canada (CAN/ULC) – "S531 Standard for **Smoke Alarms**" as may be amended or replaced from time to time, and be installed and maintained in conformance with "CAN/ULC - S553 Standard for the Installation of **Smoke Alarms**".
- d) Without limiting section 4(c), a **Smoke Alarm(s)** required for a residential premise shall be installed in accordance with the **Building Code**.
- 5) **Automatic Monitored Alarm Systems**
- a) Every **owner** or **occupant** shall notify the **Fire Department** of any work on or malfunction of an automatic monitored fire alarm system, to avoid **False Alarms** being received.
- b) Every **owner** or **occupant** shall replace faulty alarm components in an expeditious manner to prevent repeat **False Alarms** being transmitted to the **Fire Department**.
- 6) **Building Design**
- a) Communications
- If the design of a proposed **building** would, in the opinion of the **Fire Chief**, interfere with the operation of emergency services communications equipment, the **owner** shall install and maintain in or on the **building one of the following**:
- (i) A passive antenna or radiating cable system;

- (ii) An internal multiple antenna system with unidirectional or bi-directional amplifiers as needed;
- (iii) A voting receiver system; and
- (iv) Any other system proposed by the **owner** and approved in writing by the **Fire Chief** as meeting the requirements of the emergency services communications system.

Prior to making application for an occupancy permit, the **Fire Department** requires attendance to the **building** for the purpose of testing radio coverage and reception and determining whether it is acceptable in the opinion of the **Fire Chief** for use in an emergency, both within the **building** and from the interior to the exterior and vice versa.

- b) Buildings Five (5) or More Storeys;
 - (i) At the time of application for a building permit for a **building** five (5) or more storeys, the **owner** shall provide the **District**:
 - (A) A copy of the **building's** construction Fire Safety Plan, in an electronic format acceptable to the **Fire Chief**, including a brief but accurate explanation in point form of:
 - I. The operation of the firefighters' elevator;
 - II. Venting to aid firefighting;
 - III. The **building's** central alarm and control facility;
 - IV. The **building's** video system, if applicable;
 - V. The **building's** communications system; and
 - VI. The fire pump; and
 - (B) Information on the proposed location of all items required pursuant to Schedule 'B' as well as the location of the **building's** video system and cameras, if applicable.
 - (ii) The **owner** of any **building** of five (5) or more storeys shall ensure that:
 - (A) There are firefighting equipment storage room(s) designed into the building that are dedicated and clearly identified as a "firefighting equipment" storage area(s), and are at least 32 inches deep by 48 inches wide and are accessible by a standard height locked **person** door; and
 - (B) Each firefighting equipment storage area shall be equipped with items identified and conform to **District** standards set out in Schedule 'B' of this bylaw; and
 - (C) If in the opinion of the Fire Chief the structure is beyond the scope of the firefighting equipment provided within Schedule B, then additional equipment and/or storage areas shall be required as determined by the **Fire Chief**.

7) **Hazardous Circumstances**

- a) Whenever any premises are in a **hazardous** state or condition, in the opinion of the **Fire Chief**, in respect to fire, or are dangerous to life or property, or in a condition which may cause fire, or assist in spreading fire, or **hazardous** and dangerous to surrounding or adjacent property, the **Fire Chief** may, by written notice served on the **owner** or on any **person** to whom a license has been issued by the **District** under its Business Regulation and Licensing Bylaw, or who is liable or required to obtain a license under the Business Licensing and Regulation Bylaw, notify such **person** that the **Fire Chief** protests against issuing, granting, renewal, or holding of such license in respect of such notice the reasons or grounds of such protest, and a true copy of such notice shall be lodged with the Chief Building Inspector.

Such notice shall specify a reasonable time in which such licensee shall be directed or ordered to remedy the condition, danger, hazard, or menace complained of. If such condition, danger, hazard or menace is not remedied within the time specified, the same shall be deemed to be good cause for the cancellation, suspension or revocation of the license of such **person**, pursuant to the provisions of the Business Licensing and Regulation Bylaw.

