



DEPARTMENT OF ADMINISTRATIVE SERVICES

PROPOSED CHANGE OF THE CONNECTICUT STATE
BUILDING CODE AND FIRE SAFETY CODE

DATE SUBMITTED: 05/18/2021

CODE INFORMATION

Proposed change to: ☐ Building Code ☒ Fire Safety Code
Code section(s): 503.1 through 503.6; and Appendix D

PROPONENT INFORMATION

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PROPOSAL INFORMATION

Description of change and reason for change (attach additional information as needed):

To require fire apparatus access roads comply with the CSFPC instead of CFSC Part III

Proposed text change, addition or deletion (attach additional information as needed):

See Versteeg Associates LLC - Code Proposal Attachment "A" attached

Supporting data and documents (attach additional information as needed)

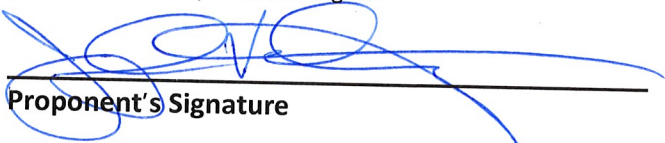
See Versteeg Associates LLC - Code Change Justification attached

- ☒ **This Proposal is original material.** (Note: Original material is considered to be the submitter's own idea based on or as a result of his/her own experience, thought or research and, to the best of his/her knowledge, is not copied from another source.)
- ☐ **This Comment is not original material, its source (if known) is as follows:** (such as material / code development proposal from a prior development cycle or proposal submitted to model code committee etc.)

- ☐ **I would like to make an in-person presentation of my proposal.**

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Proponent's Signature

Joseph H. Versteeg
Printed Name

PLEASE EMAIL (PREFERRED) TO DAS.CodesStandards@CT.GOV OR MAIL OR FAX (SEE BELOW)

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12/29/16

SECTION 503 FIRE APPARATUS ACCESS ROADS

503.1 Where required. Fire apparatus access roads shall be provided and maintained in accordance with Sections 503.1.1 through 503.1.3.

503.1.1 Buildings and facilities. *Approved* fire apparatus access roads shall be provided for every facility, building or portion of a building hereafter constructed or moved into or within the jurisdiction. The fire apparatus access road shall comply with the requirements of this section and shall extend to within 150 feet (45 720 mm) of all portions of the facility and all portions of the exterior walls of the first story of the building as measured by an *approved* route around the exterior of the building or facility the Connecticut State Fire Prevention Code.

Exceptions:

1. The *fire code official* is authorized to increase the dimension of 150 feet (45 720 mm) where any of the following conditions occur:

- 1.1. The building is equipped throughout with an *approved automatic sprinkler system* installed in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.
- 1.2. Fire apparatus access roads cannot be installed because of location on property, topography, waterways, nonnegotiable grades or other similar conditions, and an *approved* alternative means of fire protection is provided.
- 1.3. There are not more than two Group R-3 or Group U occupancies.

2. Where approved by the *fire code official*, fire apparatus access roads shall be permitted to be exempted or modified for solar photovoltaic power generation facilities.

503.1.2 Additional access. The *fire code official* is authorized to require more than one fire apparatus access road based on the potential for impairment of a single road by vehicle congestion, condition of terrain, climatic conditions or other factors that could limit access. Delete Section.

503.1.3 High-piled storage. Fire department vehicle access to buildings used for *high-piled combustible storage* shall comply with the applicable provisions of Chapter 32. Delete Section.

503.2 Specifications. Fire apparatus access roads shall be installed and arranged in accordance with Sections 503.2.1 through 503.2.8. Delete Section.

503.2.1 Dimensions. Fire apparatus access roads shall have an unobstructed width of not less than 20 feet (6096 mm), exclusive of shoulders, except for *approved* security gates in accordance with Section 503.6, and an unobstructed vertical clearance of not less than 13 feet 6 inches (4115 mm). Delete Section.

503.2.2 Authority. The *fire code official* shall have the authority to require or permit modifications to the required access widths where they are inadequate for fire or rescue operations or where necessary to meet the public safety objectives of the jurisdiction. Delete Section.

503.2.3 Surface. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus and shall be surfaced so as to provide all-weather driving capabilities. Delete Section.

503.2.4 Turning radius. The required turning radius of a fire apparatus access road shall be determined by the *fire code official*. Delete Section.

503.2.5 Dead ends. Dead-end fire apparatus access roads in excess of 150 feet (45 720 mm) in length shall be provided with an *approved* area for turning around fire apparatus. Delete Section.

