AN ORDINANCE AMENDING ORDINANCE NUMBER 287 OF THE COUNTY OF SOLANO, REGULATING THE ERECTION, CONSTRUCTION, ALTERATION, REPLACEMENT, REPAIR, MOVING, REMOVAL, DEMOLITION, CONVERSION, OCCUPANCY, EQUIPMENT, USE, HEIGHT, AREA AND MAINTENANCE OF ALL BUILDING AND/OR STRUCTURES IN THE UNINCORPORATED AREA OF THE COUNTY OF SOLANO; PROVIDING FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES THEREFOR; AND PROVIDING PENALTIES FOR THE VIOLATION THEREOF; AND REPEALING CONFLICTING ORDINANCES

THE BOARD OF SUPERVISORS OF THE COUNTY OF SOLANO, STATE OF CALIFORNIA, DO ORDAIN AS FOLLOWS:

SECTION 1. That the code of rules and regulations known and designated as the "Uniform Building Code", 1952 Edition, prepared and published January 1, 1952, by the Pacific Coast Building Officials Conference, for the unincorporated territory of the County of Solano, regulating the erection, construction, enlargement, alteration, repair, moving, removal, demolition, conversion, occupancy, equipment, use, height, area, and maintenance of all building and/or structures in the unincorporated territory of the County of Solano, and providing for the issuance of permits and the collection of fees therefor, except buildings and/or structures upon agricultural property in units of five (5) acres or more when exterior walls of such buildings and/or structures are located at least fifty (50) feet from any property line and when any such buildings and/or structures are erected to be used only on the unit of land wherein the same are situated, for the purpose of agricultural operations on such unit only or for the occupancy of persons working and employed on such unit only, defining terms, providing penalties for its violation, and repealing conflicting ordinances, printed in book form and filed in the office of the County Clerk of the County of Solano on the 29th day of December, 1952, IS HEREBY ADOPTED, and by reference incorporated herein as if fully set forth, except as hereinafter otherwise provided, as the Building Ordinance of the County of Solano.

SECTION 2. That wherever any of the following names or terms are used in said Uniform Building Code each such name or term shall be deemed and construed to have the meaning ascribed to it in this section as follows, to-wit:

(a) "City of ---..---..---.---" shall mean the County of Solano or the unincorporated territory of the County of Solano, as the text may require.

(b) "City Council" and "Mayor" shall mean the Board of Supervisors of the County of Solano.

(c) "Building Inspector" shall mean the County Inspector.

SECTION 3. Section 204 of said Uniform Building Code is hereby revised to read as follows:

In order to determine the suitability of alternate materials and types of construction and to provide for reasonable interpretations of the provisions of this code the Solano County Planning Commission is hereby designated as a Board of Examiners and Appeals. The County Inspector shall at a regular meeting of the Planning Commission submit such pertinent information to the Planning Commission as it may require to render decisions and findings. The Planning Commission shall render all decisions and findings in writing to the County Inspector with a duplicate copy to the appellant and may recommend to the Board of Supervisors such new legislation as is consistent therewith. In case the appellant does not concur in the decision or findings of the Planning Commission, the appellant may make an appeal in writing not later than five (5) days after official notification of the Planning Commission's action by addressing a letter to the Board of Supervisors of Solano County with a copy of the appeal to the Solano County Planning Commission. The Board of Supervisors shall hear the case not later than thirty (30) days from the time of receipt of the appeal. The Solano County Planning Commission and the appellant shall be notified in writing of the day set by the Board of Supervisors to hear the appeal.
SECTION 4. Buildings of Group "I" occupancy which are not more than 1000 square feet in area and which are located in mountain territories and are known as summer cabins or dwellings, may be constructed with concrete pier foundations. In all other provisions, however, buildings and or structures in above mentioned territories shall comply with the provisions of this code.

SECTION 5. Section 4710 (a), Chapter 47, Page 264 of the Uniform Building Code, 1952 Edition, add paragraph to read as follows, to wit:

"Stucco may be applied with or without sheathing of similar backing on one story dwellings of not more than fifteen hundred (1500) square feet of floor area."

SECTION 6. Section 803, Chapter 8, Page 51 of said Uniform Building Code to be deleted and the same hereby amended by substituting the following, to wit:

"All Group "C" occupancies shall have directly upon at least one public street not less than twenty (20) feet in width, in which front shall be located the main entrance and exits of such building."

