

**CALIFORNIA
ADOPTED THE FOLLOWING:**

FINAL EXPRESS TERMS
FOR STATE AGENCY APPROVED CHANGES
TO
THE 2021 INTERNATIONAL EXISTING BUILDING CODE (IEBC)
FOR
THE 2022 CALIFORNIA EXISTING BUILDING CODE CALIFORNIA CODE OF
REGULATIONS (CCR), TITLE 24, PART 10

- THE CALIFORNIA BUILDING STANDARDS COMMISSION (BSC)
- THE DIVISION OF THE STATE ARCHITECT – ACCESS COMPLIANCE (DSA-AC)
- THE DIVISION OF THE STATE ARCHITECT – STRUCTURAL SAFETY (DSA-SS)
- THE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPEMENT (HCD)
- THE OFFICE OF STATE WIDE HEALTH PLANNING AND DEVELOPMENT (OSHPD)
- THE OFFICE OF THE STATE FIRE MARSHAL (SFM)

Disclaimer: All Final Express Terms for the above mentioned agencies are available and were obtained from the Building Standards Commission at the following links:

<https://www.dgs.ca.gov/BSC/Rulemaking/2021-Triennial-Code-Adoption-Cycle/Dec-2021-Commission-Mtg>

<https://www.dgs.ca.gov/BSC/Rulemaking/2021-Triennial-Code-Adoption-Cycle/Jan-2022-Commission-Mtg>

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6. THE OFFICE OF THE STATE FIRE MARSHAL	(SFM 07/18)

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APPROVED BY THE CALIFORNIA BUILDING STANDARDS COMMISSION
JANUARY 18, 2022

**FINAL EXPRESS TERMS
FOR PROPOSED BUILDING STANDARDS
OF THE CALIFORNIA BUILDING STANDARDS COMMISSION
REGARDING THE 2022 CALIFORNIA EXISTING BUILDING CODE,
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 10
(BSC 09/21)**

The State agency shall draft the regulations in plain, straightforward language, avoiding technical terms as much as possible and using a coherent and easily readable style. The agency shall draft the regulation in plain English. A notation shall follow the express terms of each regulation listing the specific statutes authorizing the adoption and listing specific statutes being implemented, interpreted, or made specific (Government Code Section 11346.2(a)(1)).

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LEGEND for EXPRESS TERMS (Based on model codes - Parts 2, 2.5, 3, 4, 5, 9, 10)

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FINAL EXPRESS TERMS

ITEM 1

CHAPTER 1 SCOPE AND ADMINISTRATION

DIVISION I – CALIFORNIA ADMINISTRATION

[BSC proposes to bring forward existing California amendments in Chapter 1, Division I, Sections 1.1 and 1.2 from the 2019 CEBC for adoption into the 2022 CEBC with the following modifications.]

1.1.1 Title. *These regulations shall be known as the California Existing Building Code, may be cited as such and will be referred to herein as “this code.” The California Existing Building Code is Part 10 of thirteen parts of the official compilation and publication of the adoption, amendment and repeal of building regulations to the California Code of Regulations, Title 24, also referred to as the California Building Standards Code. This part incorporates by adoption the ~~2018~~ 2021 International Existing Building Code of the International Code Council with necessary California amendments.*

...

Notation:

Authority: Government Code Section 14617; Health and Safety Code Sections 16600, 16601, 18928, 18930.5, 18934.5, and 18940.5.

Reference(s): Government Code Section 14617; Health and Safety Code Sections 16600 and 18929.

ITEM 2

CHAPTER 1 SCOPE AND ADMINISTRATION

DIVISION II – SCOPE AND ADMINISTRATION

[BSC proposes to adopt Sections 106.2.5 and 109.3.6 of the 2021 IEBC Chapter 1 and bring forward existing California amendments from the 2019 CEBC with the following modifications.]

...

SECTION 105 PERMITS

...

[A] 105.5 Expiration. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. The code official is authorized to grant, in writing, one or more extensions of time for periods not more than 180 days each. The extension shall be requested in writing and justifiable cause demonstrated.

105.5.1 Expiration. [BSC] On or after January 1, 2019, every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 12 months after its issuance or if the work authorized on the site by such permit is suspended or abandoned for a period of 12 months after the time the work is commenced. The building official is authorized to grant, in writing, one or more extensions of time, for periods not more than 180 days each. The extension shall be requested in writing and justifiable cause demonstrated. (See Health and Safety Code Section 18938.5 and 18938.6).

...

Notation

Authority: Health and Safety Code Sections 18928, 18929, 18934.5, 18934.7, 18938.5, 18938.6.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5, 18938.5, 18938.6.

ITEM 3

CHAPTER 2 DEFINITIONS

[BSC proposes to adopt 2021 IEBC Chapter 2 with the following amendments.]

...

BUILDING OFFICIAL. [BSC] [Relocated from Section 318.1] ~~The is that individual~~ within the agency or organization charged with responsibility for compliance with the requirements of this code. For some agencies this person is termed the “enforcement agent.”

...

ENFORCEMENT AGENCY. [BSC] [Relocated from Section 318.1] ~~(Authority Having Jurisdiction in ASCE 41) is t~~The agency or organization charged with responsibility for agency or organization compliance with the requirements of this code, also known as the Authority Having Jurisdiction in ASCE 41.

...

REPAIR. [Withdrawn]

...

Notation

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 4

CHAPTER 3 PROVISIONS FOR ALL COMPLIANCE METHODS

[BSC proposes to adopt 2021 IEBC Sections 301.1.1, 302.5 (formerly 302.6), 304.1 (formerly 303.1), 304.2 (formerly 303.2), and 305.1 (formerly 304.1) and bring forward existing California amendments from the 2019 CEBC with the following modifications.]

301.1 Applicability. ...

301.1.1 Bleachers, grandstands and folding and telescopic seating. Existing bleachers, grandstands and folding and telescopic seating shall comply with ICC 300.

...

302.1 [Formerly 302.2] Dangerous conditions. The code official shall have the authority to require the elimination of conditions deemed dangerous.

302.1.1 ~~302.2.1~~ Dangerous conditions. [BSC] *Regardless of the extent of structural or nonstructural damage, the code official shall have the authority to require the elimination of conditions deemed dangerous.*

...

302.5 [Formerly 302.6] Occupancy and use. Where determining the appropriate application of the referenced sections of this code, the occupancy and use of a building shall be determined in accordance with Chapter 3 of the *California Building Code*.

...

317.2 Scope. ~~All modifications alterations, structurally connected additions and/or repairs to existing structures or portions thereof shall, at a minimum, be designed and constructed to resist the effects of seismic ground motions as provided in this section. The structural system shall be evaluated by a registered design professional and, if not meeting or exceeding the minimum seismic design performance requirements of this section, shall be retrofitted in compliance with these requirements.~~

...

317.5 Minimum seismic design performance levels for structural and nonstructural components. *Following the notations of ASCE 41, the seismic requirements for design and assessment are based upon a prescribed Earthquake Seismic Hazard Level (BSE-1N, BSE-2N, BSE-1E, BSE-R or BSE-C), a specified structural performance level (S-1 through S-5) and a nonstructural performance level*

(N-A through N-E). The minimum seismic performance criteria are given in Table 317.5 according to the Building Regulatory Authority and the Risk Category as determined in Chapter 16 of the California Building Code or by the regulatory authority. The building shall be evaluated in accordance with a Tier 3 Systematic Evaluation and Retrofit per ASCE 41 Chapter 6 for both the Level 1 and Level 2 performance levels, and the more restrictive requirements shall apply.

Exception: If the floor area of an addition is greater than the larger of 50 percent of the floor area of the original building or 1,000 square feet (93 m²), then the Table 317.5 entries for BSE-R (or BSE-1E) and BSE-C are replaced by BSE-1N and BSE-2N, respectively.

...

TABLE 317.5
SEISMIC PERFORMANCE REQUIREMENTS BY BUILDING REGULATORY
AUTHORITY AND RISK CATEGORY.

Building Regulatory Authority	Risk Category	Performance Criteria	
		Level 1	Level 2
State-Owned [BSC]	I, II, III	BSE-R, S-3, N-C	BSE-C, S-5, N-D
State-Owned [BSC]	IV	BSE-R, S-2, N-B	BSE-C, S-4, N-D
Division of the State Architect - [DSA-SS]	I	BSE-1N, S-3, N-B	BSE-2N, S-5, N-D
Division of the State Architect - [DSA-SS]	II, III	BSE-1N, S-2, N-B	BSE-2N, S-4, N-D
Division of the State Architect - [DSA-SS]	IV	BSE-1N, S-2, N-A	BSE-2N, S-4, N-D
Division of the State Architect - [DSA-SS/CC]	I, II	BSE-1E, S-3, N-C	BSE-2N, S-5, N-D
Division of the State Architect - [DSA-SS/CC]	III	BSE-1E, S-3, N-B	BSE-2N, S-5, N-D
Division of the State Architect - [DSA-SS/CC]	IV	BSE-1E, S-2, N-B	BSE-2N, S-4, N-D

1. ...

2. Buildings evaluated and retrofitted to meet the structural and nonstructural requirements for a new building, Chapter 16 of as given in the California Building Code, in accordance with the exception in Section 319.1, as adopted by DSA or BSC, as applicable, are deemed to meet the seismic performance requirements of this section.

3. Buildings complying with the requirements of the exception in Section 319.1 are deemed to meet the seismic performance requirements of this section.

...

317.6 Retrofit required. Where the evaluation indicates the building does not meet the

required performance objectives of this section, the owner shall take appropriate steps to ensure that the building's structural system is retrofitted in accordance with the provisions of Section 317. Appropriate steps are either: 1) undertake the seismic retrofit as part of the additions, ~~modifications~~ alterations and/or repairs of the structure; or 2) provide a plan, acceptable to the building official, to complete the seismic retrofit in a timely manner. The relocation or moving of an existing building is considered to be an alteration requiring filing of the plans and specifications approved by the building official.

317.7 *The additions, ~~modification~~ alteration or repair to any existing building are permitted to be prepared in accordance with the structural and nonstructural requirements for a new building, ~~Chapter 16 of~~ as given in the California Building Code, applied to the entire building.*

317.8 *The requirements of ASCE 41 Chapters 14 and 15 are to apply to the use of seismic isolation ~~and/or~~ passive energy systems, respectively, for the repair, voluntary lateral-force-resisting system modification or retrofit of an existing structure. When seismic isolation or passive energy dissipation is used, the project must have project peer review as prescribed in Section 322.*

...

318.1 *In addition to the definitions given in Section 202, for the purposes of Sections 317 through 323, certain terms are defined as follows:*

ADDITION [BSC] *means any work that increases the floor or roof area or the volume of enclosed space of an existing building, and is structurally attached to the existing building by connections that are required for transmitting vertical or horizontal loads between the addition and the existing structure.*

ALTERATION [BSC] *means any change within or to an existing building, which does not increase and may decrease the floor or roof area or the volume of enclosed space.*

...

BUILDING OFFICIAL ... [Relocated to Section 202]

DESIGN *is the ~~procedure that includes both the evaluation and retrofit design of an existing component, element or structural system, and design of a new component, element or structural system.~~*

ENFORCEMENT AGENCY ... [Relocated to Section 202]

METHOD A *refers to the ~~procedures prescribed in Section 320.~~*

METHOD B *refers to the ~~procedures allowed in Section 321.~~*

MODIFICATIONS. *For this chapter, ~~modification is taken to include repairs to structures that have been damaged.~~*

N-A, N-B, N-C, N-D, N-E *are seismic nonstructural component performance measures as defined in ASCE 41. N-A corresponds to the highest performance level, and N-D the lowest, while N-E is not considered.*

PEER REVIEW *refers to the ~~procedures contained in Section 322.~~*

REPAIR [Withdrawn]

S-1, S-2, S-3, S-4, S-5, S-6 *are seismic structural performance measures as defined in*

~~ASCE 41. S-1 corresponds to the highest performance level, and S-5 the lowest, while S-6 is not considered.~~

~~**SPECIFIC PROCEDURES** are the procedures listed in Section 319.1.1.~~

~~**STRUCTURAL REPAIRS** are any changes affecting existing or requiring new structural components primarily intended to correct the effects of damage, deterioration or impending or actual failure, regardless of cause.~~

...

