



To: Property Managers, HOA's, Owners, and Occupants of Multi-Family Dwellings

This letter is regarding open- flame cooking devices in multi-family occupancies. The 2021 International Fire Code has been adopted in Poudre Fire Authority's jurisdiction. It is your responsibility to follow the fire code as adopted. Please confirm that your lease agreements and association covenants require owners and tenants to follow the code. Also please address the consequences (association fines or eviction) if laws are not followed. This letter explains where open-flame cooking devices are prohibited and options for compliance.

Section 308.1.4. *Open-flame cooking devices.* *Charcoal burners and other open-flame cooking devices (barbeque grills, wood/pellet grills, wood/pellet smokers) shall not be operated on combustible balconies or within 10 feet (3048 mm) of combustible construction.*

Exceptions:

1. One- and two-family dwellings.
2. Where buildings, balconies and decks are protected by an automatic sprinkler system.
3. LP-gas cooking devices having LP-gas container with a water capacity less than 2.5 pounds.

Commentary:

This prohibition comes from the potential for hot embers to fall from the firebox of the cooking device and ignite a combustible surface, such as a wooden balcony or deck. This can cause fires that often spread on the building exterior and enter attics and other concealed spaces where they grow and spread through the building. The 10 ft. separation reduces the likelihood that fire-starting or cooking flare-ups will come in contact with combustible wall construction. **Exception 1** allows the use of liquid petroleum gas barbeque grills at single-family detached dwellings, but not at multiple-family dwellings. **Exception 2** recognizes the added protection of sprinklers. **Exception 3** restricts liquid petroleum gas burners to small tabletop grills or units that might be used in cooking within residential occupancies. Acceptable cooking devices would be those fueled by a two-pound (camping) propane cylinder or electric appliances using an infrared or electric element.

Steve Christen, Assistant Fire Marshal of Inspection Services
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