



**TOWN OF MANSFIELD  
ORDINANCE DEVELOPMENT AND REVIEW SUBCOMMITTEE  
Thursday, September 16, 2010  
Audrey P. Beck Municipal Building  
Conference Room B**

**7:30 a.m.**

**AGENDA**

Call to Order/Roll Call

Approval of Minutes

1. September 2, 2010 Meeting

Old Business

2. Review proposed amendments to the Fee Schedule for Fire Prevention Services

New Business

3. None

Future Meeting(s)

Adjournment

**TOWN OF MANSFIELD  
TOWN COUNCIL  
Ad hoc Committee on Ordinance Development and Review  
Thursday, September 2, 2010  
Audrey P. Beck Municipal Building  
Conference Room B  
7:30 am**

DRAFT MINUTES

**1. Call to Order/Roll Call**

Ms. Keane called the meeting to order at 7:35 AM

Members present: D. Keane, M. Lindsey, P. Kochenburger

Guest(s): J. Jackman, C. Trahan

**2. Minutes:**

M. Lindsey moved and D. Keane seconded that the minutes of July 29th be approved as drafted. The motion carried unanimously

**3. Draft Ordinance: Proposed Amendments to the Fee Schedule for Fire Prevention Services**

Committee members and staff reviewed proposed revisions to the previously distributed draft ordinance. Particular attention was given to: fees as they would impact small businesses and not for profit organizations. In addition, the impact of fees charged by other departments as well as the proposed fees for Fire Prevention Services was discussed.

Deputy Chief/Fire Marshal Jackman was asked to prepare a chart summarizing fees by Use Group and to provide information provide summary information on fees charged by Housing and Heath Departments.

Committee members discussed possible means to define small business and or small not for profits.

Director of Finance Cherie Trahan was asked to review the workload of billing for Fire Prevention fees.

After discussing potential next steps, Committee members agreed that they needed an additional meeting to discuss the potential impact of the ordinance.

**4. Future Meetings**

Committee members would schedule the next meeting of the Ad hoc Committee on Ordinance Development and Review for September 16, 2010.

**5. Adjournment**

The members adjourned the meeting at 8:36 AM.

Respectfully submitted,

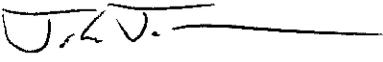
John Jackman  
Deputy Chief/Fire Marshal



# Town of Mansfield Mansfield Fire Department



**To:** Ordinance Development and Review Subcommittee

**From:** John Jackman, Deputy Chief/Fire Marshal 

**CC:** Matt Hart, Town Manager  
Cherie Trahan, Director of Finance

**Date:** Monday, September 13, 2010

**Re:** Proposed Fire Prevention Fee Schedule

As requested, a chart has been prepared breaking out the proposed Fire Prevention fee schedule by Use Group (Use Groups as defined by the regulations has been included as an attachment) has been prepared for the committees review.

Use Group	Inspect Freq (Year)	Permit Fee	Annualized fee	Health District Fees	Housing Code Fees
A-2 Assembly	1	\$1,395	\$1,395	*	
A-3 Assembly	2	\$1,885	\$943	*	
B Business	3	\$6,090	\$2,030		
E Educational	1	\$685	\$685	*	
F-1 Factory	4	\$230	\$58		
H-4 High Hazard	4	\$180	\$45		
I-1 Institutional	1	\$305	\$305	*	
I-2 Institutional	1	\$455	\$455	*	
M Mercantile	3	\$10,070	\$3,437	*	
R-1 Residential	1	\$245	\$245		
R-2 Residential	1	\$17,525	\$17,525		*
S-1 Storage	3	\$1,760	\$587		
U Miscellaneous	4	\$530	\$133		
		\$41,355	\$27,843		

In regard to the question of other fees for service that the Municipality charges to individual businesses or Uses:

- The Housing Department charges fees for rental housing which includes the majority of R-2 Residential Uses (Structures with 3 or more dwelling units, are liable for fees for Fire Prevention Services). The Housing Code exempts State and municipal property from fees. Housing Department fees are calculated on a unit basis and are \$150 per apartment unit (bi-annual), with total fees per building for buildings regulated by the fire codes ranging from

\$225 to \$1,200 (annualized basis). See attached Department of Building & Housing Inspection fee schedule for details.