319.1 Basis for evaluation and design. This section determines what technical approach is to be used for the seismic evaluation and design for existing buildings. For those buildings ...

One of the following approaches must be used:

1. Method A ...
2. Method B ...
3. For state-owned buildings only, the use of one ...

When Method B is chosen it must be approved by the building official, and, where applicable, by the peer reviewer. All referenced standards in ASCE 41 shall be replaced by referenced standards listed in Chapter 35 of the California Building Code.

Exceptions:

1. **[BSC]** For buildings constructed to the requirements of California Building Code, 2013-2016 or later edition, as adopted by the governing jurisdiction, that code is permitted to be used in place of those specified in Section 319.1.

...

~~**319.4 Risk categories.** For purposes of earthquake-resistant design, eEach structure shall be placed in one of the rRisk categories in accordance with the requirements of the California Building Code.~~

...

319.7 Prescriptive selection of the design method. The requirements of Method A (Section 320) or the specific procedures for applicable building types given in Section 319.1.1 are permitted to be used except under the following conditions, where the requirements of Method B (Section 321) must be used.

319.7.1 When the building contains prestressed or posttensioned structural components (beams, columns, walls or slabs) or contains precast structural components (beams, columns, walls or flooring systems).

319.7.2 When the building is classified as irregular in vertical or horizontal plan. If the evaluation and retrofit is in accordance with Table 317.5 footnote 2 or 3, the building shall be classified by application of ASCE 7, Section 12.3.2. and/or If the evaluation and retrofit is in accordance with ASCE 41, the building shall be classified as irregular when an irregularity defined in ASCE 41, Sections 7.3.1.1.1 to 7.3.1.1.4 exists. Unless the [Remainder of the provision relocated to Exception 2 below]

Exception: Section 319.7.2 does not apply in the following conditions:

- ~~1. If the retrofit design removes the configurational attributes that caused the building to be classified as irregular, then Section 319.7.2 does not apply and Method A may be used.~~
2. The irregularity is demonstrated not to affect the seismic performance of the building.

319.10 Structural observation, testing and inspection. ~~Structural, geotechnical and construction observation, testing and inspection as used in this section shall mean meeting the requirements of Chapter 17 of the California Building Code, with a minimum allowable level of investigation corresponding to seismic design category (SDC) D. At a minimum the project site will be visited by the responsible design professional to observe existing conditions and to review the construction work for general compliance with approved plans, specifications and applicable structural regulations. Such~~ Structural observation visits shall occur at significant construction stages and at the completion of the structural retrofit. Structural observation shall be provided for all structures. ~~The plan for testing and inspection shall be submitted to the building official for review and approval with the application for permit.~~

~~**319.10.1** The registered design professional, or their designee, responsible for the structural design shall be retained to perform structural observation and independently report to the owner of observations and findings as they relate to adherence to the permitted plans and good workmanship.~~

~~**319.10.2** At the conclusion of construction, the structural observer shall submit to the enforcement agency and the owner a final written statement that the required site visits have been made, that the work, to the best of the structural observers knowledge and belief, is or is not in general conformity to the approved plans and that the observed structural deficiencies have been resolved and/or listing those that, to the best of the structural observers knowledge and belief, have not been satisfactorily corrected.~~

~~**319.10.2.1** [Renumbered to coordinate with deletion of the parent section] The requirement ...~~

~~**319.10.2.2** [Renumbered to coordinate with deletion of the parent section] **Preconstruction meeting.** ...~~

319.11 Temporary actions. When compatible with the building use, and the time phasing for both use and the retrofit program, temporary shoring or other structural support is permitted to be considered. Temporary bracing, shoring and prevention of falling hazards are permitted to be used to qualify for ~~Exception-Item 1~~ in Section 319.12 that allows inadequate capability in some existing components, as long as the required performance levels given in Section 317 can be provided by the permanent structure. The consideration for such temporary actions shall be noted in the design documents.

...

321.1 The existing or retrofitted structure shall be demonstrated to have the capability to sustain the deformation response due to the specified earthquake ground motions and meet the seismic performance requirements of Section 317. The registered design professional shall provide an evaluation of the response of the existing structure in its modified configuration and condition to the ground motions specified. If the building's

seismic performance is evaluated as satisfactory and the peer reviewer(s,) and the enforcement agency concurs, then no further structural ~~modifications~~ retrofit and/or repair of the lateral load-resisting system are required.

When the evaluation indicates the building does not meet the required performance levels given in Table 317.5 for the risk category, then a retrofit and/or repair design shall be prepared that provides a structure that meets these performance objectives and reflects the appropriate consideration of existing conditions. Any approach to analysis and design is permitted to be used, provided that the approach shall be rational, shall be consistent with the established principals of mechanics and shall use the known performance characteristics of materials and assemblages under reversing loads typical of severe earthquake ground motions.

Exception: ...

...

Notation

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5, 18941.6.

ITEM 5

CHAPTER 4 REPAIRS

[BSC proposes to adopt 2021 IEBC Section 401.1.1, 401.3, and 405.2.6 (formerly 405.2.5) and bring forward existing California amendments from the 2019 CEBC with the following modifications.]

401.1 Scope. Repairs ...

401.1.1 Bleachers, grandstands and folding and telescopic seating. Repairs to existing bleachers, grandstands and folding and telescopic seating shall comply with ICC 300.

401.1.2 ~~401.1.1~~ Scope. [BSC] *For state-owned buildings, including those owned by the University of California and the California State University and the Judicial Council, the requirements of Sections 405.2.1 and 405.2.3 are replaced by the requirements of Sections 317 through 322.*

...

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 6

CHAPTER 5 PRESCRIPTIVE COMPLIANCE METHOD

[BSC proposes to adopt 2021 IEBC Chapter 5 sections 501.1, 502.1, 502.3, 502.4, 503.1, 503.2, 503.3, 506.1, 506.1.1, 506.2, 506.3 and bring forward existing California amendments from the 2019 CEBC with the following modifications.]

501.1 Scope. The provisions of this chapter shall control the alteration, addition and change of occupancy of existing buildings and structures, including historic buildings

and structures as referenced in Section 301.3.1. **[BSC]** *including state-regulated structures in accordance with Section 501.1.2. Historic buildings and structures shall comply with Part 8, Title 24, C.C.R.*

...

502.1 General. ...

Exception: [BSC] *For state-owned buildings, including those owned by the University of California and the California State University and the Judicial Council, the requirements of Sections ~~502.4 and 502.5~~ are replaced by the requirements of Sections 317 through 322.*

...

503.1 General. ...

Exceptions:

...

4. **[BSC]** *For state-owned buildings, including those owned by the University of California and the California State University and the Judicial Council, the requirements of Sections ~~503.3 through 503.4~~ are replaced by the requirements of Sections 317 through 322.*

...

506.5 [Formerly 506.4] Structural. Any building undergoing a change of occupancy shall satisfy the requirements of this section.

Exception: [BSC] *For state-owned buildings, including those owned by the University of California and the California State University and the Judicial Council, the performance level requirements of Section 506.4~~5~~ are replaced with the performance level requirements of Section 317.5.*

...

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 7

CHAPTER 6 CLASSIFICATION OF WORK

CHAPTER 7 ALTERATIONS—LEVEL 1

CHAPTER 8 ALTERATIONS—LEVEL 2

CHAPTER 9 ALTERATIONS—LEVEL 3

CHAPTER 10 CHANGE OF OCCUPANCY

CHAPTER 11 ADDITIONS

[BSC does not adopt Chapters 6, 7, 8, 9, 10, and 11 of the 2021 IEBC.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 8

CHAPTER 12 HISTORIC BUILDINGS

[BSC does not adopt Chapter 12 of the 2021 IEBC.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 9

CHAPTER 13 PERFORMANCE COMPLIANCE METHODS

CHAPTER 14 RELOCATED OR MOVED BUILDINGS

[BSC does not adopt Chapters 13 and 14 of the 2021 IEBC.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 10

CHAPTER 15 CONSTRUCTION SAFEGUARDS

CHAPTER 16 REFERENCED STANDARDS.

[BSC proposes to adopt Chapters 15 and 16 of the 2021 IEBC into the 2022 CEBC, without amendment.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 11

APPENDIX A

CHAPTER A1 SEISMIC STRENGTHENING PROVISIONS FOR UNREINFORCED MASONRY BEARING WALL BUILDINGS

CHAPTER A2 EARTHQUAKE HAZARD REDUCTION IN EXISTING REINFORCED CONCRETE AND REINFORCED MASONRY WALL BUILDINGS WITH FLEXIBLE DIAPHRAGMS

[BSC proposes to adopt the entire Appendix A, Chapters A1 and A2 of the 2021 IEBC, and to bring forward existing 2019 CEBC amendments.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 12

APPENDIX A

CHAPTER A3 PRESCRIPTIVE PROVISIONS FOR SEISMIC STRENGTHENING OF CRIPPLE WALLS AND SILL PLATE ANCHORAGE OF LIGHT, WOOD-FRAME RESIDENTIAL BUILDINGS

CHAPTER A4 EARTHQUAKE RISK REDUCTION IN WOOD-FRAME RESIDENTIAL BUILDINGS WITH SOFT, WEAK OR OPEN FRONT WALLS

[BSC does not adopt APPENDIX A, Chapters A3 and A4 of the 2021 IEBC.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 13

APPENDIX A

CHAPTER A5 REFERENCED STANDARDS

[BSC proposes to adopt APPENDIX A, Chapter A5 of the 2021 IEBC, without amendment.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

ITEM 14

APPENDIX B SUPPLEMENTARY ACCESSIBILITY REQUIREMENTS FOR EXISTING BUILDINGS AND FACILITIES

APPENDIX C CHAPTER C1, GUIDELINES FOR THE WIND RETROFIT OF EXISTING BUILDINGS AND CHAPTER C2 ROOF DECK FASTENING FOR HIGH WIND AREAS

APPENDIX D BOARD OF APPEALS

RESOURCE A GUIDELINES ON FIRE RATINGS OF ARCHAIC MATERIALS AND ASSEMBLIES

[BSC does not adopt APPENDIX B, C, D and RESOURCE A of the 2021 IEBC.]

Notation:

Authority: Health and Safety Code Sections 18928, 18934.5, 18934.7.

Reference(s): Health and Safety Code Sections 18928, 18928.1, 18930, 18934.5.

APPROVED BY THE CALIFORNIA BUILDING STANDARDS COMMISSION
JANUARY 18, 2022

**FINAL EXPRESS TERMS
FOR PROPOSED BUILDING STANDARDS
OF THE DIVISION OF THE STATE ARCHITECT (DSA-SS AND DSA-SS/CC)
REGARDING THE 2022 CALIFORNIA EXISTING BUILDING CODE
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 10
(DSA-SS/CC 06/21)**

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- Instructions: Text which contains instructions only that are not amendments and will not be printed appears in upright text with highlight.

FINAL EXPRESS TERMS

Item 1.

Chapter 1 SCOPE AND ADMINISTRATION

CHAPTER 1

SCOPE AND ADMINISTRATION

Adopt selected sections of Chapter 1 of the 2021 IEBC as Chapter 1 of the 2022 CEBC. All existing California amendments that are not revised below shall continue without change.

...

