Sacramento Metropolitan Fire District

Community Risk Reduction Division **www.metrofire.ca.gov**

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SACRAMENTO METROPOLITAN FIRE DISTRICT				
FIRE PREVENTION STANDARD				
STANDARD TITLE:	**Wildland-Urban Interface**			
STANDARD NUMBER:	37	EFFECTIVE DATE:	10/22/26	REVISION DATE:

SCOPE

This standard clarifies minimum fire protection requirements, approval criteria, and administrative procedures for development, construction, and maintenance within designated Wildland-Urban Interface (WUI) areas under the jurisdiction of the Sacramento Metropolitan Fire District. This standard is to be used in conjunction with all other Metro Fire Prevention Standards.

APPLICABILITY

This includes all fire hazard severity zones in the state responsibility area (SRA) and the high and very high zones of the Local responsibility area (LRA).

The requirements apply to the construction, alteration, movement, enlargement, replacement, use and occupancy, location, maintenance, removal and demolition or every building or structure or any appurtenance connected or attached to such building structures. 1.1.3

Exception: Group U buildings separated 50 feet from all other structures CA WUIC Section 101.3.1

Existing properties shall comply with applicable existing-condition requirements and any additional requirements lawfully imposed under the adopted codes and ordinances.

All driveways and roadways providing fire apparatus access are considered fire apparatus access roads.

FIRE APPARATUS ACCESS

References: CWUIC Sections 402 and 403; CFC Section 503; Metro Fire Prevention Standard No. 3 (FPS 3).

1. Fire apparatus access roads shall provide a minimum unobstructed width of 20 feet.

- Exception**:** Fire apparatus access roads serving one or two single-family dwellings may be reduced to a minimum width of 16 feet, where permitted by

FPS 3 and consistent with the applicable road or driveway classification and state regulations.
- Where aerial fire apparatus access is required, see FPS 3 for further details.

The required width shall remain unobstructed by parking, landscaping, gates, structures, or other encroachments.

2. All required fire apparatus access roads shall maintain a minimum unobstructed vertical clearance of 13 feet 6 inches.

3. The maximum grade of required fire apparatus access roads shall not exceed 10 percent.

4. Fire apparatus access roads shall have approach and departure angles not exceeding 8 degrees.

5. Fire apparatus access roads shall be constructed and maintained with an approved all-weather driving surface.

- Compacted native soil or aggregate rock may be permitted for qualifying R-3 lots zoned Agricultural or Agricultural-Residential, consistent with FPS 3 and applicable CWUIC requirements.
- Grasscrete or similar systems with voids filled with gravel, soil, or grass shall not be permitted.
- Permeable interlocking pavers may be permitted when complying with FPS 3.

6. Fire apparatus access roads shall be designed and maintained to support a minimum imposed live load of 80,000 pounds, with a maximum axle load of 31,000 pounds.

- A registered geotechnical or civil engineer shall provide documentation verifying roadway load-bearing capacity in accordance with FPS 3.
- Verification of the constructed roadway shall be provided before final project approval.

7. Fire apparatus access roads shall comply with the following:

- Minimum outside turning radius: 50 feet.
- Minimum inside turning radius: 25 feet.

8. Required fire apparatus access roads exceeding 150 feet in length shall provide an approved turnaround in accordance with FPS 3. Where CWUIC Section 403.1.6 applies, the following additional requirements shall be maintained:

- Driveways exceeding 300 feet shall have a turnaround within 50 feet of the building.
- Dead-end roads shall have a turnaround at the terminus.
- Driveways exceeding 150 feet but less than 800 feet shall have a turnout near the midpoint.
- Driveways exceeding 800 feet shall have turnouts spaced not more than 400 feet apart.

See Figure 1 for turnout examples.

9. Gates and barriers obstructing required fire apparatus access roads shall require separate Fire District review and approval before installation in accordance with Fire Prevention Standard 33.

10. Where CWUIC Section 608.2 applies, buildings shall maintain the prescribed 30-foot setback from property lines and the center of a road unless a reduction is authorized under Section 608.2.1.

SHEET NOTES REQUIRED TO BE ADDED TO ALL PLANS IN FHSZs:

1. Buildings and structures located in all unincorporated lands designated as a State Responsibility Area and land designated as a Very High Fire Hazard Severity Zone by a city or local agency shall maintain defensible space around buildings and structures. [CAWUIC §604] Hazardous vegetation and fuels around all buildings and structures shall be maintained in accordance with the following laws and regulations:

- Public Resources Code, Section 4291.
- California Code of Regulations, Title 14, Division 1.5, Chapter 7, Subchapter 3, Article 3, Section 1299.03.
- California Government Code, Section 51182.
- California Code of Regulations, Title 19, Division 1, Chapter 7, Subchapter 1, Section 3.07.

Outbuildings shall have a minimum clearance of 10 feet down to bare mineral soil in all directions. Vegetation more than 10 feet but less than 20 feet from outbuildings shall be fire-smart vegetation.

The disposal, including burning or removal to a site approved by the local jurisdiction in consultation with the fire authority, of flammable vegetation and fuels caused by site, road and driveway construction shall be in accordance with all applicable laws and regulations. [CCR T14 §1276.05]

2. Chimneys serving fireplaces, barbecues, incinerators or decorative heating appliances in which solid or liquid fuel is used shall be provided with a spark arrestor. Spark arrestors shall be installed in accordance with Section 605 CWUIC Part 7.

3. LP-gas containers or tanks shall be located within the defensible space in accordance with the California Fire Code. LP-gas storage tanks shall have a minimum clearance of 10 feet down to bare mineral soil in all directions. Vegetation more than 10 feet but less than 20 feet from an LP-gas storage tank shall be fire-smart vegetation. [CAWUIC §606]

4. Firewood and combustible material shall not be stored in unenclosed spaces beneath buildings or structures, or on decks or under eaves, canopies or other projections or overhangs. Firewood piles shall be located 30 feet or more from structures unless completely covered by a fire-resistant material. Exposed wood piles located within the defensible space shall have a minimum clearance of 10 feet down to bare mineral soil in all directions. Firewood and combustible materials not for consumption on the premises shall be stored so as to not pose a hazard. [CAWUIC §607]

Figure 1 – Turnouts for Driveways in Fire Hazard Severity Zones