SECTION 7. Section 903, Chapter 9, Page 53 of said Uniform Building Code to be deleted and the same hereby amended by substituting the following, to wit:

"All exterior walls or parts of walls except on street fronts, of Group "D" occupancies, which are less than five (5) feet from adjacent property lines shall have no openings therein, shall be of not less than one-hour fire-resistive construction as specified in Section 4304, Table No. 43-B of the Uniform Building Code, 1952 Edition."

SECTION 8. Section 1003, Chapter 10, Page 55 of said Uniform Building Code to be deleted and the same hereby amended by substituting the following, to wit:

"All exterior walls or parts of walls except on street fronts, of Group "E" occupancies, which are less than five (5) feet from adjacent property lines shall have no openings therein, shall be of not less than two (2) hour fire-resistive construction as specified in Section 4304, Table No. 43-B of the Uniform Building Code, 1952 Edition."

SECTION 9. Section 1103, Chapter 11, page 58 of said Uniform Building Code to be deleted and the same hereby amended by substituting the following, to wit:

"All exterior walls or parts of walls except on street fronts, of Group "F" occupancies, which are less than five (5) feet from adjacent property lines shall have no openings therein, shall be of not less than one hour fire-resistive construction as specified in Section 4304, Table No. 43-B of the Uniform Building Code, 1952 Edition."

SECTION 10. Section 1203, Chapter 12, Page 60 of said Uniform Building Code to be deleted and the same hereby amended by substituting the following, to wit:

"All exterior walls or parts of walls except on street fronts, of Group "G" occupancies, which are less than five (5) feet from adjacent property lines shall have no openings therein, shall be of not less than one hour fire-resistive construction as specified in Section 4304, Table No. 43-B of the Uniform Building Code, 1952 Edition."

SECTION 11. Section 1303, Chapter 13, Page 61 of said Uniform Building Code to be deleted and the same hereby amended by substituting the following, to wit:

"All exterior walls or parts of walls except on street fronts, of Group "H" occupancies, which are less than five (5) feet from adjacent property lines shall have no openings therein, shall be of not less than one hour fire-resistive construction as specified in Section 4304, Table No. 43-B of the Uniform Building Code, 1952 Edition."
SECTION 12. Chapter 16 of said uniform Building Code is hereby repealed.

SECTION 13. It shall be unlawful for any person, firm, or corporation to erect, construct, enlarge, alter, repair, move, remove or demolish, convert, equip, use, occupy, or maintain any building and/or structure or any portion thereof in the unincorporated territory of said County, contrary to, or in violation of any provision of said code as hereby or hereinafter amended or to cause, permit or suffer the same to be done.

Any person, firm or corporation violating, or causing or permitting to be violated, any of the provisions of said code, as so amended, shall be deemed guilty of a misdemeanor, and each such person, firm or corporation shall be deemed guilty of a separate offense for each and every day, or portion thereof, during which any violation of any such provision of said code is committed, continued or permitted, and upon conviction thereof shall be punishable by a fine of not more than Five Hundred ($500.00) Dollars or by imprisonment in the County Jail, for not more than six (6) months or by both such fine and imprisonment.

SECTION 14. If any section, subsection, sentence, clause and/or phrase of this ordinance is, for any reason held to be unconstitutional or invalid, such decision shall not affect the validity of the remaining portions of this ordinance. The Board of Supervisors of the County of Solano hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clause and/or phrases be declared unconstitutional.

SECTION 15. This ordinance shall be published once before the expiration of fifteen days after its passage, in the Vallejo Times Herald, a newspaper, published in said County of Solano, and shall be in full force and effect on January 28th, 1953.

SECTION 16. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

D. A. MOWERS
Chairman of the Board of Supervisors of the County of Solano, State of California

ATTORNEY: LEWIS MORRILL
County Clerk and ex-officio
Clerk of said Board

I, LEWIS MORRILL, County Clerk of the County of Solano, State of California, and ex-officio Clerk of the Board of Supervisors of said County, hereby certify that the above and foregoing ordinance was regularly introduced, passed and adopted at a regular session of said Board held on the 29th day of December, 1952, by the following vote:

AYES: Supervisors Church, Cohee and Mowers.
NOES: Supervisor None.

ABSENT: Supervisors Bell and Morrison.

WITNESS my hand and the Seal of said Board this 29th day of December, 1952.

LEWIS MORRILL (SEAL)
Clerk