1.9.2.1.3 Amendments. *Division of the State Architect—Structural Safety amendments in this code appear preceded with the acronym [DSA-SS].*

Exceptions:

~~4. Chapter 3, Sections 317-323-DSA-SS adopts these sections without the use of the DSA-SS acronym.~~

1.9.2.1.4 Reference to other chapters. *For public schools, where reference is made to sections in Chapters 16, 17, 18, 19, 21 or 22 of the California Building Code, the*

provisions in Chapters 16A, 17A, 18A, 19A, 21A and 22A of the California Building Code respectively shall apply instead.

...

1.9.2.2.3 Amendments. *Division of the State Architect—Structural Safety/Community Colleges amendments in this code appear preceded with the acronym [DSA-SS/CC].*

Exceptions:

~~4-Chapter 3, Sections 317-323—DSA-SS/CC adopts these sections without the use of the DSA-SS/CC acronym.~~

1.9.2.2.4 Reference to other chapters. *For community colleges, where reference is made to sections in Chapters 17 or 18 of the California Building Code, the provisions in Chapters 17A and 18A of the California Building Code respectively shall apply instead.*

...

Associated Items: None

Notation for [DSA-SS]:

Authority: Education Code section 17310, 81142, and Health and Safety Code section 16022

Reference(s): Education Code sections 17280 through 17317, 81130 through 81147, and Health and Safety Code sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

Item 2.

Chapter 2 DEFINITIONS, Section 202

CHAPTER 2

DEFINITIONS

Adopt selected sections of Chapter 2 of the 2021 IEBC as Chapter 2 of the 2022 CEBC as identified below.

...

201.1 Scope. Unless otherwise expressly stated, the following words and terms shall, for the purposes of this code, have the meanings shown in this chapter.

201.2 Interchangeability. Words used in the present tense include the future; words stated in the masculine gender include the feminine and neuter; the singular number includes the plural and the plural, the singular.

201.3 Terms defined in other codes. Where terms are not defined in this code and are defined in the other *California Codes*, such terms shall have the meanings ascribed to them in those codes. [DSA-SS & DSA-SS/CC] Definitions of terms given in Section 4-208 or 4-314 of the California Administrative Code govern over those in Section 202.

201.4 Terms not defined. Where terms are not defined through the methods authorized by this chapter, such terms shall have ordinarily accepted meanings such as the context implies.

...

(Relocated from Section 318.1) **BUILDING OFFICIAL. [DSA-SS, DSA-SS/CC]** ~~is that~~
The individual within the agency or organization charged with responsibility for compliance with the requirements of this code. For some agencies this person is termed the “enforcement agent.”

...

(Relocated from Section 318.1) **ENFORCEMENT AGENCY. [DSA-SS, DSA-SS/CC]**
~~(Authority Having Jurisdiction in ASCE 41) is that~~
The agency or organization charged with responsibility for agency or organization compliance with the requirements of this code, also known as the Authority Having Jurisdiction in ASCE 41.

...

REPAIR. (Withdrawn)

...

SUBSTANTIAL STRUCTURAL DAMAGE. (Withdrawn)

...

Associated Items: 3, 4

Notation for [DSA-SS]:

Authority: Education Code section 17310, 81142, and Health and Safety Code section 16022

Reference(s): Education Code sections 17280 through 17317, 81130 through 81147, and Health and Safety Code sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

Item 3.

Chapter 3 PROVISIONS FOR ALL COMPLIANCE METHODS CHAPTER 3

PROVISIONS FOR ALL COMPLIANCE METHODS

Adopt selected sections of Chapter 3 of the 2021 IEBC as Chapter 3 of the 2022 CEBC. All existing California amendments that are not revised below shall continue without change.

...

301.2 Repairs. (Withdrawn)

...

317.2 Scope. ~~All modifications alterations, structurally connected additions and/or repairs to existing structures or portions thereof shall, at a minimum, be designed and constructed to resist the effects of seismic ground motions as provided in this section. The structural system shall be evaluated by a registered design professional and, if not meeting or exceeding the minimum seismic design performance requirements of this section, shall be retrofitted in compliance with these requirements.~~

...

317.5 Minimum seismic design performance levels for structural and nonstructural components. Following the notations of ASCE 41, the seismic requirements for design and assessment are based upon a prescribed *Earthquake Seismic Hazard Level* (BSE-1N, BSE-2N, BSE-1E, BSE-R or BSE-C), a specified structural performance level (S-1 through S-5) and a nonstructural performance level (N-A through N-E). ...

...

TABLE 317.5
SEISMIC PERFORMANCE REQUIREMENTS BY BUILDING REGULATORY AUTHORITY AND RISK CATEGORY.

Building Regulatory Authority	Risk Category	Performance Criteria	
		Level 1	Level 2
State-Owned [BSC]	I, II, III	BSE-R, S-3, N-C	BSE-C, S-5, N-D
State-Owned [BSC]	IV	BSE-R, S-2, N-B	BSE-C, S-4, N-D
Division of the State Architect - [DSA-SS]	I	BSE-1N, S-3, N-B	BSE-2N, S-5, N-D
Division of the State Architect - [DSA-SS]	II, III	BSE-1N, S-2, N-B	BSE-2N, S-4, N-D
Division of the State Architect - [DSA-SS]	IV	BSE-1N, S-2, N-A	BSE-2N, S-4, N-D
Division of the State Architect - [DSA-SS/CC]	I, II	BSE-1E, S-3, N-C	BSE-2N, S-5, N-D
Division of the State Architect - [DSA-SS/CC]	III	BSE-1E, S-3, N-B	BSE-2N, S-5, N-D
Division of the State Architect - [DSA-SS/CC]	IV	BSE-1E, S-2, N-B	BSE-2N, S-4, N-D

1. ASCE 41 provides acceptance criteria (e.g., *m*, rotation) for Immediate Occupancy (S1), Life Safety (S3), and Collapse Prevention (S5), and specifies in Sections 2.3.1.2.1 and 2.3.1.4.1 the method to interpolate values for S-2 and S-4, respectively. For nonstructural components, N-A corresponds to the Operational level, N-B to the Position Retention, N-C to the Life Safety level, N-D to the Hazards Reduced, and N-E to the Not Considered. When evaluating for the Hazards Reduced Nonstructural Performance Level, the requirements need not be greater than what would be required by ASCE 7 nonstructural provisions for new construction.
2. Buildings evaluated and retrofitted to meet the structural and nonstructural requirements for a new building, ~~Chapter 16 of as given in the California Building Code, in accordance with the exception in Section 319.1, as adopted by DSA or BSC, as applicable,~~ are deemed to meet the seismic performance requirements of this section.
3. Buildings complying with the requirements of the exception in Section 319.1 are

deemed to meet the seismic performance requirements of this section.

...

317.6 Retrofit required. *Where the evaluation indicates the building does not meet the required performance objectives of this section, the owner shall take appropriate steps to ensure that the building's structural system is retrofitted in accordance with the provisions of Section 317. Appropriate steps are either: 1) undertake the seismic retrofit as part of the additions, ~~modifications~~ alterations and/or repairs of the structure; or 2) provide a plan, acceptable to the building official, to complete the seismic retrofit in a timely manner. The relocation or moving of an existing building is considered to be an alteration requiring filing of the plans and specifications approved by the building official.*

317.7 *The additions, ~~modification~~ alteration or repair to any existing building are permitted to be prepared in accordance with the structural and nonstructural requirements for a new building, ~~Chapter 16 of~~ as given in the California Building Code, applied to the entire building.*

317.8 *The requirements of ASCE 41 Chapters 14 and 15 are to apply to the use of seismic isolation ~~and/or~~ passive energy systems, respectively, for the repair, voluntary lateral-force-resisting system modification or retrofit of an existing structure. When seismic isolation or passive energy dissipation is used, the project must have project peer review as prescribed in Section 322.*

...

318.1 *In addition to the definitions given in Section 202, for the purposes of Sections 317 through 323, certain terms are defined as follows:*

[DSA-SS & DSA-SS/CC] *For the purposes of Section 317 through 323 definitions of terms given in Section 4-208 or 4-314 of the California Administrative Code govern over those in Section 202.*

~~ADDITION~~ *means any work that increases the floor or roof area or the volume of enclosed space of an existing building, and is structurally attached to the existing building by connections that are required for transmitting vertical or horizontal loads between the addition and the existing structure.*

~~ALTERATION~~ *means any change within or to an existing building, which does not increase and may decrease the floor or roof area or the volume of enclosed space.*

~~BUILDING OFFICIAL~~... (Relocated to Section 202)

~~DESIGN~~ *is the procedure that includes both the evaluation and retrofit design of an existing component, element or structural system, and design of a new component, element or structural system.*

~~ENFORCEMENT AGENCY~~... (Relocated to Section 202)

~~METHOD A~~ *refers to the procedures prescribed in Section 320.*

~~METHOD B~~ *refers to the procedures allowed in Section 321.*

~~MODIFICATIONS~~. *For this chapter, modification is taken to include repairs to structures that have been damaged.*

~~N-A, N-B, N-C, N-D, N-E~~ *are seismic nonstructural component performance measures as defined in ASCE 41. N-A corresponds to the highest performance level, and N-D the lowest, while N-E is not considered.*

~~**PEER REVIEW** refers to the procedures contained in Section 322.~~

~~**REPAIR** (Withdrawn)~~

~~**S-1, S-2, S-3, S-4, S-5, S-6** are seismic structural performance measures as defined in ASCE 41. S-1 corresponds to the highest performance level, and S-5 the lowest, while S-6 is not considered.~~

~~**SPECIFIC PROCEDURES** are the procedures listed in Section 319.1.1.~~

~~**STRUCTURAL REPAIRS** are any changes affecting existing or requiring new structural components primarily intended to correct the effects of damage, deterioration or impending or actual failure, regardless of cause.~~

...

319.1 Basis for evaluation and design. This section...

One of...

When Method B...

Exceptions:

1. ...
2. ~~**[DSA-SS & DSA-SS/CC]** For public schools and community colleges the conversion of nonconforming buildings to conforming school buildings in accordance with Section 4-307 of the California Administrative Code, nonconforming buildings constructed to the requirements of California Building Code, 2013-2016 or later edition, that code as it was adopted by the local jurisdiction is permitted to be used in place of those specified in Section 319.1 provided the building complies with Seismic Design Category D or higher.~~

...

319.2 Existing conditions... (Previously-proposed revisions have been withdrawn. Current amendment language continues unchanged.)

...

319.4 Risk categories. ~~For purposes of earthquake-resistant design, e~~Each structure shall be placed in one of the ~~r~~Risk ~~e~~Categories in accordance with the requirements of the California Building Code.

...

319.7.2 ~~When the building is classified as irregular in vertical or horizontal plan. If the evaluation and retrofit is in accordance with Table 317.5 footnote 2 or 3, the building shall be classified by application of ASCE 7, Section 12.3.2. and/or If the evaluation and retrofit is in accordance with ASCE 41, the building shall be classified as irregular when an irregularity defined in ASCE 41, Sections 7.3.1.1.1 to 7.3.1.1.4 exists. unless the~~ (Remainder of the provision relocated to Exception 2 below)

Exception: Section 319.7.2 does not apply in the following conditions:

1. ~~If~~The retrofit design removes the configurational attributes that caused the building to be classified as irregular, ~~then Section 319.7.2 does not apply and Method A may be used.~~

2. (Provision that follows has been relocated from the body of the provision above)
The irregularity is demonstrated not to affect the seismic performance of the building.

...