- The Health District charges fees for establishments that provide food services (Includes all A-2, some A-3, E, B and M Use Groups). The Health District exempts not for profit organizations from fees for food service establishments. Health District Fees range from \$40 to \$290 per year. See attached Eastern Highlands fee schedule for details.

- **OCCUPANCY CLASSIFICATION.** For the purposes of this code, certain occupancies are defined as follows: *Note: Occupancy Classification is found in the Connecticut Fire Safety Code and the Connecticut Building Code and are a part of the Connecticut Fire Prevention Code by reference.*

**Assembly Group A.** Assembly Group A occupancy includes, among others, the use of a building or structure, or a portion thereof, for the gathering together of persons for purposes such as civic, social or religious functions, recreation, food or drink consumption or awaiting transportation. A room or space used for assembly purposes by less than 50 persons and accessory to another occupancy shall be included as part of that occupancy. Assembly areas with less than 750 square feet (69.7 m<sup>2</sup>) and which are accessory to another occupancy according to Section 302.2.1 of the International Building Code are not assembly occupancies, unless they are classified as Special Amusement Buildings as defined by Section 401.11. Assembly occupancies which are accessory to Group E in accordance with Section 302.2 of the International Building Code are not considered assembly occupancies. Religious educational rooms and religious auditoriums which are accessory to churches in accordance with Section 302.2 of the International Building Code and which have occupant loads of less than 100 shall be classified as A-3. A building or tenant space used for assembly purposes by less than 50 persons shall be considered a Group B occupancy, unless they are classified as Special Amusement Buildings as defined by Section 401.11. Assembly occupancies shall include the following:

**A-1** Assembly uses, usually with fixed seating, intended for the production and viewing of performing arts or motion pictures, including but not limited to:

Motion picture theaters;

Symphony and concert halls;

Television and radio studios admitting an audience;

Theaters.

**A-2** Assembly uses intended for food or drink consumption including, but not limited to:

Banquet halls;

Night clubs;

Restaurants;

Taverns and bars.

**A-3** Assembly uses intended for worship, recreation or amusement and other assembly uses not classified elsewhere in Group A, including, but not limited to:

Amusement arcades;

Art galleries;

Bowling alleys;

Churches;

Community halls;

Courtrooms;

Dance halls (not including food or drink consumption);  
Exhibition halls;  
Funeral parlors;  
Gymnasiums (without spectator seating);  
Indoor swimming pools (without spectator seating);  
Indoor tennis courts (without spectator seating);  
Lecture halls;  
Libraries;  
Museums;  
Waiting areas in transportation terminals;  
Pool and billiard parlors.

**A-4** Assembly uses intended for viewing of indoor sporting events and activities including, but not limited to:

Arenas;  
Skating rinks;  
Swimming pools;  
Tennis courts.

**A-5** Assembly uses intended for participation in or viewing outdoor activities including, but not limited to:

Amusement park structures;  
Bleachers;  
Grandstands;  
Stadiums.

**Business Group B.** Business Group B occupancy includes, among others, the use of a building or structure, or a portion thereof, for office, professional or service-type transactions, including storage of records and accounts. Business occupancies shall include, but not be limited to, the following:

Airport traffic control towers;  
Animal hospitals, kennels, pounds;  
Banks;  
Barber and beauty shops;  
Buildings or tenant spaces used for assembly purposes by fewer than 50 persons when they are not accessory to other occupancies;  
Car wash;  
Civic administration;  
Clinic – outpatient;

Dry cleaning and laundries; pick-up and delivery stations and self-service;  
Educational occupancies for students above the 12<sup>th</sup> grade;  
Electronic data processing;  
Laboratories; testing and research;  
Motor vehicle showrooms;  
Post offices;  
Print shops;  
Professional services (such as architects, attorneys, dentists, physicians, engineers);  
Radio and television stations;  
Telephone exchanges;  
Training and skill development not within a school or academic program.

