

**COUNTY COMMISSIONERS OF CAROLINE COUNTY, MARYLAND**

**LEGISLATIVE BILL #2010-4**

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INTRODUCED BY: COMMISSIONERS GHRIST, PORTER, & LEVENGOOD, JR.

INTRODUCED ON: DECEMBER 21, 2010

ATTEST: \_\_\_\_\_  
JEFFERSON L. GHRIST, PRESIDENT

PUBLIC HEARING: JANUARY 4, 2010; COURTHOUSE, 109 MARKET STREET,  
RM. 106, DENTON, MARYLAND; BEGINNING AT 9:00 AM

THIRD READING:

ENACTED:

EFFECTIVE:

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A BILL ENTITLED

**AMENDMENTS TO BUILDING CODE – SPRINKLER SYSTEMS**

CODE OF PUBLIC LOCAL LAWS OF CAROLINE COUNTY  
Chapter 88 – Building Code

*FOR the purpose of amending Chapter 88, Article II of the Code of Public Local Laws of Caroline County, Maryland; providing for the amendment of certain provisions concerning the requirement to install sprinkler systems in certain structures; providing for a certain notice and election to be made regard the installation of sprinkler systems in certain structures; providing that this title be deemed a fair summary of this public local law for all purposes; and relating generally to the amendment, and enforcement of building code provisions within Caroline County, Maryland.*

**NOW, THEREFORE, BE IT ENACTED BY THE COUNTY COMMISSIONERS OF CAROLINE COUNTY, MARYLAND, THAT:**

**SECTION 1.** CHAPTER 88 of the Code of Public Local Laws of Caroline County is hereby amended by adding at the end of § 88-11 thereof a new paragraph (47) as follows:

- (47) Chapter 3, Section R313.2 of the International Residential Codes, which requires automatic fire sprinkler systems in one and two family dwellings, is hereby deleted and new Chapter 3, Section R313.2 provisions inserted as follows:

“An automatic residential fire sprinkler system shall be offered as an option to be installed in all newly constructed one and two family dwellings built solely for the owner’s occupancy under the following provisions:

R313.2(a) Option to buyer. A seller of a to be newly constructed one or two family dwelling shall offer the initial buyer or owner an option to install a residential automatic fire sprinkler system.

R313.2(b) Disclosure of Information. The contract for the construction or sale of a new one or two family dwelling shall disclose the estimated cost of installing a residential automatic sprinkler system and the anticipated estimate to maintain such system. The buyer shall acknowledge receipt of the Sprinkler Option Notification regarding the installation of a residential sprinkler system and shall indicate whether the buyer intends to exercise the option to install a residential sprinkler system to improve the life and safety of the occupants and to reduce property damage from fire.

R313.2(c) Every home constructed as a rental or part of a marketing campaign to sell one- or two- family dwellings shall contain a residential automatic sprinkler system.

R313.2(d) Before issuing a building permit, the Department of Planning, Housing and Zoning shall require the applicant to submit a signed and notarized Sprinkler Option Notification indicating compliance with the provisions of this section. The Caroline County Department of Planning and Codes shall prepare and make available a Sprinkler Option Notification form

R313.2(e) The Caroline County Department of Planning and Codes shall withhold the issuance of a building permit for the construction of a new one or two family dwelling that does not meet the provisions of this section in regard to notification to the buyer and submission of all necessary documentation.

R313.2(f) Exception: An automatic residential fire sprinkler system shall not be required for additions or alterations to one or two family dwellings that are not already provided with an automatic sprinkler system.”

**SECTION 2.** The title of this legislative bill, or a condensed version thereof, shall be deemed to be, and is, a fair summary of this bill for publication and all other purposes.

**SECTION 3.** This public local law shall take effect forty-five days after enactment by the County Commissioners.

ENACTED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2011.

ATTEST:

**COUNTY COMMISSIONERS OF  
CAROLINE COUNTY, MARYLAND**

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Sara B. Visintainer, Executive Assistant

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Jefferson L. Ghrist, President

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Larry C. Porter, Vice President

(SEAL)

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Wilbur Levensgood, Jr., Commissioner