319.10 Structural observation, testing and inspection. ~~Structural, geotechnical and construction observation, testing and inspection as used in this section shall mean meeting the requirements of Chapter 17 of the California Building Code, with a minimum allowable level of investigation corresponding to seismic design category (SDC) D. At a minimum the project site will be visited by the responsible design professional to observe existing conditions and to review the construction work for general compliance with approved plans, specifications and applicable structural regulations. Such Structural observation visits shall occur at significant construction stages and at the completion of the structural retrofit. Structural observation shall be provided for all structures. The plan for testing and inspection shall be submitted to the building official for review and approval with the application for permit.~~

[DSA-SS, DSA-SS/CC] Additional requirements: For public schools and community colleges, construction material testing, inspection and observation during construction shall also comply with ~~Section 4-333 of the California Administrative Code.~~

319.10.1 ~~The registered design professional, or their designee, responsible for the structural design shall be retained to perform structural observation and independently report to the owner of observations and findings as they relate to adherence to the permitted plans and good workmanship.~~

319.10.2 ~~At the conclusion of construction, the structural observer shall submit to the enforcement agency and the owner a final written statement that the required site visits have been made, that the work, to the best of the structural observers knowledge and belief, is or is not in general conformity to the approved plans and that the observed structural deficiencies have been resolved and/or listing those that, to the best of the structural observers knowledge and belief, have not been satisfactorily corrected.~~

319.10.2.1 (Renumber to coordinate with deletion of parent section.) *The requirement...*

319.10.2.2 (Renumber to coordinate with deletion of parent section.) **Preconstruction meeting.** ...

319.11 Temporary actions. When compatible with the building use, and the time phasing for both use and the retrofit program, temporary shoring or other structural support is permitted to be considered. Temporary bracing, shoring and prevention of falling hazards are permitted to be used to qualify for ~~Exception-Item 1~~ in Section 319.12 that allows inadequate capability in some existing components, as long as the required performance levels given in Section 317 can be provided by the permanent structure. The consideration for such temporary actions shall be noted in the design documents.

...

321.1 *The existing... If the building's seismic performance is evaluated as satisfactory and the peer reviewer(s,) and the enforcement agency concurs, then no further structural ~~modifications~~ retrofit and/or repair of the lateral load-resisting system are required.* ...

...

321.2.3 *Prior to implementation, the procedures, methods, material assumptions and acceptance/rejection criteria proposed by the registered design professional will be peer reviewed as provided in Section 322. Where nonlinear procedures are used, prior to any analysis, the representation of the seismic ground motion shall be reviewed and approved by the peer reviewer(s) and the building official.*

[DSA-SS, DSA-SS/CC] *For public school and community college projects, the representation of the seismic ground motion shall be reviewed and approved by the California Geological Survey.*

...

Associated Items: 2, 4

Notation for [DSA-SS]:

Authority: Education Code section 17310, 81142, and Health and Safety Code section 16022

Reference(s): Education Code sections 17280 through 17317, 81130 through 81147, and Health and Safety Code sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

Item 4.

Chapter 4 REPAIRS

CHAPTER 4 REPAIRS

Same as the previous Code Adoption Cycle, Chapter 4 of the 2021 IEBC are not adopted by DSA-SS and DSA-SS/CC. Prior to the SD/LF Code Advisory Committee DSA had proposed adoption of selected sections of Chapter 4; however, in response to the recommendations of the Code Advisory Committee these proposals have been withdrawn.

401.1 (Withdrawn)

401.1.1 (Withdrawn)

401.2, 401.3, 405.1, 405.2 (Withdrawn)

405.2.1 (Withdrawn)

405.2.1.1, 405.2.2, 405.2.3 (Withdrawn)

405.2.3.1 (Withdrawn)

405.2.3.2 (Withdrawn)

405.2.3.3 (Withdrawn)

405.2.4, 405.2.4.1, 405.2.5, 405.2.6 (Withdrawn)

Notation for [DSA-SS]:

Authority: Education Code section 17310, 81142, and Health and Safety Code section 16022

Reference(s): Education Code sections 17280 through 17317, 81130 through 81147, and Health and Safety Code sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

Item 5.

**Chapter 5 PRESCRIPTIVE COMPLIANCE METHOD
CHAPTER 5**

PRESCRIPTIVE COMPLIANCE METHOD

Adopt selected sections of Chapter 5 of the 2021 IEBC as Chapter 5 of the 2022 CEBC same as the previous Code Adoption Cycle. All existing California amendments shall continue without change.

Notation for [DSA-SS]:

Authority: Education Code Section 17310 and 81142, and Health and Safety Code Section 16022

Reference(s): Education Code Sections 17280 through 17317, and 81130 through 81147, and Health and Safety Code Sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

Item 6.

Chapter 6 CLASSIFICATION OF WORK

Chapter 7 ALTERATIONS – LEVEL 1

Chapter 8 ALTERATIONS – LEVEL 2

Chapter 9 ALTERATIONS – LEVEL 3

Chapter 10 CHANGE OF OCCUPANCY

Chapter 11 ADDITIONS

Chapter 12 HISTORIC BUILDINGS

Chapter 13 PERFORMANCE COMPLIANCE METHODS

Chapter 14 RELOCATED OR MOVED BUILDINGS

Chapter 15 CONSTRUCTION SAFEGUARDS

Same as the previous Code Adoption Cycle, Chapters 6 through 15 of the 2021 IEBC are not adopted by DSA-SS and DSA-SS/CC.

Notation for [DSA-SS]:

Authority: Education Code section 17310, 81142, and Health and Safety Code section 16022

Reference(s): Education Code sections 17280 through 17317, 81130 through 81147, and Health and Safety Code sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

Item 7.

Chapter 16 REFERENCE STANDARDS

CHAPTER 16

REFERENCE STANDARDS

Adopt Chapter 16 of the 2021 IEBC as Chapter 16 of the 2022 CEBC as amended below.

...

ASCE/SEI

...

7—2016: Minimum Design Loads and Associated Criteria for Buildings and Other Structures with Supplements 1 and 3

...

Notation for [DSA-SS]:

Authority: Education Code Section 17310, 81142, and Health and Safety Code section 16022

Reference(s): Education Code sections 17280 through 17317, 81130 through 81147, and Health and Safety Code sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

Item 8.

Appendix A GUIDELINES FOR THE SEISMIC RETROFIT OF EXISTING BUILDINGS
Appendix B SUPPLEMENTARY ACCESSIBILITY REQUIREMENTS FOR EXISTING BUILDINGS AND FACILITIES

Appendix C GUIDELINES FOR THE WIND RETROFIT OF EXISTING BUILDINGS

Appendix D BOARD OF APPEALS

Resource A GUIDELINES ON FIRE RATINGS OF ARCHAIC MATERIALS AND ASSEMBLIES

Same as the previous Code Adoption Cycle, Appendices A through D and Resource A of the 2021 IEBC are not adopted by DSA-SS and DSA-SS/CC.

Notation for [DSA-SS]:

Authority: Education Code Section 17310, 81142, and Health and Safety Code section 16022

Reference(s): Education Code sections 17280 through 17317, 81130 through 81147, and Health and Safety Code sections 16000 through 16023

Notation for [DSA-SS/CC]:

Authority: Education Code section 81053

Reference(s): Education Code sections 81052, 81053, and 81130 through 81147

**ADDENDUM to the FINAL EXPRESS TERMS and FINAL STATEMENT OF REASONS
DIVISION OF THE STATE ARCHITECT (DSA-SS AND DSA-SS/CC)
2022 CALIFORNIA EXISTING BUILDING CODE (CEBC)
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 10
(DSA-SS/CC 06/21)**

If using assistive technology, please adjust your settings to recognize underline, strikeout, highlight, italic and ellipsis.

LEGEND for EXPRESS TERMS (Based on model codes - Parts 2, 2.5, 3, 4, 5, 9, 10)

- Model Code language appears upright
 - Existing California amendments appear in *italic*
 - Amended model code or new California amendments appear *underlined & italic*
 - Repealed model code language appears ~~upright and in strikeout~~
 - Repealed California amendments appear in ~~*italic and strikeout*~~
 - Ellipsis (...) indicate existing text remains unchanged
 - Instructions: Text which contains instructions only that are not amendments and will not be printed appears in upright text with highlight.
-

Correction to Final Express Terms and Final Statement of Reasons dated November 10, 2021.

This addendum replaces the use of the word “local” jurisdiction with “governing” jurisdiction in order to maintain the intent to restore the original language for Part 10, Section 319.1 Exception 2.

Background:

The intent of this proposal for Section 319.1 Exception #2 was to provide clarity to the applicability of this exception, to update the applicable code year, and to restore language inadvertently dropped when DSA’s existing building provisions were transferred from Chapter 34 of the CBC to Chapter 3 of the CEBC in a previous rulemaking cycle. However, it was discovered during final internal review of this rulemaking package that DSA’s Initial Statement of Reasons, Initial Express Terms, 45-day Express Terms, and Final Express Terms utilized the words “local jurisdiction” whereas the original CBC language intended to be restored used the words “governing jurisdiction”. BSC’s Exception #1 to this Section utilizes the words “governing jurisdiction”.

This addendum corrects the erroneous use of the word “local” in Express Terms and Initial Statement of Reasons, replacing it with the word “governing” in order to provide the intended restoration of the original language and also provide alignment with BSC’s Exception #1 to this section.

DSA requests the Commission to “Approve as Amended” for this item, in order to satisfy Health and Safety Code **18930(a)(1)** The proposed building standards do not conflict with, overlap, or duplicate other building standards.

Addendum to FET:

Item 3

Chapter 3 PROVISIONS FOR ALL COMPLIANCE METHODS

Reflecting the proposed language for the Final Express Terms as corrected by this addendum. The addendum replaces the word “local” jurisdiction with “governing” jurisdiction.

...

319.1 Basis for evaluation and design. *This section...*

One of...

When Method B...

Exceptions:

1. ...
2. *[DSA-SS & DSA-SS/CC] For public schools and community colleges the conversion of nonconforming buildings to conforming school buildings in accordance with Section 4-307 of the California Administrative Code, 2013-2016 or later edition, that code as it was adopted by the governing jurisdiction is permitted to be used in place of those specified in Section 319.1 provided the building complies with Seismic Design Category D or higher.*

...

Addendum to FSOR

UPDATES TO THE INITIAL STATEMENT OF REASONS:

Item 3

Chapter 3 PROVISIONS FOR ALL COMPLIANCE METHODS Section 319.1

Reflecting the ISOR language as corrected by this addendum. The addendum replaces the word “local” jurisdiction with “governing” jurisdiction.

Exception 2 revised to restore original intent and update for compatibility with current Code Adoption Cycle.

Purpose: Restore and maintain regulatory intent.

Problem: As originally authored, Exception #2 was intended to apply to the conversion of a nonconforming building to use as a school building in accordance with Section 4-307 of the California Administrative Code (Part 1). It was not intended to apply to the rehabilitation of an existing school building when required by Section 4-309(c) of Part 1. The language of this exception originated in Chapter 34 of the California Building Code where it included the phrase “as it was adopted by the governing jurisdiction”. This phrase was unfortunately dropped when the regulation was migrated to the CEBC. The removal of this phrase has resulted in confusion for some users.

Rationale: To restore the original intent, a specific reference to Section 4-307 of Part 1 is added to define the applicability of the exception. The phrase “as it was adopted by the governing jurisdiction” is restored.

Benefit: Improved clarity and reduced misunderstanding by stakeholders, which has been found to occur as explained above.

APPROVED BY THE CALIFORNIA BUILDING STANDARDS COMMISSION
JANUARY 18, 2022

**FINAL EXPRESS TERMS
FOR PROPOSED BUILDING STANDARDS OF THE
CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT
REGARDING THE 2022 CALIFORNIA EXISTING BUILDING CODE,
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 10
(HCD 07/21)**

The State agency shall draft the regulations in plain, straightforward language, avoiding technical terms as much as possible and using a coherent and easily readable style. The agency shall draft the regulation in plain English. A notation shall follow the express terms of each regulation listing the specific statutes authorizing the adoption and listing specific statutes being implemented, interpreted, or made specific (Government Code Section 11346.2(a)(1)).