**Group B Medical Occupancies.** In addition to the requirements of this code for Group B occupancies, the provisions of Section 401.17 shall apply to Group B medical and dental occupancies that provide services or treatment for four or more patients who may simultaneously be rendered incapable of taking action for self-preservation under emergency conditions. This occupancy shall include, but not be limited to, the following:

- Outpatient clinics with general anesthesia or life-support equipment;
- Dental centers providing treatment under general anesthesia;
- One-day surgical centers;
- Physician's offices providing treatment under general anesthesia.

Facilities such as the above that do not provide general anesthesia or life-support equipment simultaneously to four or more patients shall be classified as Group B occupancies and shall not be subject to the special provisions of Section 401.17.

**In-home Group B occupancies.** Customary in-home business occupancies located within a single-family dwelling unit, that provide professional services and employ a maximum of one employee within the dwelling in addition to the residents of the dwelling unit, shall be classified as a Group R-3 occupancy or shall be permitted to comply with the requirements of the 2003 International Residential Code portion of the 2005 State Building Code.

**Educational Group E.** Educational Group E occupancy includes, among others, the use of a building or structure, or a portion thereof, by six or more persons at any one time for educational purposes through the 12<sup>th</sup> grade. Religious educational rooms and religious auditoriums, which are accessory to churches in accordance with Section 302.2 of the International Building Code and have occupant loads of less than 100, shall be classified as Group A-3 occupancies.

**Day care.** The use of a building or structure, or portion thereof, for educational, supervision or personal care services for fewer than 24 hours for more than six children 3 years of age or older shall be classified as an E occupancy.

**Factory Industrial Group F.** Factory Industrial Group F occupancy includes, among others, the use of a building or structure, or a portion thereof, for assembling, disassembling, fabricating,

finishing, manufacturing, packaging, repair or processing operations that are not classified as a Group H high-hazard or Group S storage occupancy.

**Factory Industrial F-1 Moderate-Hazard Occupancy.** Factory Industrial uses which are not classified as Factory Industrial Group F-2 shall be classified as F-1 Moderate-Hazard and shall include, but not be limited to, the following:

- Aircraft;
- Appliances;
- Athletic equipment;
- Automobiles and other motor vehicles;
- Bakeries;
- Beverages, over 12 per cent in alcohol content;
- Bicycles;
- Boats;
- Brooms or brushes;
- Business machines;
- Cameras and photo equipment;
- Canvas and similar fabric;
- Carpet and rugs (includes cleaning);
- Disinfectants;
- Dry cleaning and dyeing;
- Electric generating plants;
- Electronics;
- Engines (including rebuilding);
- Food processing;
- Furniture;
- Hemp products;
- Jute products;
- Laundries;
- Leather products;
- Machinery;
- Metals;
- Millwork (sash and doors);
- Motion picture and television filming (without spectators);
- Musical instruments;

Optical goods;  
Paper mills or products;  
Photographic film;  
Plastic products;  
Printing or publishing;  
Recreational vehicles;  
Refuse incineration;  
Shoes;  
Soaps and detergents;  
Textiles;  
Tobacco;  
Trailers;  
Upholstering;  
Wood; distillation;  
Woodworking (cabinet).

**Factory Industrial F-2 Low-Hazard Occupancy.** Factory industrial uses involving the fabrication or manufacturing of noncombustible materials which, during finishing, packaging or processing do not involve a significant fire hazard, shall be classified as F-2 occupancies and shall include, but not be limited to, the following:

Beverages, up to and including 12 per cent alcohol content;  
Brick and masonry;  
Ceramic products;  
Foundries;  
Glass products;  
Gypsum;  
Ice;  
Metal products (fabrication and assembly).