- b) If an emergency arising from a fire, fire hazard, toxic chemical spill, or from a risk of explosion causes the **Fire Chief** to be apprehensive of imminent and serious danger to life or property, or panic, they may immediately take the steps they think advisable to remove the hazard or risk, or they may cause the people to be removed. The **Fire Chief** may order the evacuation of a **building** or area and may call upon the police to assist providing security to the evacuated area.

SECTION 3 – INSPECTION OF PREMISES

1) **Right to Inspect and Test**

- a) The **Fire Chief** may at all reasonable hours and subject to the terms in the *Community Charter* and the *Fire Services Act* enter into and upon any property or private **dwelling units**:
- (i) for the purpose of testing or inspecting;
 - (ii) to determine if **Fire Department** access requirements and an adequate water supply are available for fire suppression purposes; or
 - (iii) to determine if the requirements of this bylaw are being carried out.

2) **Entry for Inspection**

- a) No **person** shall obstruct, hinder or prevent any authorized **Fire Department Member** from entering into or upon any property or private **dwelling units** in accordance with Section 3(1).

- b) The **owner** or **occupant** of a **building** or property or any other **person** having knowledge of a **building** or property shall, upon request, give to a **Member** of the **Fire Department** who is carrying out an inspection on a **building** or property such assistance they may require in carrying out the inspection.

3) **Re-Inspection Fees**

Amended by
Bylaws 988
& 1019

- a) If more than one (1) re-inspection of a property is performed by the **Fire Chief** to ensure fire safety violations discovered during a previously regular inspection have been rectified, the **owner** or **occupant** shall pay the required re-inspection fee as set out in the District Fees Bylaw, or under any other bylaw of the District, as amended from time to time.
- b) If the **owner** or **occupant** fails to pay the **District** the aforesaid fee, then the **District** may recover the fee in the same manner as municipal taxes.

4) **Frequency of Inspections Under Fire Services Act**

- a) The authority and duty of the **Council** under the *Fire Services Act* to establish, revise and implement a regular system of inspections of hotels, public buildings, churches, theatres, halls or other buildings used as a place of public assembly in the District is delegated to the **Fire Chief** and for this purpose the **Fire Chief** is delegated the authority to establish a system of regular inspections which will provide different frequencies of inspection depending on a building's **Building Code** building classification, its use, age and fire risk assessment.
- b) The **Fire Chief** must report to **Council** as and when requested by **Council** on the inspection system created and implemented under Section 3(4)(a) of this bylaw.

SECTION 4 - RIGHT TO CARRY OUT FIRE SERVICES

- 1) The **Fire Chief** at any fire may cause demolition of any **building** or part of a **building** which, in his judgment, should be demolished in order to prevent spread of fire or to prevent damage to **persons** or property or loss of life.
- 2) No **person** shall impede, hinder or obstruct the extinguishment by **Fire Department** of any fire. Every **person** who fails to comply with the orders or instructions of a **Member** of the **Fire Department** engaged, or about to be engaged, in the extinguishment of a fire, may be forcibly removed from the scene of such emergency or fire by the **Fire Chief** or Peace Officer.
- 3) No **person** shall refuse to permit any **Member** of the **Fire Department** to enter into or on any premises, for which an alarm of fire has been received, or in or upon any premises while the **Member** has reasonable grounds to suspect that a fire or other hazard exists.
- 4) No **person** shall drive a vehicle over any **Fire Department** equipment without the permission of the **Fire Chief**.

SECTION 5 - ENFORCEMENT

1) Issuance of Inspection Notice

- a) If the **Fire Chief** finds that any provision of this bylaw has been contravened or has not been complied with, or has been complied with improperly or only in part, or that conditions exist in or upon a **building** or property to which the bylaw applies and which, in his opinion, constitutes a fire hazard or otherwise constitutes a hazard to life and/or property, he may make such notice to ensure full and proper compliance with this bylaw and in particular, but without limiting the generality of the foregoing, he may:
 - (i) make to the **owner, occupant** or lessee of the **building** or property such recommendations as he deems necessary to correct the contravention or to ensure compliance with this bylaw, or to remove the hazards referred to in the bylaw, or
 - (ii) make such notice as he deems necessary with respect to any of the matters referred to in this bylaw.
- b) A notice made under this bylaw shall be in writing and shall be directed to the **occupant**, or where the **occupant** is not the **owner**, to the **owner** and **occupant** of the **building** or property in respect of which the notice is made.

