

Exhibit 2 - Findings

The City Council of the City of Pleasanton adopts the following findings pursuant to California Health & Safety Code sections 17958, 17958.5 and 17958.7 in support of Chapter 20.08, the California Building Code and Chapter 20.10, the California Residential Code, and the respective local amendments based on the following local climatic, geological or topographic conditions:

- A. Local climatic conditions include a low amount of average yearly rainfall, which tend to be concentrated from October through April. From May through September, a dry period occurs where daily temperatures remain high, and there is little measurable precipitation. In addition, the local climate frequently includes high winds which sweep down through the valley. The local dry conditions, combined with high winds, create the risk of a potential fire storm. The California Division of Forestry & Fire Protection has classified areas within and adjacent to the City as Very High Fire Severity Zones.
- B. Local geological conditions include a risk of earthquake. A number of earthquake faults are located either within or in close proximity to the City. Those with the most direct and potentially destructive impact are the San Andreas, Calaveras, Hayward, Greenville and Concord-Green Valley Faults. The U.S. Geological Survey (USGS) has identified a 70% probability of a major earthquake occurring in the region within the next 30 years. Recent earthquake damage studies, including the 1994 Northridge earthquake, have indicated the lack of adequate design and detailing as a contributing factor to damages that reduced the protection of the life-safety of building occupants.
- C. Local topographical conditions include hills on the western border and flat area on the eastern border. Interstate 680 divides the City into two sections, and circulation between areas of the City rely on both freeway overpasses and underpasses. In addition, local traffic must also pass over railroad tracks, creeks, and bridges (to cross arroyos). Water lines which come from tanks on the hills of the City must cross the interstate to feed the automatic fire sprinkler systems installed in buildings throughout the City. During peak a.m. and p.m. traffic periods, the City experiences heavy traffic congestion at key intersections, and near many freeway on-ramp and off-ramps. In the event of an accident or emergency at one of these key intersections, bridges, or other circulation corridors, sections of the City could become isolated and response times increased beyond ideal levels. With the inability of emergency services to guarantee rapid response to various sections of the City, it is necessary to mitigate this problem by requiring additional built-in automatic fire protection systems and requirements, which will provide for early detection and initial fire control until the arrival of the fire-fighting equipment and other emergency services.

- D. The potential for earthquakes influences fire protection planning in several ways. A major seismic event would create a city-wide demand on fire protection service which would be beyond the response capacity of the fire department. This potential problem can be mitigated by requiring initial fire control through the installation of automatic fire protection systems. This also supports the need for other structures in the City to be capable of at least initial fire suppression capacity. Finally, as demonstrated above, structural damage to the overpass or bridges connecting the City's various areas would seriously delay emergency vehicle access to these areas.

- E. In the event of an earthquake, damage, to water tanks, water lines and to structures can be expected. In residential and commercial areas, this could include significant damage or collapse of buildings and may cause automatic fire sprinkler systems (installed to mitigate fires in buildings and allow occupants to exit buildings) to either under perform or completely fail. Secondary impacts could include ruptured electric or gas connections lines. The potential for a major seismic event could create a City-wide demand for emergency response and fire protection service which could exceed staff response capacity.