If using assistive technology, please adjust your settings to recognize underline, strikeout, italic and ellipsis.

LEGEND for EXPRESS TERMS

- Model Code language appears upright
- Existing California amendments appear in *italic*
- Amended model code or new California amendments appear *underlined & italic*
- Repealed model code language appears ~~upright and in strikeout~~
- Repealed California amendments appear in ~~*italic and strikeout*~~
- Ellipsis (...) indicate existing text remains unchanged

The California Department of Housing and Community Development (HCD) proposes to adopt the 2021 edition of the International Existing Building Code (IEBC) for codification into the 2022 edition of the California Existing Building Code (CEBC) as presented on the following pages, including any necessary amendments.

FINAL EXPRESS TERMS

Item 1: HCD proposes to bring forward Chapter 1, Division I, Sections 1.1 and 1.8, from the 2019 CEBC for adoption into the 2022 CEBC with modifications as follows:

**CHAPTER 1
SCOPE AND ADMINISTRATION
DIVISION I
CALIFORNIA ADMINISTRATION
SECTION 1.1
GENERAL**

1.1.1 Title. *These regulations shall be known as the California Existing Building Code, may be cited as such and will be referred to herein as “this code.” The California Existing Building Code is Part 10 of thirteen parts of the official compilation and publication of the adoption, amendment and repeal of building regulations to the*

California Code of Regulations, Title 24, also referred to as the California Building Standards Code. This part incorporates by adoption the ~~2018~~ 2021 International Existing Building Code of the International Code Council with necessary California amendments.

1.1.2 Purpose. (No change to existing California amendment.)

1.1.3 Scope. (No change to existing California amendment.)

1.1.3.1 Nonstate-regulated buildings, structures and applications. (No change to existing California amendment.)

1.1.3.2 State-regulated buildings, structures and applications. (No change to existing California amendment.)

1.1.4 Appendices. (No change to existing California amendment.)

1.1.5 Referenced codes. (No change to existing California amendment.)

1.1.6 Nonbuilding standards, orders and regulations. (No change to existing California amendment.)

1.1.7 Order of precedence and use.

1.1.7.1 Differences. (No change to existing California amendment.)

1.1.7.2 Specific provisions. (No change to existing California amendment.)

1.1.7.3 Conflicts. (No change to existing California amendment.)

1.1.7.3.1 Detached one-and two-family dwellings. (No change to existing California amendment.)

1.1.8 City, county, or city and county amendments, additions or deletions. (No change to existing California amendment.)

1.1.8.1 Findings and filings. (No change to existing California amendment.)

1. (No change to existing California amendment.)
2. (No change to existing California amendment.)
3. Findings prepared by fire protection districts shall be ratified by the local city, county, or city and county and filed with the California Department of Housing and Community Development, Division of Codes and Standards, P.O. Box 278180, Sacramento, CA 95827-8180 or 9342 Tech Center Drive, Suite 500, Sacramento, CA 95826-2581.

1.1.9 Effective date of this code. (No change to existing California amendment.)

1.1.10 Availability of codes. (No change to existing California amendment.)

1.1.11 Format. (No change to existing California amendment.)

1.1.12 Validity (No change to existing California amendment.)

SECTION 1.8 DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

1.8.1 Purpose. (No change to existing California amendment.)

SECTION 1.8.2 AUTHORITY AND ABBREVIATIONS

1.8.2.1 General. (No change to existing California amendment.)

1.8.2.1.1 Housing construction.

Application - *Hotels, motels, lodging houses, apartments, dwellings, dormitories, condominiums, shelters for homeless persons, congregate residences, employee housing, factory-built housing and other types of dwellings containing sleeping accommodations with or without common toilet or cooking facilities including accessory buildings, facilities, and uses thereto. Sections of this code which pertain to applications listed in this section are identified using the abbreviation "HCD 1."*

Enforcing agency – *Local building department or the Department of Housing and Community Development.*

Authority cited – Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17922.15, 17926, 17927, 17928, 17958.12, ~~18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5,~~ 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference – Business and Professions Code Division 5, Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.6, 18941, 19890, 19891, 19892, and Sections 19960 through 19997; Civil Code Sections 832, 1101.4, 1101.5 and 1954.201; ~~and~~ 1954.202 and 5551; ~~and~~ Government Code Sections 8698.4, 12955.1 and 12955.1.1. California Code of Regulations, Title 20, Sections 1605.1, 1605.3 and 1607.

1.8.2.1.2 Housing accessibility.

Application – *Covered multifamily dwellings as defined in Chapter 2 of the California Building Code, including but not limited to, lodging houses, dormitories, timeshares, condominiums, shelters for homeless persons, congregate residences, apartments, dwellings, employee housing, factory-built housing and other types of dwellings containing sleeping accommodations with or without common toilet or cooking facilities.*

Sections of this code identified by the abbreviation "HCD 1-AC" require specific accommodations for persons with disabilities as defined in Chapter 2 of the California Building Code. The application of such provisions shall be in conjunction with other requirements of the California Building Code, and apply only to newly constructed covered multifamily dwellings as defined in Chapter 2 of the California Building Code. "HCD 1-AC" applications include, but are not limited to, the following:

- 1. All newly constructed covered multifamily dwellings as defined in Chapter 2 of the California Building Code.*
- 2. New common use areas as defined in Chapter 2 of the California Building Code, serving existing covered multifamily dwellings.*
- 3. Additions to existing buildings, where the addition alone meets the definition of covered multifamily dwellings as defined in Chapter 2 of the California Building*

Code.

4. *New common use areas serving new covered multifamily dwellings.*
5. *Where any portion of a building's exterior is preserved, but the interior of the building is removed, including all structural portions of floors and ceilings, the building is considered a new building for determining the application of Chapter 11A of the California Building Code.*

"HCD 1-AC" building standards generally do not apply to public use areas or public accommodations such as hotels and motels, and public housing. Public use areas, public accommodations, and public housing, as defined in Chapter 2 of the California Building Code, are subject to the Division of the State Architect (DSA-AC) in Chapter 11B of the California Building Code, and are referenced in Section 1.9.1.

Enforcing agency – *Local building department or the Department of Housing and Community Development.*

Authority cited – Health and Safety Code Sections 17040, ~~47050~~, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17926, 17927, 17928, 17958.12, ~~18300~~, ~~18552~~, ~~18554~~, ~~18620~~, ~~18630~~, ~~18640~~, ~~18670~~, ~~18690~~, ~~18691~~, ~~18865~~, ~~18871.3~~, ~~18871.4~~, ~~18873~~, ~~18873.1~~ through ~~18873.5~~, 18938.3, 18944.11 and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference – Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.6, 18941 and Sections 19960 through 19997; Civil Code Sections 1101.4, 1101.5 and 1954.201 and 1954.202; and Government Code Sections 12955.1 and 12955.1.1. California Code of Regulations, Title 20, Sections 1605.1, 1605.3 and 1607.

1.8.2.1.3 Permanent buildings in mobilehome parks and special occupancy parks

Application – *Permanent buildings, and permanent accessory buildings or structures, constructed within mobilehome parks and special occupancy parks that are under the control and ownership of the park operator. Sections of this code which pertain to applications listed in this section are identified using the abbreviation "HCD 2."*

Enforcing agency – *The Department of Housing and Community Development, local building department or other local agency that has assumed responsibility for the enforcement of Health and Safety Code, Division 13, Part 2.1, commencing with Section 18200 for mobilehome parks and Health and Safety Code, Division 13, Part 2.3, commencing with Section 18860 for special occupancy parks.*

Authority cited – Health and Safety Code Sections 17040, ~~47050~~, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17922.15, 17926, 17927, 17928, 17958.12, ~~18300~~, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11 and 19990; and Government Code Section 12955.1.

Reference – Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.6, 18941, 19890, 19891, 19892 and Sections 19960 through 19997; Civil Code Sections 1101.4, 1101.5 and 1954.201; and Government Code Sections 12955.1 and

12955.1.1; and Title 25, Sections 1042 and 2042.

**SECTION 1.8.3
LOCAL ENFORCING AGENCY**

1.8.3.1 Duties and powers. (No change to existing California amendment.)

1.8.3.2 Laws, rules and regulations. (No change to existing California amendment.)

1.8.3.2.1 State Housing Law. (No change to existing California amendment.)

1.8.3.2.2 Mobilehome Parks Act. (No change to existing California amendment.)

1.8.3.2.3 Special Occupancy Parks Act. (No change to existing California amendment.)

1.8.3.2.4 Employee Housing Act. (No change to existing California amendment.)

1.8.3.2.5 Factory-Built Housing Law. (No change to existing California amendment.)

**SECTION 1.8.4
PERMITS, FEES, APPLICATIONS AND INSPECTIONS**

1.8.4.1 Permits. (No change to existing California amendment.)

1.8.4.2 Fees. (No change to existing California amendment.)

1.8.4.3 Plan review and time limitations. (No change to existing California amendment.)

1.8.4.3.1 Retention of plans. (No change to existing California amendment.)

1.8.4.4 Inspections. (No change to existing California amendment.)

1.8.4.4 Inspections. *Construction or work for which a permit is required shall be subject to inspection by the building official, and such construction or work shall remain accessible and exposed for inspection purposes until approved. Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this code or other regulations of the Department of Housing and Community Development. Required inspections are listed in Chapter 1, Division II, Scope and Administration, Sections 109.3.1 through 109.3.4011.*

**SECTION 1.8.5
RIGHT OF ENTRY FOR ENFORCEMENT**

1.8.5.1 General. (No change to existing California amendment.)

**SECTION 1.8.6
LOCAL MODIFICATION BY ORDINANCE OR REGULATION**

1.8.6.1 General. (No change to existing California amendment.)

1.8.6.2 Findings, filings and rejections of local modifications. (No change to existing California amendment.)

**SECTION 1.8.7
ALTERNATE MATERIALS, DESIGNS, TESTS AND METHODS OF
CONSTRUCTION**

1.8.7.1 General. (No change to existing California amendment.)

1.8.7.2 Local building departments. (No change to existing California amendment.)

1.8.7.2.1 Approval of alternates. (No change to existing California amendment.)

1.8.7.3 Department of Housing and Community Development. (No change to existing California amendment.)

**SECTION 1.8.8
APPEALS BOARD**

1.8.8.1 General. (No change to existing California amendment.)

1.8.8.2 Definitions. (No change to existing California amendment.)

1.8.8.3 Appeals. (No change to existing California amendment.)

**SECTION 1.8.9
UNSAFE BUILDINGS OR STRUCTURES**

1.8.9.1 Authority to enforce. (No change to existing California amendment.)

1.8.9.2 Actions and proceedings. (No change to existing California amendment.)

**SECTION 1.8.10
OTHER BUILDING REGULATIONS**

1.8.10.1 Existing structures. (No change to existing California amendment.)

1.8.10.2 Moved structures. (No change to existing California amendment.)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17926, 17927, 17928, 17958.12, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11 and 19990; and Government Code Sections 12955.1 and 12855.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.6, 18941, 18941.5, 19890, 19891, 19892 and 19960 through 19997; Civil Code Sections 1101.4, 1101.5, 1954.201, 1954.202 and 5551; and Government Code Sections 8698.4, 12955.1, 12955.1.1 and 65852.2. California Code of Regulations, Title 20, Sections 1605.1, 1605.3 and 1607.

Item 2: HCD proposes to adopt Chapter 1, Division II, Sections 101.2, 101.8, 105.2 (Building 1 – 6 only), 106.1, 106.2.1, 106.2.3, 106.2.4, 106.2.5, 106.2.6, 109.3, 109.3.1, 109.3.2, 109.3.3, 109.3.4, 109.3.4.1, 109.3.5, 109.3.6, 109.3.6.1, 109.3.7, 109.3.8, 109.3.9, 109.3.10, and 109.3.11 ONLY, from the 2021 IEBC into the 2022 CEBC with existing amendments as follows:

DIVISION II
SCOPE AND ADMINISTRATION

Division II is not adopted by the Department of Housing and Community Development except where specifically indicated.