2) Service of Order and/or Notice

An Inspection Order and/or Notice made under this bylaw shall be served:

- a) by delivering it or causing it to be delivered to the **person** to whom it is directed; or
- b) sending by return registered mail, certified mail or courier to the last known property **owner** at the **owner's** last known address and after 14 days post a copy in a conspicuous place on the **building** or property if the **person** to whom it is directed cannot be found, is not known or refuses to accept service of the order and/or notice.

SECTION 6 - PENALTIES

- 1) If an **owner** or **occupant** is in default of an order and/or notice made under this bylaw, the **District**, by its workers or others, may enter the property and effect such work as required in the order and/or notice, at the expense of the **owner** or **occupant** so defaulting. Any amount billed to an owner or occupier remaining unpaid on December 31 of the year in which they were billed may be recovered, with interest at the rate prescribed for unpaid taxes, and in the same manner as taxes in arrears.
- 2) Every **person** that commits an offence under the **Fire Code** is deemed to have contravened this bylaw and committed an offence under this bylaw and is liable, upon summary conviction, to a fine not less than \$50 and not exceeding \$10,000 and is guilty of a separate offence each day that a violation continues to exist.

- 3) Every **person** who violates the provisions of this **bylaw**, or who consents, allows or permits an act or thing to be done in violation of a provision of this bylaw, or who neglects to or refrains from doing anything required to be done by a provision of this bylaw, is guilty of an offence and is liable upon summary conviction, to a fine not less than \$50 and not exceeding \$10,000 and is guilty of a separate offence each day that a violation continues to exist.
- 4) Every **person** who commits an offense is liable on summary conviction to a fine or to imprisonment, or to both a fine and imprisonment, not exceeding the maximum allowed by the *Offence Act*, as may be amended or replaced from time to time.

SECTION 7 - GENERAL

- 1) If any portion of this bylaw is held to be invalid by a court of competent jurisdiction, then the invalid portion shall be severed and the remainder of this bylaw is deemed to have been adopted without the severed section, subsection, paragraph, subparagraph, clause or phase.
- 2) A fire prevention inspection made by or on behalf of the **District** shall in no way relieve the **owner** or **occupant** of the **building** or premises from full responsibility for the safety of the building or premises.
- 3) If the singular or masculine or neuter is used in this bylaw, the same shall be construed as meaning the plural, the feminine or body corporate where the context so requires.

SECTION 8 - REPEAL

- 1) Fire Prevention Regulation Bylaw 97-172 and all amendments thereto are hereby repealed.
- 2) In accordance with Letters Patent adopted by Order in Council No. 179 dated February 23, 1995, CORD Fireworks Prohibition and Regulation Bylaw #53, 1972 and all amendments thereto, as they apply to the District of Lake Country are fully repealed.

SECTION 9 - CITATION

- 1) This bylaw may be cited as "Fire Prevention Bylaw 800, 2011".

READ A FIRST TIME this 4th day of October, 2011.

READ A SECOND TIME this 4th day of October, 2011.

READ A THIRD TIME this 4th day of October, 2011.

RECONSIDERED and ADOPTED this 18th day of October, 2011.

Original signed by James Baker
Mayor

Original signed by Hazel Christy
Corporate Officer

I hereby certify the foregoing to be a true and correct copy of the Bylaw cited as "Fire Prevention Bylaw 800, 2011" adopted by Council on the 18th day of October, 2011.

Dated at Lake Country, B. C.

