



City of Hesperia Development Services Building and Safety Division		INFORMATION BULLETIN
Building Official Signature: <i>Andrew Lemke</i> Andrew Lemke, CBO		IB-25-002
Subject: Adoption of 2025 Fire Hazard Severity Zones (FHSZ) and Wildland-Urban Interface (WUI)		Effective: 6/30/2025 Revised: N/A

PURPOSE

In accordance with California Government Code § 51178.5 and direction from the California State Fire Marshal, updated Fire Hazard Severity Zone (FHSZ) maps for Local Responsibility Areas (LRA) have been released and are scheduled to take effect no later than July 22, 2025. These maps identify areas of Moderate, High, and Very High Fire Hazard Severity Zones using consistent statewide criteria and projections of wildfire hazard conditions.

The San Bernardino County Fire Protection District (SBCFPD), serving as the fire authority for the City of Hesperia (City), is formally adopting these updated FHSZ designations. As a result, the city is required to implement and enforce the associated Wildland-Urban Interface (WUI) building standards. These updates significantly expand the areas classified as Very High Fire Hazard Severity Zones (VHFHSZ) within Hesperia and are part of California's broader effort to improve wildfire resilience and safeguard public safety.

WUI construction requirements will be enforced in the city in two phases:

- **Effective July 22, 2025:** WUI standards apply to properties located in Very High Fire Hazard Severity Zones (VHFHSZ).
- **Effective January 1, 2026:** WUI standards will additionally apply to properties in High Fire Hazard Severity Zones (HFHSZ).

Properties within Moderate zones are not subject to WUI requirements currently.

SCOPE & IMPACT

The application of WUI construction standards will be enforced in the City of Hesperia as follows:

- **Beginning July 22, 2025** – All building permit applications for new construction within Very High Fire Hazard Severity Zones (VHFHSZ) must comply with:
 - California Building Code (CBC) Chapter 7A
 - California Residential Code (CRC) Chapter 337 (R327)
- **Beginning January 1, 2026** – These same WUI standards will also apply to High Fire Hazard Severity Zones (HFHSZ).

These regulations are intended to reduce the risk of structure ignition and increase survivability during wildfire events.

LEGAL AUTHORITY

- **Public Resources Code §§ 4201–4204** – Requires CAL FIRE to classify FHSZs and recommend maps for LRA jurisdictions.
- **Government Code §§ 51175–51189** – Establishes local responsibility for adopting and enforcing VHFHSZ construction standards.
- **Government Code § 51178.5** – Requires public notice and comment period before LRA FHSZ maps are adopted.
- **California Building Standards Code (Title 24, CBC 7A / CRC 337)** – Specifies ignition-resistant construction requirements.

Note: State law prohibits jurisdictions from adopting a fire hazard severity zone that is less restrictive than the one recommended by the State Fire Marshal.

EXEMPTIONS

Projects exempt from WUI requirements include:

- Additions or remodels to buildings constructed prior to July 1, 2008.
- Interior-only alterations with no changes to the exterior envelope.
- Minor projects that, in the judgment of the Building Official, pose no increased wildfire risk.

COMMON COMPLIANCE MEASURES

Structures within designated WUI zones must incorporate ignition-resistant construction features, including but not limited to:

- **Class A roof assemblies**, such as tile with a 72# minimum cap sheet underlayment.
- **Non-combustible or ignition-resistant exterior walls** (e.g., three-coat stucco, cement fiberboard).
- **Tempered glazing**: At least one pane of glass in all exterior windows must be tempered.
- **Vent openings** protected with corrosion-resistant metal mesh with openings between 1/16" and 1/8".
- **Protected eaves and overhangs**: Enclosed or constructed of ignition-resistant materials.

Refer to **CBC Chapter 7A** and **CRC Section R337** for full construction requirements.

DETERMINE IF YOUR PROPERTY IS AFFECTED

To determine whether your property is within a **Very High Fire Hazard Severity Zone**, use the following resources:

- **City of Hesperia FHSZ Viewer**
<https://hesperia.geoviewer.io/>
 - Read and accept the terms of use
 - Click on the “Development” tab
 - Select “Fire Hazard Zones (LRA)”
 - Enter your property’s APN or address
- **CAL FIRE FHSZ Viewer**
<https://osfm.fire.ca.gov/what-we-do/community-wildfire-preparedness-and-mitigation/fire-hazard-severity-zones>