

ORDINANCE NO. 174478

An ordinance amending Sections 94.1219 and 96.303 of the Los Angeles Municipal Code to make technical corrections relating to the installation of seismic gas shutoff valves in existing buildings.

THE PEOPLE OF THE CITY OF LOS ANGELES

DO ORDAIN AS FOLLOWS:

Section 1. Section 94.1219.2.2.2 of the Los Angeles Municipal Code is amended to read:

94.1219.2.2.2. The alteration or addition is valued at more than \$10,000 and a building permit for the work in commercial buildings was first issued on or after September 1, 1995. Alterations or additions to individual units or tenant spaces shall require a seismic gas shutoff valve to be installed for all gas piping serving that individual unit or tenant space; or

Sec. 2. Section 94.1219.2.2.3 of the Los Angeles Municipal Code is amended to read:

94.1219.2.2.3. The alteration or addition is valued at more than \$10,000 and a building permit for the work in residential buildings, including condominium units, is first issued on or after January 10, 1998. Alterations or additions to an individual condominium unit shall require a seismic gas shutoff valve to be installed for all gas piping serving that individual condominium unit; or

Sec. 3. The first paragraph of Section 94.1219.2.3 of the Los Angeles Municipal Code is amended to read:

Prior to entering into an agreement of sale, or prior to the close of escrow when an escrow agreement has been executed in connection with the sale,

(1) Buildings or structures which contain fuel gas piping shall have a seismic gas shutoff valve installed.

(2) The sale of an individual condominium unit in a building shall require the installation of a seismic gas shutoff valve for all gas piping serving that individual unit.

Sec. 4. Section 96.300 of the Los Angeles Municipal Code is amended to read: -

SEC. 96.300. INTENT. Pursuant to Article 6.5 (commencing with Section 38780) of Chapter 10, Part 2, Division 3, Title 4, of the California Government Code, it is the intent of the Council of this City to assure that the purchasers of residential property within the City are furnished with reports of matters of City record pertaining to the authorized use, occupancy and zoning classification of residential property prior to sale or exchange. It is further the intent of the City Council to assure that purchasers of residential property within the City are furnished with reports of certain pending special assessment liens listed below; information regarding the installation of metal bars, grilles, grates, security roll-down shutters, and similar devices over emergency escape windows in sleeping rooms; smoke detectors; impact hazard glazing; water conservation devices; seismic gas shutoff valves; certificates of occupancy and sewer permits.

Sec. 5. Subdivision (f) of Subsection 3 of Section 96.303 of the Los Angeles Municipal Code is amended to read:

(f) Seismic gas shutoff valves will be or have been installed in accordance with Section 94.1219.

Sec. 6. Statement of Intent. Section 3 of this Ordinance shall apply to escrows which have opened on or after March 1, 2002.

(73291)

Sec. 7. The City Clerk shall certify to the passage of this ordinance and have it published in a daily newspaper printed and published in the City of Los Angeles.

I hereby certify that the foregoing ordinance was introduced at the meeting of the Council of the City of Los Angeles MAR 05 2002 and was passed at its meeting of MAR 13 2002.

J. MICHAEL CAREY, CITY CLERK

BY *Konrad Carter*
KONRAD CARTER Deputy

Approved MAR 22 2002

James Hahn
Mayor

Approved as to Form and Legality

February 20, 2002
Rockard J. Delgadillo, City Attorney

By *Jeri L. Burge*
JERI L. BURGE
Assistant City Attorney

File No. C.F. 01-0446