Corporate Officer

SCHEDULE 'A'
Fire Prevention Bylaw 800, 2011

REQUIRED MAINTENANCE OF PRIVATE HYDRANTS

Hydrants shall be inspected annually and after each use and shall be maintained in proper working condition, consistent with the manufacturer's recommendations.

Inspections and maintenance shall include operating, flushing and lubricating hydrants annually.

Hydrants shall be flow tested prior to service activation and then flow tested every five years thereafter.

Records of inspections, maintenance and testing shall be retained; with a copy of all records being forwarded to the **Fire Department** annually.

All private hydrants shall be painted in highly-visible colour and be colour-coded according to **Fire Department** standards utilizing the **NFPA** standard regarding expected flow rates.

There shall be no obstructions that could interfere with hydrant operation. Snow shall be cleared from hydrant sites promptly. Hydrant sites shall be kept clear of tall grass and weeds. If a fire hydrant is difficult to locate, the hydrant is to be marked with reflective material and/or signage.

It is recommended to break the annual hydrant inspection into a spring and fall occurrence as per below:

Spring Inspection:

1. Check hydrant site for obstructions and obvious hydrant damage for safety of fire fighters. Insure that the line valve is fully open.
2. Pressure test hydrant to full line pressure and check for leaks.
3. Fully open hydrant main valve and count and record turns to open fully.
4. Flush underground drains.
5. Check underground drains for leaks when hydrant is fully open.
6. Flow hydrant at the highest rate possible.
7. Flush hydrant until water is clear.
8. Check hydrant drain rate.
9. Check main valve for leaks.
10. Check for water leaking into lubricating chamber.
11. Add grease to the lubricating nut as required.
12. Lubricate and service any packed hydrants.
13. Lubricate outlet nozzle threads.

After Use Inspection:

Inspect hydrant as required to insure that there are no deficiencies.

Fall Inspection:

1. Inspect condition of hydrant site.
2. Inspect hydrant for damage.
3. Check main valve for leaks.
4. Insure that the hydrant is drained. (NOTE: Water in hydrant barrel through winter may destroy hydrant.)

SCHEDULE 'B'
Fire Prevention Bylaw 800, 2011

HIGH BUILDING FIREFIGHTING EQUIPMENT

In buildings 5 to 8 stories, at least one firefighting equipment storage room shall be located at a strategic firefighting position within the building and with the floor to be determined by the **Fire Chief**. In buildings greater than 8 stories, a firefighting equipment storage room shall be located every 5 floors above the lowest firefighting equipment storage room; and as determined by the **Fire Chief**.

The firefighting equipment storage room(s) shall be at least 32 inches deep by 48 inches wide and accessible by a standard height locked person door. All equipment shall be maintained by the building owner according to the manufacture's recommendations. The firefighting equipment shall consist of the following items with a threading (where applicable) that will work with existing **Fire Department** equipment, and all equipment shall meet the approval of the **Fire Chief**;

1. "Eight" self-contained breathing apparatus cylinders;
2. A high-rise pack carrying bag containing: "Eight" lengths of 1 ¼ inch x 50 feet of firefighting hose with 1 ½ inch couplings, orange or color suitable to the Fire Chief;
3. "Four" lengths of 2 ½ inch x 50 feet of firefighting hose, orange or color suitable to the Fire Chief;
4. "Twelve" 2 ½ inch High Rise Hose Straps: Dimensions – 2 inch wide webbing, 24 inch length, 2 inch welded steel loop, 4 inch red indicator pull tab; or approved equivalency;
5. "One" Akron 2 ½ inch x 1 ½ inch gated wye, or approved equivalency;
6. "Two" 1 ½ inch firefighting nozzles;
7. "One" set of hose spanners;
8. A forcible entry kit consisting of "One" halligan tool, "One" flat head axe, and "One" Pry Bar;
9. "Six" door wedges;
10. "One" 2 ½ inch 60 degree elbow;
11. "One" 2 ½ inch inline gauge;
12. "One" small carrying bag for small equipment;
13. Suitable storage racking for storing the cylinders and equipment noted; and
14. Any other firefighting appliance the Fire Chief deems necessary for firefighting operations.