**High-Hazard Group H.** High-hazard group H occupancy includes, among others, the use of a building or structure, or a portion thereof, that involves the manufacturing, processing, generation or storage of materials that constitute a physical or health hazard in quantities in excess of those found in Tables 307.7(1) and 307.7(2) of the International Building Code. (See also definition of “control area”).

**Exception:** Occupancies as provided for in the International Building Code shall not be classified as Group H, but shall be classified in the occupancy which they most nearly resemble.

**High-hazard Group H-1.** Buildings and structures containing materials that pose a detonation hazard, shall be classified as Group H-1. Such materials shall include, but not be limited to, the following:

Explosives:

Division 1.1;

Division 1.2;

Division 1.3;

**Exception:** Materials that are used and maintained in a form where either confinement or configuration will not elevate the hazard from a mass fire to mass explosive hazard shall be allowed in Group H-2 occupancies.

Division 1.4;

**Exception:** Articles, including articles packaged for shipment, including 1.4G consumer fireworks, or unpackaged articles used in process operations that do not propagate a detonation or deflagration between articles shall be allowed in Group H-3 occupancies.

Division 1.5;

Division 1.6;

Organic peroxides;

Oxidizers, Class 4;

Unstable (reactive) materials, Class 3 detonable, and Class 4;

Detonable pyrophoric materials.

**High-hazard Group H-2.** Buildings and structures containing materials that pose a deflagration hazard or a hazard from accelerated burning, shall be classified as Group H-2. Such materials shall include, but not be limited to, the following:

Class I, or II or IIIA flammable or combustible liquids which are used or stored in normally open containers or systems, or in closed containers or systems pressurized at more than 15 pounds per square inch (103.4 kPa) gauge;

Combustible dusts;

Cryogenic fluids, flammable;

Flammable gases;

Organic peroxides, Class I;

Oxidizers, Class 3, that are used or stored in normally open containers or systems, or in closed containers or systems pressurized at more than 15 pounds per square inch (103.4 kPa) gauge;

Pyrophoric liquids, solids and gases, nondetonable;

Unstable (reactive) materials, Class 3, nondetonable;

Water-reactive materials, Class 3.

**High-hazard Group H-3.** Buildings and structures containing materials that readily support combustion or that pose a physical hazard shall be classified as Group H-3. Such materials shall include, but not be limited to, the following:

Class I, II or IIIA flammable or combustible liquids which are used or stored in normally closed containers or systems pressurized at less than 15 pounds per square inch (103.4 kPa) gauge;

Combustible fibers;

Consumer fireworks, 1.4G (Class C, Common);

Cryogenic fluids, oxidizing;

Flammable solids;

Organic peroxides, Class II and Class III;

Oxidizers, Class 2;

Oxidizers, Class 3, that are used or stored in normally closed containers or systems pressurized at less than 15 pounds per square inch gauge (103 kPa);

Oxidizing gases;

Unstable (reactive) materials, Class 2;

Water-reactive materials, Class 2.

**Consumer fireworks, Class 1.4G.** Sparklers and fountain display items permitted to be sold in Connecticut shall be exempt from the requirements of an H-3 occupancy under the following circumstances:

1. The total amount on display and in storage in any single control area complies with the maximum allowable quantities as listed in Table 307.7(1) of the International Building Code portion of the State Building Code, or;
2. The new or existing retail store or retail sales facility complies with the provisions of NFPA 1124-2006 for new stores and facilities as herein amended by the State of Connecticut.

Stores and facilities selling sparklers and fountain display items that are exempt from the requirements of an H-3 occupancy shall provide employee supervision of the fireworks display area; shall locate all fireworks a minimum of 5 feet from any building exit; and shall comply with the requirements of Part IV of this code.

