

Sec. 5-2-10 - Key Boxes Required.

(a)

Definition. A "key box" is a steel lock box with a high security lock, similar to the Knox-Box Unit manufactured Knox-Box Company, Newport Beach, California, designed to be surface mounted or recessed mounted to a building to secure keys to such building.

(b)

Key Box Required and Location. A key box shall be installed in any building within the scope of this Section in an accessible location as approved by the Fire Chief. The key box shall be a type approved by the Fire Chief and shall contain the following keys necessary to provide emergency access: Keys to lock points of ingress whether on the interior or exterior of such building; keys to locked mechanical equipment rooms; keys to locked electrical rooms; keys to elevator controls; and keys to other areas as shall be directed by the Fire Chief.

(c)

Key Box to Be Maintained. The owner of any building within the scope of this Section shall maintain the key box in good working order. Where key box is found not to be in working order the Fire Chief or his designee may require that key box to be repaired and/or replaced. The building owner shall be responsible to assure that keys maintained within the key box are current keys to the existing locks in the building. When a change of locks within a building is necessary, the owner shall advise the Fire Chief thereof and place new keys in the key box.

(d)

Unauthorized Removal Prohibited. No person, except authorized fire department or law enforcement personnel, shall remove any key from a key box without the authorization of the owner of the building.

(e)

Compliance.

(1)

New Construction/Additions/Alterations. Unless construction has commenced prior to the effective date of this Section (February 20, 2008), the following buildings may not be occupied, used or rented unless they comply with this Section.

a.

Commercial buildings.

b.

Industrial buildings.

c.

Residential buildings containing three (3) or more dwelling units which utilize common, secured entrance(s).

(2)

Existing Buildings. The Fire Chief or his designee may require compliance with this Section for any existing building or structure as defined in Subsection (1)(a) through (c) where it is determined that access to or within said structure or enclosed area thereof is unduly difficult in its current condition.

(Ord. No. 08-741, §§ 1, 2, 2-11-08)