

## Proposed 2009 Council Study Issue

## DPS-01 Municipal Code Ordinance to Require Automatic Gas Shut-Off Appliances in New or Significant Building Construction

<b>Lead Department</b>	Public Safety		
<b>Element or Sub-element</b>	Seismic Safety and Safety Sub-Element		
<b>New or Previous</b>	New		
<b>Status</b>	Pending	<b>History</b>	1 year ago None      2 years ago None

### 1. What are the key elements of the issue? What precipitated it?

During Council's review of the Draft Seismic Safety and Safety Sub-element in a Study Session, Council Member Howe sponsored a Study Issue asking staff to evaluate the feasibility of changing the Municipal Code to require Automatic Gas Shut-off appliances on new construction and significant remodel projects within the city. The issue arose from Council Member Howe's awareness of technology that is available that automatically controls the flow of natural gas to structures and to gas powered appliances within a structure. The technology causes the flow of natural gas to automatically shut off in the event of an earthquake to prevent fires.

As part of the Study Issue, Council Member Howe asked that staff also determine whether or not PG & E has the ability to shut gas down to particular geographical areas within the City.

This Study Issue would examine the costs for installation and maintenance of the devices, and would evaluate the potential enhancement to life safety should such an ordinance change be made.

### 2. How does this relate to the General Plan or existing City Policy?

#### Fire Services Sub-Element

**Goal 4.2C:** Reduce the demand for fire suppression and Hazardous Materials response, reduce the severity of the incidents and provide protection for the lives, welfare, and environment of people within the community.

**4.2C.1a:** Revise and adopt appropriate codes, ordinances, and policies significant to fire and life safety issues.

### 3. Origin of issue

<b>Council Member(s)</b>	Council Member John Howe
<b>General Plan</b>	
<b>City Staff</b>	
<b>Public</b>	
<b>Board or Commission</b>	none

4. **Multiple Year Project?** No **Planned Completion Year** 2009

5. **Expected participation involved in the study issue process?**

**Does Council need to approve a work plan?** No

**Does this issue require review by a Board/Commission?** No

**If so, which?**  
none

**Is a Council Study Session anticipated?** No

**What is the public participation process?**

A public hearing conducted by Council. Public contact will be made by posting the Council agenda on the City's official-notice bulletin board outside City Hall, in the Council Chambers lobby, in the Office of the City Clerk, at the Library, Senior Center, Community Center, and Department of Public Safety; posting the agenda and report on the City's Web site; and making the report available at the Library and the Office of the City Clerk.

6. **Cost of Study**

**Operating Budget Program covering costs**

Program 483 Community Safety Services

**Project Budget covering costs**

**Budget modification \$ amount needed for study**

**Explain below what the additional funding will be used for**

7. **Potential fiscal impact to implement recommendations in the Study approved by Council**

**Capital expenditure range** None

**Operating expenditure range** None

**New revenues/savings range** None

**Explain impact briefly**

8. **Staff Recommendation**

**Staff Recommendation** None

**If 'For Study' or 'Against Study', explain**

9. **Estimated consultant hours for completion of the study issue**

Managers	Role	Manager	Hours
	Lead	Pang, Dayton	Mgr CY1: 5 Mgr CY2: 0

	Staff CY1:	0	Staff CY2:	0	
Support	Moretto, Douglas	Mgr CY1:	5	Mgr CY2:	0
		Staff CY1:	20	Staff CY2:	0

Total Hours CY1: 30  
Total Hours CY2: 0

Note: If staff's recommendation is 'For Study' or 'Against Study', the Director should note the relative importance of this Study to other major projects that the Department is currently working on or that are soon to begin, and the impact on existing services/priorities.

Reviewed by



Department Director

5/27/08

Date

Approved by



City Manager

5-28-08

Date



### Addendum

**A. Board / Commission Recommendation**

**Issue Created Too Late for B/C Ranking**

Board or Commission	Rank	Rank 1 year ago	Rank 2 years ago
Arts Commission			
Bicycle and Pedestrian Advisory Committee			
Board of Building Code Appeals			
Board of Library Trustees			
Child Care Advisory Board			
Heritage Preservation Commission			
Housing and Human Services Commission			
Parks and Recreation Commission			
Personnel Board			
Planning Commission			
<b>Board or Commission ranking comments</b>			

**B. Council**

**Council Rank** (no rank yet)  
**Work Plan Review Date** (blank)  
**Study Session Date** (blank)  
**RTC Date** (blank)  
**Actual Complete Date** (blank)  
**Staff Contact**