The provisions of NFPA 1124 are amended for use in Connecticut as follows:

**7.5.3 Storage Rooms.** Storage rooms containing consumer fireworks, regardless of size, in a new or existing permanent store shall be protected with an automatic sprinkler system installed in accordance with NFPA 13, *Standard for the Installation of Sprinkler Systems*, or separated from the retail sales area by a fire barrier having a fire resistance rating of not less than 1 hour. The quantity of fireworks permitted in storage shall not exceed 3,600 cubic feet, including packaging. Such storage shall be segregated into areas of 1,200 cubic feet or less, separated by a minimum of 4 feet of clear space.

**High-hazard Group H-4.** Buildings and structures containing materials that are health hazards shall be classified as Group H-4. Such materials shall include, but not be limited to, the following:

- Corrosives;
- Highly toxic materials;
- Toxic materials.

**High-hazard Group H-5.** Semiconductor fabrication facilities and comparable research and development areas in which hazardous production materials (HPM) are used and the aggregate quantity of materials is in excess of those listed in Tables 307.7(1) and 307.7(2) of the International Building Code. Such facilities and areas shall be designed and constructed in accordance with Section 415.9 of the International Building Code.

**Institutional Group I.** Institutional Group I occupancy includes, among others, the use of a building or structure, or a portion thereof, in which people, cared for or living in a supervised environment and having physical limitations because of health or age, are harbored for medical treatment or other care or treatment, or in which people are detained for penal or correctional purposes or in which the liberty of the occupants is restricted. Institutional occupancies shall be classified as Group I-1, I-2, I-3 or I-4.

**Group I-1.** This occupancy shall include buildings, structures or parts thereof housing more than 16 persons, on a 24-hour basis, who because of age, mental disability or other reasons, live in a supervised residential environment that provides personal care services. The occupants are capable of responding to an emergency situation without physical assistance from staff. This group shall include, but not be limited to, the following:

- Alcohol and drug centers;
- Assisted living facilities;
- Congregate care facilities;
- Convalescent facilities;
- Group homes;
- Halfway houses;
- Residential board and care facilities;
- Social rehabilitation facilities.

A facility such as the above with three or fewer persons shall be classified as Group R-3. A facility such as above, housing at least four and not more than 16 persons, shall be classified as Group R-4.

**Group I-2.** This occupancy shall include buildings and structures used for medical, surgical, psychiatric, nursing or custodial care on a 24-hour basis for four or more persons who are not capable of self-preservation. This group shall include, but not be limited to, the following:

- Hospitals;
- Nursing homes (both intermediate care facilities and skilled nursing facilities);

Mental hospitals;

Detoxification facilities.

A facility such as the above with three or fewer persons shall be classified as Group R-3.

**Child care facility.** A child care facility that provides care on a 24-hour basis to more than five children less than 3 years of age shall be classified as Group I-2. Such a facility with five or fewer children less than 3 years of age shall be classified as Group R-3.

**Alternative compliance for small group homes.** See Section 407.12 of the State Building Code for alternative compliance provisions for Group I-2 group homes serving four to six persons who are not capable of self-preservation.

**Group I-3.** This occupancy shall include buildings and structures which are inhabited by four or more persons who are under restraint or security. An I-3 facility is occupied by persons who are generally incapable of self-preservation due to security measures not under the occupants' control. This group shall include, but not be limited to, the following:

Correctional centers;

Detention centers;

Jails;

Prerelease centers;

Prisons;

Reformatories.

Buildings of Group I-3 shall be classified as one of the occupancy conditions indicated as follows:

**Condition 1.** This occupancy condition shall include buildings in which free movement is allowed from sleeping areas and other spaces where access or occupancy is permitted, to the exterior via means of egress without restraint. A Condition 1 facility is permitted to be constructed as Group R.

**Condition 2.** This occupancy condition shall include buildings in which free movement is allowed from sleeping areas and any other occupied smoke compartment to one or more smoke compartments. Egress to the exterior is impeded by locked exits.

**Condition 3.** This occupancy condition shall include buildings in which free movement is allowed within individual smoke compartments, such as sleeping units and group activity spaces, where egress is impeded by remote-controlled release of means of egress from such smoke compartment to another smoke compartment.

