

MICROENTERPRISE HOME KITCHEN AMENDMENTS

2022 GENERAL SESSION

STATE OF UTAH

Chief Sponsor: Christine F. Watkins

Senate Sponsor: Evan J. Vickers

LONG TITLE

General Description:

This bill amends the State Fire Code Act regarding a commercial kitchen hood requirement.

Highlighted Provisions:

This bill:

- ▶ amends the 2018 edition of the International Fire Code to provide an exemption from the Type 1 hood requirement for a cooking appliance in a permitted microenterprise home kitchen.

Money Appropriated in this Bill:

None

Other Special Clauses:

None

Utah Code Sections Affected:

AMENDS:

15A-5-203, as last amended by Laws of Utah 2019, Chapter 103

Be it enacted by the Legislature of the state of Utah:

Section 1. Section **15A-5-203** is amended to read:

15A-5-203. Amendments and additions to IFC related to fire safety, building, and site requirements.

(1) For IFC, Chapter 5, Fire Service Features:

(a) In IFC, Chapter 5, a new Section 501.5, Access grade and fire flow, is added as

30 follows: "An authority having jurisdiction over a structure built in accordance with the
31 requirements of the International Residential Code as adopted in the State Construction Code,
32 may require an automatic fire sprinkler system for the structure only by ordinance and only if
33 any of the following conditions exist:

34 (i) the structure:

35 (A) is located in an urban-wildland interface area as provided in the Utah Wildland
36 Urban Interface Code adopted as a construction code under the State Construction Code; and

37 (B) does not meet the requirements described in Utah Code, Subsection
38 [65A-8-203\(4\)\(a\)](#) and Utah Administrative Code, R652-122-1300, Minimum Standards for
39 County Wildland Fire Ordinance;

40 (ii) the structure is in an area where a public water distribution system with fire
41 hydrants does not exist as required in Utah Administrative Code, R309-550-5, Water Main
42 Design;

43 (iii) the only fire apparatus access road has a grade greater than 10% for more than 500
44 continual feet;

45 (iv) the total floor area of all floor levels within the exterior walls of the dwelling unit
46 exceeds 10,000 square feet; or

47 (v) the total floor area of all floor levels within the exterior walls of the dwelling unit is
48 double the average of the total floor area of all floor levels of unsprinkled homes in the
49 subdivision that are no larger than 10,000 square feet.

50 (vi) Exception: A single family dwelling does not require a fire sprinkler system if the
51 dwelling:

52 (A) is located outside the wildland urban interface;

53 (B) is built in a one-lot subdivision; and

54 (C) has 50 feet of defensible space on all sides that limits the propensity of fire
55 spreading from the dwelling to another property."

56 (b) In IFC, Chapter 5, Section 506.1, Where Required, is deleted and rewritten as
57 follows: "Where access to or within a structure or an area is restricted because of secured

58 openings or where immediate access is necessary for life-saving or fire-fighting purposes, the
59 fire code official, after consultation with the building owner, may require a key box to be
60 installed in an approved location. The key box shall contain keys to gain necessary access as
61 required by the fire code official. For each fire jurisdiction that has at least one building with a
62 required key box, the fire jurisdiction shall adopt an ordinance, resolution, or other operating
63 rule or policy that creates a process to ensure that each key to each key box is properly
64 accounted for and secure."

65 (c) In IFC, Chapter 5, a new Section 507.1.1, Isolated one- and two-family dwellings,
66 is added as follows: "Fire flow may be reduced for an isolated one- and two-family dwelling
67 when the authority having jurisdiction over the dwelling determines that the development of a
68 full fire-flow requirement is impractical."

69 (d) In IFC, Chapter 5, a new Section 507.1.2, Pre-existing subdivision lots, is added as
70 follows:

71 "507.1.2 Pre-existing subdivision lots.

72 The requirements for a pre-existing subdivision lot shall not exceed the requirements
73 described in Section 501.5."

74 (e) In IFC, Chapter 5, Section 510.1, Emergency responder radio coverage in new
75 buildings, is amended by adding: "When required by the fire code official," at the beginning of
76 the first paragraph.

77 (2) For IFC, Chapter 6, Building Services and Systems:

78 (a) In IFC, Chapter 6, Section 606.7, Elevator key location, is deleted and rewritten as
79 follows: "Firefighter service keys shall be kept in a "Supra-Stor-a-key" elevator key box or
80 similar box with corresponding key system that is adjacent to the elevator for immediate use by
81 the fire department. The key box shall contain one key for each elevator, one key for lobby
82 control, and any other keys necessary for emergency service. The elevator key box shall be
83 accessed using a 6049 numbered key."

84 (b) In IFC, Chapter 6, Section 607.1, General, is amended as follows: On line three,
85 after the word "Code", add the words "and NFPA 96".

86 (c) In IFC, Chapter 6, Section 607.2, a new exception 5 is added as follows: "5. A
87 Type 1 hood is not required for a cooking appliance in a microenterprise home kitchen, as that
88 term is defined in Utah Code, Section [26-15c-102](#), for which the operator obtains a permit in
89 accordance with Utah Code, Title 26, Chapter 15c, Microenterprise Home Kitchen Act."

90 (3) For IFC, Chapter 7, Fire and Smoke Protection Features, IFC, Chapter 7, Section
91 705.2, is amended to add the following: "Exception: In Group E Occupancies, where the
92 corridor serves an occupant load greater than 30 and the building does not have an automatic
93 fire sprinkler system installed, the door closers may be of the friction hold-open type on
94 classrooms' doors with a rating of 20 minutes or less only."