SECTION 101
SCOPE AND GENERAL REQUIREMENTS

101.8 Maintenance. [HCD 1, HCD 2] (No change to existing California amendment.)

SECTION 109
INSPECTIONS

109.3.4.1 Moisture content verification. [HCD] (No change to existing California amendment.)

109.3.6 Weather-exposed balcony and walking surface waterproofing.

Exception: [HCD 1 & HCD 2] (No change to existing California amendment.)

109.3.6.1 Weather-exposed balcony and walking surface (exterior elevated element) inspections for multifamily buildings with three or more dwelling units. [HCD 1 & HCD 2] (No change to existing California amendment.)

109.3.8 Other inspections.

Note: (No change to existing California amendment.)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 3: HCD proposes to adopt Chapter 2 from the 2021 IEBC into the 2022 CEBC with existing amendments as follows:

CHAPTER 2
DEFINITIONS
SECTION 202
GENERAL DEFINITIONS

ACCESSORY DWELLING UNIT. [HCD 1 & HCD 2] (No change to existing California amendment.)

APPROVED.

Exception: [HCD 1 & HCD 2] (No change to existing California amendment.)

BUILDING.

Exception: [HCD 1, HCD 2 & HCD 1-AC] (No change to existing California amendment.)

BUILDING OFFICIAL. [HCD 1, HCD 2] (No change to existing California amendment.)

CODE OFFICIAL.

[HCD 1 & HCD 2] (No change to existing California amendment.)

EXTERIOR ELEVATED ELEMENT. (No change to existing California amendment.)

SUBSTANDARD BUILDING. [HCD 1 & HCD 2] (No change to existing California amendment.)

UNSAFE.

[HCD 1 & HCD 2] (No change existing California amendment.)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 4: HCD proposes to adopt Chapter 3, Sections 301, 302 and 308.2 only, from the 2021 IEBC into the 2022 CEBC with new and existing amendments as follows:

**CHAPTER 3
PROVISIONS FOR ALL COMPLIANCE METHODS
SECTION 301
ADMINISTRATION**

301.1 Applicability.

Exceptions:

1. ...
2. ...
3. ...
4. **[HCD 1] and [HCD 2]** (No change to existing California amendment.)
5. ...

301.3 Alteration, addition or change of occupancy. ... This exception shall not apply to the following: (No change to model code text.)

1. Alterations for accessibility required by ~~Section 306~~ *the California Building Code, Chapter 11A.*
2. Alterations that constitute substantial improvement in flood hazard areas, which shall comply with Sections 503.2, 701.3 or 1301.3.3.
3. Structural provisions of Section 304, Chapter 5 or to the structural provisions of Sections 706, 805 and 906.

Note: *[HCD 1 & HCD 2]* (No change to existing California amendment.)

301.3.2 Work area compliance method. Note (No change to existing California amendment.)

301.3.3 Performance compliance method. Note. (No change to existing California amendment.)

301.4 Relocated or moved buildings. (No change to existing California amendment.)

SECTION 302 GENERAL PROVISIONS

302.2 (formerly 302.3) Additional codes. (No change to existing California amendment.)

302.2.1 Additional codes in health care. [Not adopted by HCD]

302.4 (formerly 302.5) New and replacement materials.

[HCD 1] (No change to existing California amendment.)

302.4.1 (formerly 302.5.1) New structural members and connections. [Not adopted by HCD]

302.5 (formerly 302.6) Occupancy and use. [Not adopted by HCD]

SECTION 303 STORM SHELTERS [Not adopted by HCD]

SECTION 304 STRUCTURAL DESIGN LOADS AND EVALUATION AND DESIGN PROCEDURES [Not adopted by HCD]

SECTION 305 IN-SITU LOAD TESTS [Not adopted by HCD]

SECTION 306 (formerly 305) ACCESSIBILITY FOR EXISTING BUILDINGS [Not adopted by HCD]

306.1 (formerly 305.1) Scope. The provisions of Sections 306.1 through 306.7.16 apply to maintenance and repair, change of occupancy, additions and alterations to existing buildings, including those identified as historic buildings.

Note: *[HCD 1-AC] Accessibility requirements for covered multifamily dwellings, as defined in Chapter 2 of the California Building Code, are promulgated under HCD authority and are located in Chapter 11A of the California Building Code.*

**SECTION 307
SMOKE ALARMS
[Not adopted by HCD]**

**SECTION 308
CARBON MONOXIDE DETECTION
[Not adopted by HCD]**

308.2 (formerly 502.7) Carbon monoxide alarms in existing portions of a building.
[HCD 1 & HCD 2] Pursuant to Health and Safety Code Section 17926, carbon monoxide detection shall be provided in all existing Group R buildings, as required in Section 915 of the California Building Code or Section R315 of the California Residential Code, as applicable.

**SECTION 309
ADDITIONS AND REPLACEMENTS OF EXTERIOR WALL COVERINGS AND
EXTERIOR WALL ENVELOPES
[Not adopted by HCD]**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 5: HCD proposes to repeal an existing California amendment from Chapter 3 of the 2019 CEBC as follows:

**CHAPTER 3
PROVISIONS FOR ALL COMPLIANCE METHODS
SECTION 301
ADMINISTRATION**

301.5 Compliance with accessibility. (2019 CEBC)

~~*[HCD 1-AC] Accessibility requirements for covered multifamily dwellings, as defined in Chapter 2 of the California Building Code, are promulgated under HCD authority and are located in Chapter 11A of the California Building Code.*~~

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 6: HCD proposes to adopt Chapter 4, except Sections 405.2.1 through 405.2.5, from the 2021 IEBC into the 2022 CEBC with new and existing amendments as follows:

**CHAPTER 4
REPAIRS
SECTION 401
GENERAL**

401.1 Scope. (No change to existing California amendment.)

**SECTION 402
BUILDING ELEMENTS AND MATERIALS**

402.2 Existing materials. *[HCD] Existing materials shall comply with Section ~~302-4~~ 302.3.*

402.3 New and replacement materials. *[HCD 1 & HCD 2] New and replacement materials used for repairs shall comply with Section ~~302-5~~ 302.4.*

**SECTION 407
MECHANICAL**

407.1 General.

[HCD 1 & HCD 2] (No change to existing California amendment.)

407.2 Mechanical draft systems for manually fired appliances and fireplaces. [Not adopted by HCD]

**SECTION 408
PLUMBING**

408.1 Materials.

[HCD 1 & HCD 2] (No change to existing California amendment.)

408.2 Water closet replacement. (No change to existing California amendment.)

408.3 Health care facilities. [Not adopted by HCD]

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 7: HCD proposes to adopt Chapter 5, except Sections 501.3, 502.6, 503.14, 503.15, 503.16, 503.17, 504, 506.6, and 507, from the 2021 IEBC into the 2022 CEBC with new and existing amendments as follows. HCD also proposes to repeal Section 502.7 from the 2019 CEBC.:

**CHAPTER 5
PRESCRIPTIVE COMPLIANCE METHOD
SECTION 501
GENERAL**

501.1 Scope. The provisions of this chapter shall control the alteration, addition and change of occupancy of existing buildings and structures, ~~including historic buildings and structures as referenced in Section 304.3.1~~

[HCD 1] (No change to existing California amendment)

Exceptions:

12. [HCD 2] For relocated or moved buildings and maintenance, alteration, repair, addition, or change of occupancy to existing buildings and accessory structures in mobilehome parks or special occupancy parks as provided in Section 1.8.2.1.3. See California Code of Regulations, Title 25, Division 1, Chapters 2 and 2.2. (No change to existing California amendment except for renumbering.)

23. [HCD 1] Limited-density owner-built rural dwellings. (No change to existing California amendment except for renumbering.)

501.3 Health care facilities. [Not Adopted By HCD]

501.5 (formerly 503.15) Carbon monoxide alarms. [HCD 1] Pursuant to Health and Safety Code Section 17926, carbon monoxide detection shall be provided in all existing Group R buildings, as required in Section 915 of the California Building Code or Section R315 of the California Residential Code, as applicable.

**SECTION 502
ADDITIONS**

502.1 General. (No change to existing California amendment.)

502.6 Enhanced classroom acoustics. [Not Adopted By HCD]

~~502.7 Carbon monoxide alarms in existing portions of a building. (2019 CEBC)~~

~~*[HCD 1] Pursuant to Health and Safety Code Section 17926, carbon monoxide detection shall be provided in all existing Group R buildings, as required in Section 915 of the California Building Code or Section R315 of the California Residential Code, as applicable.*~~

SECTION 503 ALTERATIONS

503.1 General. (No change to existing California amendment.)

503.14 Smoke compartments. [Not Adopted By HCD]

503.16 Enhanced classroom acoustics. [Not Adopted By HCD]

503.17 Locking arrangements in educational occupancies. [Not Adopted By HCD]

SECTION 504 FIRE ESCAPES (Not Adopted by HCD)

SECTION 505 WINDOWS AND EMERGENCY ESCAPE OPENINGS

505.2 Window opening control devices on replacement windows. (No change to existing California amendment.)

SECTION 506 CHANGE OF OCCUPANCY

506.6 Enhanced classroom acoustics. [Not Adopted By HCD]

SECTION 507 HISTORIC BUILDINGS (Not Adopted by HCD)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 8: HCD proposes to not adopt the following chapters from the 2021 IEBC into the 2022 CEBC.

CHAPTER 6 CLASSIFICATION OF WORK

**CHAPTER 7
ALTERATIONS-LEVEL 1**

**CHAPTER 8
ALTERATIONS—LEVEL 2**

**CHAPTER 9
ALTERATIONS—LEVEL 3**

**CHAPTER 10
CHANGE OF OCCUPANCY**

**CHAPTER 11
ADDITIONS**

**CHAPTER 12
HISTORIC BUILDINGS**

**CHAPTER 13
PERFORMANCE COMPLIANCE METHODS**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 9: HCD proposes to adopt Chapter 14 from the 2021 IEBC into the 2022 CEBC with existing amendments as follows:

**CHAPTER 14
RELOCATED OR MOVED BUILDINGS
SECTION 1401
GENERAL**

1401.1 Scope.

[HCD] (No change to existing California amendment.)

1401.2 Conformance.

[HCD 1 & HCD 2] (No change to existing California amendment.)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 10: HCD proposes to adopt Chapter 15, Sections 1501, 1502, 1503, 1505, and 1508 only, from the 2021 IEBC into the 2022 CEBC with existing amendments as follows:

**CHAPTER 15
CONSTRUCTION SAFEGUARDS
SECTION 1501
GENERAL**

1501.6.1 Walkways. (No change to existing California amendment.)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 11: HCD proposes to adopt Chapter 16 from the 2021 IEBC into the 2022 CEBC without amendment.

**CHAPTER 16
REFERENCED STANDARDS**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 12: HCD proposes to adopt Appendix A, Chapter A1 (Sections A100 – A114; Tables A102.1-A114.1; and Figures A111.4.1 and A112.2.2), from the 2021 IEBC into the 2022 CEBC with existing amendments as follows:

**CHAPTER A1
SEISMIC STRENGTHENING PROVISIONS
FOR UNREINFORCED MASONRY BEARING WALL BUILDINGS**

SECTION A100 APPLICATION

A100.1 Vesting Authority. (No change to existing California amendment.)

SECTION A103 DEFINITIONS

A103.1 Definitions. (No change to existing California amendment.)

BUILDING CODE. [HCD 1 & HCD 2] (No change to existing California amendment.)