**Condition 4.** This occupancy condition shall include buildings in which free movement is restricted from an occupied space. Remote-controlled release is provided to permit movement from sleeping units, activity spaces and other occupied areas within the smoke compartment to other smoke compartments.

**Condition 5.** This occupancy condition shall include buildings in which free movement is restricted from an occupied space. Staff-controlled manual release is

provided to permit movement from sleeping units, activity spaces and other occupied areas within the smoke compartment to other smoke compartments.

**Group I-4, day care facilities.** This group shall include buildings or structures occupied by persons of any age who receive custodial care for less than 24 hours by individuals other than parents or guardians, relatives by blood marriage, or adoption, and in a place other than the home of the person cared for. A facility such as the above with six or fewer persons shall be classified as Group R-3 or shall comply with the International Residential Code. Places of worship during religious functions are not included.

**Adult care facility.** A facility that provides accommodations for less than 24 hours per day for more than six unrelated adults and provides supervision and personal care services shall be classified as Group I-4.

**Exception:** Where the occupants are capable of responding to an emergency situation without physical assistance from the staff, the facility shall be classified as Group A-3.

**Child care facility.** A facility that provides supervision and personal care on less than a 24-hour-per-day basis for more than six children less than 3 years of age shall be classified as Group I-4.

**Exceptions:**

1. A child care facility which provides care for more than six but not more than 100 children less than 3 years of age, when the rooms where such children are cared for are located on the level of exit discharge and each of these child care rooms has an exit door directly to the exterior, shall be classified as Group E.
2. As defined in section 19a-77 of the Connecticut General Statutes, a family day care home that accommodates six or fewer children of any age shall be classified as Group R-3 or shall comply with the International Residential Code as adopted by the State Building Code. During the regular school year, a maximum of three additional children who are in school full time, including the provider's own children, shall be permitted, except that if the provider has more than three children who are in school full time, all of the provider's children shall be permitted.

**Mercantile Group M.** Mercantile Group M occupancies include, among others, buildings and structures or a portion thereof, for the display and sale of merchandise, and involves stocks of goods, wares or merchandise incidental to such purposes and accessible to the public. Mercantile occupancies shall include, but not be limited to, the following:

Department stores;

Drug stores;

Markets;

Motor fuel-dispensing facilities;

Retail or wholesale stores;

Sales rooms.

**Residential Group R.** Residential Group R includes, among others, the use of a building or structure or a portion thereof, for sleeping purposes when not classified as Institutional Group I. Residential occupancies shall include the following:

**R-1** Residential occupancies where the occupants are primarily transient (less than 30 days) in nature including:

Boarding houses;

Hotels;

Motels;

Bed and breakfast establishments.

**Group R-1 bed and breakfast establishments.** A building that the owner occupies or that is adjacent to a building that the owner occupies as his or her primary place of residence, has a total occupant load of not more than 16 persons including the owner-occupants, and has no provisions for cooking or warming food in the guest rooms. A Group R-1 bed and breakfast establishment shall not be permitted within a mixed use building. A fire evacuation plan shall be prominently posted on the inside of each guest room door.

**Kitchens in Group R-1 bed and breakfast establishments.** Kitchens in Group R-1 bed and breakfast establishments shall be separated by ½-hour rated separation assemblies.

**Exceptions:**

1. Fire rated separation assemblies shall not be required when the kitchen is protected by a limited area sprinkler system.
2. Fire separation assemblies shall not be required when the kitchen is equipped with a listed residential range top extinguisher unit or an approved commercial kitchen hood with a listed, approved automatic fire suppression system.
3. The structural members supporting the rated assemblies shall not be required to be fire resistance rated.

**R-2** Residential occupancies containing sleeping units or more than two dwelling units where the occupants are primarily permanent in nature, including:

Apartment houses;

Boarding houses (not transient);

Convents;

Dormitories;

Fraternities and sororities;

Hotels (nontransient);

Monasteries;

Motels (nontransient).

