

# Monterey Park Fire Department

## Multi-Family Residential/Apartment Inspection

### Frequently Asked Questions (FAQ's)



Multi-Family Residential (Apartment) inspections are requirements set forth by the State Fire Marshal to ensure all properties that fall within the program's criteria are in compliant with the general fire and life safety provisions. All apartments in the state of California consisting of three or more units will be inspected by the local fire authority. The routine annual inspection will be conducted annually on your property with a primary goal of minimizing any potential fire and life safety hazard.

#### **Why is my apartment building being inspected by the fire department?**

In 2008, the California State Fire Marshal determined that all multi-family residential buildings in the State of California consisting of three or more units shall be inspected annually by the local Fire Department throughout the state. It was determined through data received from the Los Angeles County Assessors' Office that your property falls within this category. In an attempt to meet the requirement set forth by the State Fire Marshal, the Fire Department (FD) has developed, evaluated, and implemented a uniform and equitable plan to inspect all properties in its jurisdiction that fall within these criteria.

#### **When will my property(ies) be inspected?**

Inspections are being conducted on a systematic basis with consideration of the building density and potential for fire, life, and panic emergencies. The FD's compliance plan has a minimum performance goal of completing all associated apartment housing annual inspections and follow-up compliance inspections each calendar year. You can anticipate that your property will be inspected beginning January 1<sup>st</sup> thru December 31<sup>st</sup>.

#### **What am I required to do prior to the inspection?**

As the property owner/manager you are encouraged to immediately conduct a thorough walk-through of your property with a focus on identifying potential hazards and correcting them.

#### **What will be the areas of focus during the Fire Department inspection?**

A routine fire and safety inspection will be conducted on your property. The inspector will focus on the building perimeter and common areas (open garage, stairwells, laundry areas, etc).

#### **Why have I received a "Notice of Violation" (NOV) from Code Enforcement?**

During a recent fire/life safety inspection of your property, our inspector found a fire code violation(s) needing your immediate attention and corrective action. You can anticipate a follow-up inspection 21 days from the date of inspection, to verify corrections on the item(s) identified on the NOV.

#### **Is there a cost associated with the Fire Department inspection?**

Yes, there is an annual inspection fee to property owner(s), which is assessed at the established City rate. If the property is found to be in violation, and the owner(s) fails to make the corrections during the allowed period, a re-inspection fee of \$110.48 may be assessed by the City for each additional inspection thereafter until all corrections are completed.

#### **How will I know the results of the inspection on my property?**

If any violations are observed, you will receive a Notice of Violation from the FD. If your property is in full compliance you will not receive any notifications.

For additional information, please feel free to contact the Monterey Park Fire Department – Code Enforcement Division at [codeenforcement@montereypark.ca.gov](mailto:codeenforcement@montereypark.ca.gov) or (626) 307-1415.