SECTION A105 GENERAL REQUIREMENTS

A105.4 Structural observation, testing and inspection. (No change to existing California amendment.)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 13: HCD proposes to NOT adopt Appendix A, Chapter A2, from the 2021 IEBC

CHAPTER A2 EARTHQUAKE HAZARD REDUCTION IN EXISTING REINFORCED CONCRETE AND REINFORCED MASONRY WALL BUILDINGS WITH FLEXIBLE DIAPHRAGMS

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 14: HCD proposes to adopt Appendix A, Chapter A3, (Sections A301.1 – A304.5.1; Tables A304.3.1 and A304.3.2; and Figures A304.1.3 – A304.4.2), from the 2021 IEBC into the 2022 CEBC with existing amendments as follows:

**CHAPTER A3
PRESCRIPTIVE PROVISIONS FOR SEISMIC STRENGTHENING OF CRIPPLE
WALLS AND SILL PLATE ANCHORAGE OF LIGHT,
WOOD-FRAME RESIDENTIAL BUILDINGS**

**SECTION A302
DEFINITIONS**

A302.1 Definitions. (No change to existing California amendment.)

CODE OFFICIAL. (No change to existing California amendment.)

ENFORCING AGENCY. (No change to existing California amendment.)

**SECTION A304
STRENGTHENING REQUIREMENTS**

A304.5 ~~Quality control~~ Inspections. (No change to existing California amendment.)

A304.6 Phasing of the strengthening work. (No change to existing California amendment.)

Figure A304.1.3 TYPICAL FLOOR TO CRIPPLE WALL CONNECTION (FLOOR JOISTS NOT PARALLEL TO FOUNDATION) (No change to existing California amendment.)

Figure A304.3.1(1) SILL PLATE BOLTING ANCHORING TO EXISTING FOUNDATION (No change to existing California amendment to title.)

Figure A304.4.1(3) PARTIAL CRIPPLE STUD WALL ELEVATION (No change to existing California amendment.)

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 15: HCD proposes to NOT adopt Appendix A, Chapter A4, from the 2021 IEBC.

**CHAPTER A4
EARTHQUAKE RISK REDUCTION IN WOOD-FRAME RESIDENTIAL BUILDINGS
WITH SOFT, WEAK OR OPEN FRONT WALLS**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 16: HCD proposes to adopt Appendix A, Chapter A5, from the 2021 IEBC into the 2022 CEBC without amendment.

**CHAPTER A5
REFERENCED STANDARDS**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 17: HCD proposes to NOT adopt Appendix B from the 2021 IEBC.

**APPENDIX B
SUPPLEMENTARY ACCESSIBILITY REQUIREMENTS FOR EXISTING BUILDINGS
AND FACILITIES**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 18: HCD proposes to NOT adopt Appendix C from the 2021 IEBC.

**APPENDIX C
GUIDELINES FOR THE WIND RETROFIT OF EXISTING BUILDINGS**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 19: HCD proposes to NOT adopt Appendix D from the 2021 IEBC.

**APPENDIX D
BOARD OF APPEALS**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

Item 20: HCD proposes to NOT adopt Resource A from the 2021 IEBC.

**RESOURCE A
GUIDELINES ON FIRE RATINGS OF ARCHAIC MATERIALS AND ASSEMBLIES**

Notation:

Authority: Health and Safety Code Sections 17040, 17920.9, 17921, 17922, 17926, 17958.12, 18552, 18620, 18865, 18871.3, 18873, 18938.3, and 19990; and Government Code Sections 12955.1 and 12955.1.1.

Reference(s): Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, 18938.3, 19890, 19891, 19892 and 19960 through 19997; and Government Code Sections 12955.1, 12955.1.1 and 65852.2.

APPROVED BY THE CALIFORNIA BUILDING STANDARDS COMMISSION
JANUARY 18, 2022

**FINAL EXPRESS TERMS
FOR PROPOSED BUILDING STANDARDS
OF THE OFFICE OF STATEWIDE HEALTH PLANNING AND DEVELOPMENT
REGARDING THE 2022 CALIFORNIA EXISTING BUILDING CODE
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 10
(OSHDP 05/21)**

The State agency shall draft the regulations in plain, straightforward language, avoiding technical terms as much as possible and using a coherent and easily readable style. The agency shall draft the regulation in plain English. A notation shall follow the express terms of each regulation listing the specific statutes authorizing the adoption and listing specific statutes being implemented, interpreted, or made specific (Government Code Section 11346.2(a)(1)).

If using assistive technology, please adjust your settings to recognize underline, strikeout, italic and ellipsis.

LEGEND for EXPRESS TERMS (Based on model codes - Parts 2, 2.5, 3, 4, 5, 9, 10)

- Model Code language appears upright
- Existing California amendments appear in *italic*
- Amended model code or new California amendments appear *underlined & italic*
- Repealed model code language appears ~~upright and in strikeout~~
- Repealed California amendments appear in ~~*italic and strikeout*~~
- Ellipsis (...) indicate existing text remains unchanged

FINAL EXPRESS TERMS

Item 1

**CHAPTER 1 SCOPE AND ADMINISTRATION
DIVISION I CALIFORNIA ADMINISTRATION
DIVISION II SCOPE AND ADMINISTRATION**

Adopt 2021 International Existing Building Code (IEBC). Adopt specific sections of Chapter 1 and carry forward existing amendments of the 2019 California Existing Building Code (CEBC) for OSHPD 1, 1R, 2, 3, 4 and 5.

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 2

CHAPTER 2 DEFINITIONS

Adopt 2021 International Existing Building Code (IEBC) Chapter 2 for OSHPD 3. Adopt 2021 International Existing Building Code (IEBC) Chapter 2 for OSHPD 1, 1R, 2, 4 and 5 and carry forward existing amendments of the 2019 California Existing Building Code

(CEBC).

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 3

CHAPTER 3 PROVISIONS FOR ALL COMPLIANCE METHODS

Adopt 2021 International Existing Building Code (IEBC) Chapter 3 for OSHPD 3. Adopt specific sections of Chapter 3 for OSHPD 1R, 2, 4 and 5 and carry forward existing amendments of the 2019 California Existing Building Code (CEBC) with the following modification:

SECTION 30710 [OSHPD 1R, 2, and 5] SERVICES/SYSTEMS AND UTILITIES

(Renumber the whole section)

SECTION 30811 [OSHPD 1R, 2 and 5] MEANS OF EGRESS

(Renumber the whole section)

SECTION 30912 [OSHPD 1R] HOSPITAL SPC AND FREESTANDING BUILDINGS REMOVED FROM GENERAL ACUTE CARE SERVICE REMAINING UNDER THE JURISDICTION OF OSHPD

(Renumber the whole section)

30912.1 General. *The provisions of this section shall apply to hospital SPC and freestanding buildings that have been removed from Acute Care Service per California Existing Building Code Section 30912A but ...*

...

30912.3.1 Freestanding building...

- c. Services that duplicate Basic Services, as defined in H&SC §1250, or services that are provided as part of a Basic Service, but are not required for facility licensure (with no more than 25 percent in-patient use).*

All hospital support services listed in Section 30912.3.1 Item a that are located in an SPC building...

30912.3.2 SPC non-GACH buildings containing nonacute care services under existing license. *The services listed in Section 30912.3.1 shall be permitted as follows:*

- a. Existing approved nonacute care services shall be permitted to remain. The enforcement agency may require evidence that the existing occupancies and services were in compliance at the time they were located in the SPC building. All hospital support services listed in Section 30912.3.1, Item a that are remaining in the SPC building removed from general acute care service shall be in excess of the minimum requirements for licensure and operation of the general*

acute care hospital. Prior approval by the California Department of Public Health shall be obtained by the hospital to maintain these services in the SPC building removed from acute care service.

- b. New nonacute care services listed in Section ~~30912~~3.1, Item a shall be permitted, provided they are in excess of the minimum services required for licensure and operation of the general acute care hospital.*
- c. New nonacute care services listed in Section ~~30912~~3.1, Item b shall be permitted. These services require compliance with the current functional requirements for that service as defined in Part 2, California Building Code, Section 1224.39, subject to the provisions of Section 506.1.*
- d. New nonacute care services listed in Section ~~30912~~3.1, Item c shall be permitted provided they are in excess of the minimum services required for licensure and operation of the general acute care hospital. If patients are served by this service, it must ...*

...

30912.3.3.1 Intermediate care and/or skilled nursing services. When general acute care services are removed from an SPC building which is intended to be used for separate and distinct intermediate care and/or skilled nursing services, and the new services will be licensed under the existing license of the general acute care hospital, these new services shall comply with current functional requirements as defined in Part 2, Section 1224.38 and/or 1224.40, and Section ~~30710A~~1.1.1.5 for a nonconforming hospital building.

30912.3.3.2 Psychiatric nursing service. When general acute care services are removed from an SPC building which is intended to be used for separate and distinct psychiatric nursing services, and the new services will be licensed under the existing license of the general acute care hospital, these new services shall comply with current functional requirements for that service as defined in Part 2, Section ~~1224.34~~ 1228 and Section ~~30710A~~1.1.1.5 for a nonconforming hospital building.

...

~~SECTIONS 310–312~~ **RESERVED**

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 4

CHAPTER 3A PROVISIONS FOR ALL COMPLIANCE METHODS

Adopt Chapter 3 of the 2021 IEBC as Chapter 3A of the 2022 CEBC for OSHPD 1 as amended. All existing California amendments that are not revised shall continue without change.

SECTION 301A ADMINISTRATION

...

301A.3 Alteration, addition or change of occupancy. The alteration, addition or change of occupancy of all existing buildings *or structures* shall comply with one of the methods *or categories* listed in Section 301A.3.1, 301A.3.2 or 301A.3.3. *Section 3034A.3.2 applies to all methods or categories.* Sections 301A.3.1 through 301A.3.3 shall not be applied in combination with each other, *except when permitted by the enforcement agency.*

...

301A.3.2 Nonconforming buildings. Alterations, additions and changes of occupancy *to existing buildings or structures designed in accordance with the Pre-1973 building code complying with Section 3034A.3.1* and the applicable requirements *herein* shall be considered in compliance with the provisions of this code.

301A.3.3 Performance-based method. Alterations, additions and changes of occupancy *to existing buildings or structures* complying with *Sections 3034A.3.4 and 3034A.3.5* of this code shall be considered in compliance with the provisions of this code.

...

301A.7 Earthquake monitoring instruments for existing buildings. *Earthquake monitoring instrumentation of existing buildings shall comply with Section 30613A.*

301A.8 Compliance alternatives for services/systems and utilities. *Compliance alternatives for services/systems and utilities shall comply with Section 30710A.*

301A.9 Compliance alternatives for means of egress. *Means of egress through existing buildings shall comply with Section 30811A.*

301A.10 Removal of hospital buildings from general acute care services. *Removal of hospital buildings from General Acute Care Services shall comply with Section 30912A.*

301A.11 Hospital buildings removed from general acute care services. *Hospital buildings removed from general acute care services shall comply with Section 3102A.*

...

SECTION 303A Reserved

SECTION 304A STRUCTURAL DESIGN LOADS AND EVALUATION AND DESIGN PROCEDURES

(Renumber previous sections)

...

3043A.3.1.2 Major structural alteration, additions, or repairs. *Major structural alterations, additions, or repairs shall be in accordance with Section 3043A.3.4.1 or 3043A.3.4.3 as applicable.*

...

3043A.3.3 SPC-4D. *Nonconforming hospital buildings satisfying the following*

requirements and one of Sections 501A.3.1, 501A.3.2 or 3043A.3.4.5, but not a combination thereof, shall be considered to satisfy the requirements of SPC-4D.

1. Approval of construction documents based on building characterization in accordance with the California Administrative Code (CAC) Chapter 6 Section 2.1.2.1, material properties in accordance with the CAC Chapter 6 Section 2.1.2.2 and Section 3043A.5.3 of this code, and a complete rational structural analysis shall be required.