**R-3** Residential occupancies where the occupancies are primarily permanent in nature and not classified as R-1, R-2, R-4 or I and where buildings do not contain more than two dwelling units, or adult and child care facilities that provide accommodations for six or fewer persons of any age for less than 24-hours. Adult and child care facilities that are within a single-family home are permitted to comply with the International Residential Code as adopted by the State Building Code. R-3 occupancies shall allow not more than six lodgers or boarders where personal care services are not provided.

**R-4** Residential occupancies shall include buildings arranged for occupancy as residential care/assisted living facilities including more than three but not more than 16 occupants, excluding staff. Group R-4 occupancies shall meet the requirements for construction as defined for Group R-3s except as otherwise provided by the State Building Code.

**Storage Group S.** Storage Group S occupancy includes, among others, the use of a building or structure, or a portion thereof, for storage that is not classified as a hazardous occupancy.

**Moderate-hazard storage, Group S-1.** Buildings occupied for storage uses which are not classified as Group S-2 including, but not limited to, storage of the following:

- Aerosols, Level 2 and 3;
- Aircraft repair hangar;
- Bags, cloth, burlap and paper;
- Bamboo and rattan;
- Baskets;
- Belting, canvas and leather;
- Books and paper in rolls or packs;
- Boots and shoes;
- Buttons, including cloth covered, pearl or bone;
- Cardboard and cardboard boxes;
- Clothing, woolen wearing apparel;
- Cordage;
- Furniture;
- Furs;
- Glue, mucilage, paste and size;
- Grain;
- Horn and combs, other than celluloid;
- Leather;
- Linoleum;
- Lumber;
- Motor vehicle repair garages (complying with the International Building Code and containing less than the maximum allowable quantities of hazardous materials);

Photo engraving;  
Resilient flooring;  
Silk;  
Soap;  
Sugar;  
Tires, bulk storage of;  
Tobacco, cigars, cigarettes and snuff;  
Wax candles.

**Low-hazard storage, Group S-2.** Includes, among others, buildings used for the storage of noncombustible materials such as products on wood pallets or in paper cartons with or without single thickness divisions; or in paper wrappings. Such products may have a negligible amount of plastic trim such as knobs, handles or film wrapping. Storage uses shall include, but not be limited to, storage of the following:

Aircraft hangar;  
Asbestos;  
Beverages up to and including 12-per cent alcohol in metal, glass or ceramic containers;  
Cement in bags;  
Chalk and crayons;  
Dairy products in nonwaxed coated paper containers;  
Dry cell batteries;  
Electrical coils;  
Electrical motors;  
Empty cans;  
Food products;  
Foods in noncombustible containers;  
Fresh fruits and vegetables in nonplastic trays or containers;  
Frozen foods;  
Glass;  
Glass bottles, empty or filled with noncombustible liquids;  
Gypsum board;  
Inert pigments;  
Ivory;  
Metal desks with plastic tops and trim;  
Metal parts;

Metals;  
Mirrors;  
Oil-filled and other types of distribution transformers;  
Parking garages (open or enclosed);  
Stoves;  
Talc and soapstones;  
Washers and dryers.

**Miscellaneous Group U.** Buildings and structures of an accessory character and miscellaneous structures not classified in any specific occupancy shall be constructed, equipped and maintained to conform to the requirements of this code commensurate with the fire and life hazard incidental to their occupancy. Group U shall include, but not be limited to, the following:

Agricultural buildings;  
Aircraft hangar, accessory to a one- or two-family residence (See Section 412.3 of the International Building Code);  
Barns;  
Carports;  
Fences more than 6 feet (1829 mm) high;  
Grain silos, accessory to a residential occupancy;  
Greenhouses;  
Livestock shelters;  
Private garages;  
Retaining walls;  
Sheds;  
Stables;  
Tanks;  
Towers.

**Incidental use areas.** Spaces which are incidental to the main occupancy shall be separated or protected, or both, in accordance with Section 704, or the building shall be classified as a mixed use occupancy and comply with Section 302.3 of the State Building Code. Areas that are incidental to the main occupancy shall be classified in accordance with the main occupancy of the portion of the building in which the incidental use area is located.



