

Member Advisory: Town of Hillsborough
Requirement at Point of Sale: Chimney Spark Arrestors

This is to advise that the town of Hillsborough adopted a requirement in 2007, enforced at the point of sale, regarding the installation of chimney spark arrestors.

Chapter 15.20 – Fire Code; Section 15.20.080

Chimney spark arrestors.

A. Subject to the provisions regarding the effective date set forth below, each chimney within the town shall have a spark arrester, either internally or externally mounted. This requirement shall be effective immediately for those chimneys which are also required by the California Fire Code to have spark arresters. For those chimneys which are not also required by the California Fire Code to have spark arresters, this requirement shall be effective as follows:

1. Upon the sale or transfer of the real property on which any chimney is located; or
2. In the event of any construction on such property for which a building permit is required to be issued. Any spark arrester to be mounted internally shall not be installed until installation plans for such arrester have been submitted to and approved by the building department.

B. Immediately prior to the sale or transfer or to the final sign off of the building permit, as the case may be, an inspection of all chimneys located on such real property shall be made and filed with the fire department. The transfer of title or the final sign off shall not be made until each such chimney contains the required spark arrester, properly installed and in proper working order, and until an inspection report has been filed with the fire department certifying that the work and/or inspection has been performed.

The Seller's agent will have to either provide the Fire Department with written proof that a spark arrester has been installed. If not, the Fire Marshall will perform an onsite inspection. The Town of Hillsborough provides a Compliance Document that the Seller's agent may complete.