

Wild Flower Townes H.O.A.

Fire Safety



1. Barbeque Equipment and Outdoor Cooking Equipment

- a. Barbecue equipment must be kept in good repair and *stored* within the garage or in the rear of the home *when not in use*.
- b. No barbeque equipment may be placed outside the building envelope.
- c. It is recommended for safety purposes, for your home and your attached neighbor's home, to place your grill as far away from your home or privacy (PVC) fence as possible when in use, and that a propane tank not be stored within a garage.
- d. Since HVT is an attached Townhome Community, outdoor grilling and cooking is limited to the back of the homes.

Grills and Outdoor Cooking Equipment are permitted, but may **NEVER** be used inside of Screened Porches or Garages. **For safety purposes, it is recommended that BBQ grills be a minimum of 10' from a structure, which includes PVC privacy partitions and grass/wood lines. Use of concrete patio blocks on grass as a base for a BBQ Grill is encouraged, and should provide a safe stone type base which extends approximately 12"-18" on all sides of the BBQ grill, since dry grass can easily ignite.**

N.C. State code:

308.3.1 Open-flame cooking devices. Charcoal burners and other open-flame cooking devices shall not be operated on combustible balconies or within 10 feet (3048 mm) of combustible construction.

Exceptions: One- and two-family dwellings and where buildings, balconies and decks are protected by an automatic sprinkler system.

2. Fire Pits

****ARE NOT PERMITTED** in Heritage View Townes due to the close proximity of homes, size and absence of patios, limited homeowner property lines, proximity to PVC privacy partitions, grass/wood lines, and N.C. State Fires Codes, as recommended by Wake Fire Marshall and agreed upon by Heritage Two ARC, (see N.C. State Fire Code below).

(Please note: Natural gas lines/connections are also above ground in rear of homes in many instances).

N.C. State 202 Fire Prevention Code 307.4.3 Portable outdoor fireplaces. Portable outdoor fireplaces shall be used in accordance with the manufacturer's instructions and shall not be operated within 15 feet (3048 mm) of a structure or combustible material.

Exception: Portable outdoor fireplaces used at one- and two-family dwellings.

3. Smoke Alarms

ALL H.V.T HOMES ARE EQUIPT WITH SMOKE ALARMS. PLEASE TEST YOUR ALARMS EVERY SIX MONTHS, (DAYLIGHT SAVINGS IS A GOOD REMINDER TIME), AND CHANGE YOUR BATTERIES EVERY YEAR TO ENSURE THEY ARE IN GOOD WORKING CONDITION. SMOKE ALARMS SAVE LIVES!!!