**TOWN OF MANSFIELD  
DEPARTMENT OF BUILDING & HOUSING  
INSPECTION**

**HOUSING INSPECTION FEE SCHEDULE**

**LANDLORD REGISTRATION**

**FEE**

Initial Fee (New LLR)	\$25.00
Change of Address	\$10.00
Addition of property to existing LLR	No Fee
Filing Violation	Up to \$250.00
Subsequent Non-Filing Violation	Up to \$1,000.00
Non-payment of Filing Fee	\$90.00

**HOUSING CODE**

**FEE**

Certificate of Compliance (2 Year Certificate unless Conditional)	\$150.00
Violation(s) – No Re-Inspections	\$100.00 per day
Non-Payment of Certificate Fee	\$100.00 per day

**OTHER FEES**

**FEE**

Ordinance Violation	\$90.00
International Property Maintenance Code Book & Town Supplement	\$21.00
Copies	\$.50 per copy



**EHHD**  
Eastern Highlands Health District

4 South Eagleville Road · Mansfield CT 06268 · Tel:

(860) 429-3325 · Fax: (860) 429-3321

Eastern Highlands Health District  
Fee Schedule – FY 10-11  
Effective July 1, 2010

Service Activity	FY10/11
Food Establishment License	
Class I	\$ 105.00
Class II	\$ 140.00
Class III	\$ 210.00
Class IV	\$ 290.00
Temporary	\$ 40.00
Re-Inspection	\$ 50.00
2nd Re-inspection	\$ 100.00
Food Establishment Plan Review Fees Per Plan	
Class I & II	\$ 130.00
Class III & IV	\$ 210.00
Subsurface Sewage Disposal	
Permit – New	\$ 150.00
Permit – Major Repair	\$150.00
Permit – Minor Repair	\$ 60.00
Permit – Design Flow >2000 GPD	\$ 300.00
Percolation (perc) Test	\$ 75.00
Deep Hole Test (fee includes 3 pits per site)	\$ 85.00
Each Additional Pit	\$ 20.00
Subdivision Plan Review (per lot)	\$ 100.00
(Fee includes review of one set of revisions)	
Subdivision Plan Revisions Reviewed (per lot)	\$ 30.00
(Fee is for each added set of revisions)	
Plan Review (per plan)	\$ 110.00
Review plans revised more than once	\$ 30.00
Plan Review for Tank Replacement	\$ 40.00
B100a Review (Building/Zoning Permit)	\$ 40.00
Septic Tank/System Abandonment	\$ 50.00
Miscellaneous	
Well Permit	\$ 95.00
Mortgage Inspection/Report for FHA,VA	\$ 50.00
Commercial Bank Mortgage Inspection/Report	\$ 100.00
Group Home/Daycare Inspection	\$ 70.00
Lead Inspection per Sanitarian	\$65/hour
Family Campground Inspection	\$100.00

Cosmetology Inspection	
Small	\$ 50.00
Large	\$ 150.00
Pool Inspection	\$ 50.00
New Service Activity Categories	
Farmers Market Food Vendor Seasonal License Categories	
Farmer Food Vendor License - Cold samples only	
One market location	no fee
Multiple-market locations	no fee
Non-farmer Food Vendor License - Cold samples only	
One market location	\$ 25.00
Multiple-market locations	\$ 40.00
Farmer Food Vendor License - Low Risk Food Preparation	
One market location	\$ 25.00
Multiple-market locations	\$ 40.00
Non-farmer Food Vendor License - Low Risk Food Preparation	
One market location	\$ 40.00
Multiple-market locations	\$ 60.00
Food Vendor License - High Risk Food Preparation	\$ 200.00

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***Preventing Illness & Promoting Wellness for Communities In Eastern Connecticut***

*Andover · Ashford · Bolton · Chaplin · Columbia · Coventry · Mansfield · Scotland · Tolland · Willington*