

LOS ANGELES FIRE COMMISSION

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November 18, 2025

Honorable Karen Bass
Mayor, City of Los Angeles
Room 303, City Hall
Attn: Legislative Coordinator

Honorable Members of City Council
City of Los Angeles
City Hall, Room 395
Attn: City Clerk

[BFC 25-070] – PROPOSED 2026 LOS ANGELES WILDLAND-URBAN INTERFACE

At its meeting of November 18, 2025, the Board of Fire Commissioners approved the report and its recommendations. The report is hereby transmitted to the Mayor and the City Council for consideration and approval.

Should you need additional information, please contact the Board of Fire Commissioners' office at LAFDFireCommission@lacity.org.

Sincerely,

Neverly Ann Hill
Commission Executive Assistant II

Attachment

cc: Fire Chief Jaime E. Moore (via email)

LOS ANGELES FIRE DEPARTMENT



RONNIE R. VILLANUEVA
INTERIM FIRE CHIEF

APPROVED: 11/10/25
BOARD OF FIRE COMMISSIONERS
BY: [Signature]
COMMISSION EXECUTIVE ASSISTANT

November 3, 2025

BOARD OF FIRE COMMISSIONERS
FILE NO. 25-070

TO: Board of Fire Commissioners
FROM: **RV** Ronnie R. Villanueva, Interim Fire Chief
SUBJECT: PROPOSED 2026 LOS ANGELES WILDLAND-URBAN INTERFACE CODE

FINAL ACTION:	<input checked="" type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Corrections	<input type="checkbox"/> Withdrawn
	<input type="checkbox"/> Denied	<input type="checkbox"/> Received & Filed	<input type="checkbox"/> Other

SUMMARY

The City must amend the Los Angeles Fire Code (L AFC) to create the new Los Angeles California Wildlife Urban Interface Code (LAWUIC), which adopts the provisions of the 2025 California Wildlife Urban Interface Code (CWUIC). The provisions of the CWUIC and any modifications need to be adopted and be in effect by January 1, 2026. To begin the process of amending the L AFC, the Board of Fire Commissioners must request that the City Council direct the City Attorney to draft an ordinance that would create the LAWUIC.

RECOMMENDATION

That the Board: Direct the Commission Executive Assistant to transmit this report to the City Council and Mayor for consideration and approval. Subject to the approval of the City Council and Mayor, request the City Council to direct the City Attorney to draft an ordinance adding a new Article 7.1 to Chapter V of the LAMC to create the proposed LAWUIC.

FISCAL IMPACT

The Department has budgeted for the editing, publication and purchase of the 2026 LAWUIC amendment package.

DISCUSSION

Every three years, the State of California adopts building standards and regulations, which are codified in Title 24 of the California Code of Regulations (Title 24). Title 24 consists of 12 parts. Part 2 is known as the California Building Code; Part 2.5 is known as the California Residential Code; and Part 9 is known as the California Fire Code.

The California Wildlife Urban Interface Code, which is based on the International Wildlife Urban Interface Code, establishes the minimum requirements for the safeguarding of life and property from the hazards of wildfire in designated wildlife urban interface areas, i.e., the zone of transition between unoccupied land and human development. Until 2025, the CWUIC did not comprise its own part within Title 24. Rather, the provisions of the CWUIC were located in Chapter 7A of the California Building Code, Chapter 49 of the California Fire Code, and Section R337 of the California Residential Code.

In 2025, the state reorganized the CWUIC provisions and relocated them in Part 7 of Title 24. To carry out enforcement activities, the City must adopt the CWUIC. California Health and Safety Code Sections 17958.5 and 17958.7 authorize the City to make modifications when adopting the CWUIC upon finding that the changes are reasonably necessary due to local climatic, geological or topographical conditions. These amendments must be adopted within 180 days of the CFC's triennial adoption. Because the CWUIC was adopted in January 2025 and published in July 2025, the City must adopt its amendments by January 1, 2026. Failure to meet this deadline will make any amendments unenforceable.

CONCLUSION

The California Wildlife Urban Interface Code, which establishes the minimum requirements for the safeguarding of life and property from the hazards of wildfire in designated wildlife urban interface areas, was updated in 2025. The City must create its own LAWUIC to adopt the new CWUIC provisions and make any amendments by January 1, 2026. The resulting LAWUIC will allow the City to provide consistent fire protection due to wildfire unique to Southern California and Los Angeles.

Board Report prepared by Chad Richardson, Commander, Planning Unit,
Administrative Section, Fire Prevention and Public Safety Bureau.