

## FAQs NEW SINGLE-FAMILY RESIDENTIAL

What are the Fire Department requirements for construction of my new home?

The general requirements for the construction of a new home involve three areas: Emergency Access, Water Supply (fire hydrants), and Fire Protection

### Emergency Access

Roadways other than a private driveway serving the home must be a minimum paved width of 24 feet. Where existing roads are substandard, the applicant may be required to improve the road to minimum standards along the entire length of the road.

Driveways serving more than two residential units or residential lots in any combination must be paved to a width of 24 feet.

Driveways serving a single lot, or a shared driveway serving two or less lots or residential units in any combination may be paved 16 feet wide.

The maximum slope of a driveway shall not exceed 20%. Grades over 14% must be paved in concrete.

### Water Supply

**Fire hydrants.** Hydrants are required. Fire hydrants shall be located along access roadways within distances specified in the code. In general the distance to a hydrant is measured from the building along the driveway to the nearest fire hydrant on the street.

## Single Family Dwelling With Automatic Fire Sprinklers

Parcels less than ½ acre:	325 feet
Parcels ½ to 2 ½ acres:	425 feet
Parcels 2 ½ acres and larger:	650 feet

**The applicant will be responsible for the installation of a conforming fire hydrant if one is not located within distance to serve the project.**

**Fire Flow.** The water supply service to the fire hydrant must meet the fire code requirements for fire flow. In general the required fire flow for construction of a new single-family dwelling is 1,500 gallons per minute.

You will be required to present proof from the water purveyor that the fire hydrant system is capable of providing the required fire flow.

**If the system will not provide the required fire flow, then the applicant will be responsible to upgrade the system as necessary prior to construction.**

**Fire Protection.** All residential buildings and attached structures built within the jurisdiction of Vista Fire Department are required to be provided with life-safety fire sprinkler systems. A separate plan review and approval is required prior to installation.

All buildings shall provide adequate separation of the building from combustible vegetation. Generally a 100 foot fuel modification zone will be required that includes a minimum 30 foot clearance around the dwelling from which native and dried vegetation has been removed.