503.2.6 Bridges and elevated surfaces. Where a bridge or an elevated surface is part of a fire apparatus access road, the bridge shall be constructed and maintained in accordance with AASHTO HB-17. Bridges and elevated surfaces shall be designed for a live load sufficient to carry the imposed loads of fire apparatus. Vehicle load limits

Versteeg Associates, LLC - Code Proposal Attachment "A"

shall be posted at both entrances to bridges where required by the *fire code official*. Where elevated surfaces designed for emergency vehicle use are adjacent to surfaces that are not designed for such use, *approved barriers, approved signs or both* shall be installed and maintained where required by the *fire code official*. **Delete Section.**

503.2.7 Grade. The grade of the fire apparatus access road shall be within the limits established by the *fire code official* based on the fire department's apparatus. **Delete Section.**

503.2.8 Angles of approach and departure. The angles of approach and departure for fire apparatus access roads shall be within the limits established by the *fire code official* based on the fire department's apparatus. **Delete Section.**

503.3 Marking. Where required by the *fire code official*, *approved signs or other approved notices or markings* that include the words NO PARKING—FIRE LANE shall be provided for fire apparatus access roads to identify such roads or prohibit the obstruction thereof. The means by which *fire lanes* are designated shall be maintained in a clean and legible condition at all times and be replaced or repaired when necessary to provide adequate visibility. **Delete Section.**

503.4 Obstruction of fire apparatus access roads. Fire apparatus access roads shall not be obstructed in any manner, including the parking of vehicles. The minimum widths and clearances established in Sections 503.2.1 and 503.2.2 shall be maintained at all times. **Delete Section.**

503.4.1 Traffic calming devices. Traffic calming devices shall be prohibited unless *approved by the fire code official*. **Delete Section.**

503.5 Required gates or barricades. The *fire code official* is authorized to require the installation and maintenance of gates or other *approved* barricades across fire apparatus access roads, trails or other accessways, not including public streets, alleys or highways. Electric gate operators, where provided, shall be *listed* in accordance with UL 325. Gates intended for automatic operation shall be designed, constructed and installed to comply with the requirements of ASTM F2200. **Delete Section.**

503.5.1 Secured gates and barricades. Where required, gates and barricades shall be secured in an *approved* manner. Roads, trails and other accessways that have been closed and obstructed in the manner prescribed by Section 503.5 shall not be trespassed on or used unless authorized by the *owner* and the *fire code official*.

Exception: The restriction on use shall not apply to public officers acting within the scope of duty. **Delete Section.**

503.6 Security gates. The installation of security gates across a fire apparatus access road shall be *approved by the fire code official*. Where security gates are installed, they shall have an *approved* means of emergency operation. The security gates and the emergency operation shall be maintained operational at all times. Electric gate operators, where provided, shall be *listed* in accordance with UL 325. Gates intended for automatic operation shall be designed, constructed and installed to comply with the requirements of ASTM F2200. **Delete Section.**

Appendix D:

Fire Apparatus Access Roads Delete Appendix.

The provisions contained in this appendix are not mandatory unless specifically referenced in the adopting ordinance.

Versteeg Associates, LLC - Code Change Justification

Re: SECTION 503 - FIRE APPARATUS ACCESS ROADS

Connecticut first established uniform statewide requirements for fire apparatus access roads in new construction and existing premises beginning with Part IV of the 2005 Connecticut Fire Safety Code, continuing in the 2010 and all subsequent Connecticut State Fire Prevention Codes.

During the same time, the requirements for fire apparatus access roads within the Part III of the 2005 and 2015 Connecticut Fire Safety Codes were deleted, establishing the Connecticut State Fire Prevention Codes as the sole document governing this topic.

In 2018, the requirements for access roads were not deleted from Part III of the Connecticut Fire Safety Code and were also retained in the Connecticut State Fire Prevention Code resulting in different requirements applicable to new construction under the Fire Safety Code and existing premises under the Fire Prevention Code.

Having the requirements for fire apparatus access roads in both documents seems to make sense however since Part III of the Fire Safety Code is based on an ICC source document and the Fire Prevention Code is based on an NFPA source document the Connecticut Codes contain similar but different requirements. In many new construction projects, a modification request has been applied for and approved by the State Fire Marshal to use the more definitive requirements of the Fire Prevention Code in lieu of those in the Fire Safety Code.

By mandating fire apparatus access roads comply with the Fire Prevention Code and deleting the specific requirements for fire apparatus access roads from Part III of the Fire Safety Code, the Fire Prevention Code remains the sole source document for the access roads as it has been since 2005, notwithstanding the period since 2018.