...

3043A.3.4 Performance objectives of performance-based methods. Except for the modifications as set forth in Sections 3043A.3.4 and 3043A.3.5, a ...

...

3043A.3.4.1 For general acute care hospital buildings along with all structures required for their continuous operation or access/egress:

...

3. The nonstructural components shall satisfy the requirements of this code for new construction.

Exception: Performance objectives for upgrading nonconforming hospital buildings to SPC-4D and for incidental or minor alterations or repairs of SPC-4D buildings shall be in accordance with Section 3043A.3.4.5 of this code.

...

3043A.3.4.5 SPC-4D using ASCE 41. Structures shall be deemed to comply with the SPC-4D requirements of Table 2.5.3, Chapter 6 of the California Administrative Code, when all of the following are satisfied:

1. Damage control structural performance level (S-2) in accordance with Section 2.3.1.2.1 of ASCE 41 at BSE-1 E; and
2. Collapse Prevention Structural Performance Level (S-5) in accordance with Section 2.3.1.5 of ASCE 41 at BSE-2E; and
3. Items identified in Chapter 6, Article 10 of the California Administrative Code satisfy the requirements of Position Retention nonstructural performance level (N-B) in accordance with Section 2.3.2.2 at BSE-1E.

304A.3.4.5.1 Replace ~~Exception:~~ ASCE 41-13 § 7.2.13.2 Separation Exemptions: Add the following exemption with the following:

- ~~3. Seismic separation is deemed to comply with SPC-4D requirements and a pounding analysis is not required where either A) or B) apply:~~
 - ~~A. The Where the adjacent building was constructed using the 1989 or later edition of the California Building Code and built under OSHPD jurisdiction, the minimum building separation distance specified in Section 7.2.13.1 need not be evaluated for Structural Performance Level Damage Control or lower.~~
 - ~~B. The Where adjacent building structure or building evaluated meets the SPC building separation requirements in accordance with the California Administrative Code (CAC), Chapter 6, Section 3.4 and all the following are met is not less than~~

half as tall and adjacent structure has floors/levels that match those of the building being evaluated, the following exceptions apply:

- 1) Where the structural resisting system of the adjacent building is different, the mass of the more flexible building is no greater than 50 percent of the mass of the stiffer building For Structural Performance Level of Life Safety or lower, the seismic separation between the adjacent structure and the building being evaluated need not be evaluated.
- 2) For Structural Performance Level of Damage Control, buildings need not meet the minimum separation distance specified in Section 7.2.13.1. where either a) or b) applies:
 - a) Adjacent structure is more than 2 inches times the number of stories below that level away from the building being evaluated at all floor levels that align.
 - b) The adjacent building does not have any of the following structural deficiencies as defined in the California Administrative Code, Chapter 6, Article 3:
 - 1) Load path (3.1)
 - 2) Weak story (3.3.1)
 - 3) Soft story (3.3.2)
 - 4) Vertical discontinuity (3.3.5) or
 - 5) Torsion (3.3.6)

C. Where an approved pounding analysis procedure that accounts for the change in dynamic response of the structures caused by impact is used, the evaluated and retrofitted buildings need not meet the minimum separation distance specified in Section 7.2.13.1. Such analysis shall demonstrate that:

- 1) The structures are capable of transferring forces resulting from impact for diaphragms located at the same elevation; or
- 2) The structures are capable of resisting all required vertical and lateral forces considering the loss of any elements or components damaged by impact of the structures.

...

(Renumber sections)

...

3043A.3.5 Modifications to ASCE 41. The text of ASCE 41 shall be modified as indicated in Sections 3043A.3.5.1 through 3043A.3.5.146.

303A.3.5.1 ASCE 41 Section 1.1. Modify ASCE 41 Section 1.1 with the following:
Seismic evaluations shall be performed for performance objective specified in Section 3043A.3.4 of this code ...

...

3043A.3.5.9 ASCE 41 Section 8.5.1-8.4.2.3.2.1 Modify ASCE 41 Section 8.5.1 8.4.2.3.2.1 with the following as follows:

8.4.2.3.2.1 Foundation Modeled as a Fixed Base If the base of the structure is assumed to be completely rigid, the foundation soil shall be classified as deformation controlled. Component actions shall be determined by Eq. (7-34). Acceptance criteria shall be based on Eq. (7-36), m-factors for foundation soil shall be 1.5 for Immediate Occupancy, 3.0 for Life Safety, and 4.0 for Collapse Prevention, and the use of upper-bound component capacities shall be permitted. Where overturning results in an axial uplift force demand from linear analysis, this uplift shall be considered deformation controlled, and an m-factor of 1.5 for Immediate Occupancy, 3.0 for Life Safety, and 4.0 for Collapse Prevention applied to the expected restoring dead load shall be used.

Alternatively, when seismic evaluation is performed for foundation after global analysis of the superstructure is complete, both overturning and axial seismic pseudo force demands are permitted to be divided by the m-factors above, provided the foundation is analyzed as a beam on Winkler springs (soil does not resist tension). The vertical spring stiffness values may be determined either from Figure 8-2 or Equation 8-11, or as provided by the geotechnical engineer. Acceptance criteria for soil bearing shall be considered met, based on one of the following methods either A or B:

A) Soil spring reactions are limited by the ultimate soil bearing capacity and the foundation system is stable under the applied loads.

B) The resisting soil pressure distribution under the footing is triangular such that the maximum soil bearing pressure at any point of the footing is less than the ultimate soil bearing capacity.

Subject to the approval of the authority having jurisdiction, higher soil pressures may be permitted when appropriately justified.

The evaluation of the foundation structural element shall be considered as force controlled in accordance with the material chapters using the bearing pressure distribution under the footing from the same method used for the soil bearing acceptance criteria.

8.4.2.3.2.2 Foundation Interface Modeled as a Flexible Base Where the foundation flexibility is included in the mathematical model and is modeled using linear elastic foundation soil representation, the foundation soil shall be classified as deformation-controlled. Component actions shall be determined by Eq. (7-34). For rectangular or I-shaped footings, acceptability of foundation overturning shall be based on the m-factors in Table 8-3. Where global overturning results in an uplift force on the foundation, the expected dead load action on that portion of the foundation being uplifted shall be multiplied by the appropriate m-factor from Table 8-3 and shall be greater than the absolute axial tension demand on the foundation.

The m-factors in Table 8-3 depend on A_c/A_f , b/L_c , and the missing area ratio $(A_{\text{rect}} - A_f)/A_{\text{rect}}$, where A_c is defined in Section 8.4.2.3.1. The idealized footing configurations

and corresponding parameters are defined in Fig. 8-3. The parameter b is defined as the width of rectangular footings and the flange width of I-shaped footings. The parameter L_c is defined as the length of the contact area and equal to A_c/b . The extent of the I-shape shall be quantified by the missing area ratio. For I-shaped footings, the parameter A_{rect} is equal to the area of the smallest rectangle that covers the footing footprint, and A_f is the actual footing area.

Alternatively, superstructure pseudo force overturning demands to the foundation are permitted to be divided by the appropriate m -factors above and applied to the mathematical model representing the foundation system only, re-analyzed as a beam on Winkler springs (soil does not resist tension). Acceptance criteria for soil bearing shall be considered met, based on one of the following methods either A or B:

A) Soil spring reactions are limited by the ultimate soil bearing capacity and the foundation system is stable under the applied loads.

B) The resisting soil pressure distribution under the footing is triangular and the maximum soil bearing pressure at any point of the footing is less than the ultimate soil bearing capacity.

Subject to the approval of the authority having jurisdiction, higher soil pressures may be permitted when appropriately justified.

The evaluation of the foundation structural element shall be considered as force controlled in accordance with the material chapters using the bearing pressure distribution under the footing from the same method used for the soil bearing acceptance criteria.

3043A.3.5.910 ASCE 41 Section 8.5.1. Modify ASCE 41 Section 8.5.1 with the following:

...

2. The site specific response spectrum modified for soil-structure interaction effects shall not be taken as less than 70 percent of the spectral acceleration as determined from the design response spectrum and MCER response spectrum in accordance with ASCE 7 Sections 11.4.5 and 11.4.6 respectively.

Exception: For the seismic retrofit of existing nonconforming buildings, design ground motion shall be consistent with performance objectives in Section 3043A.3.4.

(renumber remaining sections)

...

3043A.3.5.1112 ASCE 41 Section 10.7.1.1. Modify ASCE 41 Section 10.7.1.1 with the following:

...

304A.3.5.13 ASCE 41 Section 10.12.3 Modify ASCE 41 Section 10.12.3 as follows:

10.12.3 Evaluation of Existing Condition Allowable soil capacities (subgrade

modulus, bearing pressure, and passive pressure) and foundation displacements for the selected performance level shall be as prescribed in Chapter 8 or as established with project specific data. All components of existing foundation systems and all new material, components, or components required for retrofit shall be evaluated as force-controlled actions. However, the capacity of the foundation components need not exceed 1.25 times the capacity of the supported vertical structural component or element (column or wall).

Exception: Component actions that are deformation controlled are permitted to use their expected strengths for the acceptance criteria.

3043A.3.5.1214 ASCE 41 Section 11.1. Modify ASCE 41 Section 11.1 by the following:

Scope: Unreinforced masonry walls (including unreinforced infill walls) and partitions are not permitted for General Acute Care (GAC) hospital buildings.

...

(renumber remaining sections)

...

306A ACCESSIBILITY FOR EXISTING BUILDINGS

306A.1 Scope. *Accessibility requirements for existing buildings shall comply with the California Building Code, Part 2, Volume 1, Chapter 11B.*

SECTION ~~306~~13A EARTHQUAKE MONITORING INSTRUMENTS FOR EXISTING BUILDINGS

30613.A.1 Earthquake recording instrumentation of existing buildings. *All owners of existing structures, selected by the enforcement agency for the installation of earthquake-recording instruments, shall provide space for the installation and access to such instruments. Location of said instruments shall be determined by the enforcement agency. The enforcement agency shall make arrangements to provide, maintain, and service the instruments. Data shall be the property of the enforcement agency, but copies of individual records shall be made available to the public on request and the payment of an appropriate fee.*

Sections 307A - 309A

RESERVED

...

SECTION ~~307~~10A COMPLIANCE ALTERNATIVES FOR SERVICES/SYSTEMS AND UTILITIES

(Renumber the whole section)

...

30710A.1.1.1.5 Buildings removed from acute-care hospital service.

Services/systems and utilities for conforming acute care hospital buildings shall be permitted to pass through or under a building that has been removed from acute care hospital service until January 1, 2030, if the building removed from service meets the performance requirements of Section 30710A.1.1.1.1. Services/systems and utilities for nonconforming nonacute care hospital buildings shall be permitted to pass through or under a building that has been removed from acute care hospital service only if the

building removed from service meets the performance requirements of Section 30710A.1.1.1.2.

Exception: *Service/system and utilities for acute care hospital buildings may pass through or under the buildings that have been removed from acute care service and which do not meet the performance requirements of Section 30710A.1.1.1.1 or Section 30710A.1.1.1.2, provided all the following are met:...*

...

SECTION 30811A COMPLIANCE ALTERNATIVES FOR MEANS OF EGRESS (Renumber the whole section)

30811A.1 General. *Means of egress through existing buildings shall be in accordance with the California Building Code, except as modified in this section.*

30811A.1.1 Means of egress. *Means of egress shall comply with the requirements of Sections 30811A.1.1.1 and 30811A.1.1.2.*

Exception: *The enforcing agency shall be permitted to exempt minor additions, minor alterations and minor remodel projects from these requirements.*

30811A.1.1.1 Means of egress for hospital buildings. *Means of egress for hospital buildings shall comply with the requirements of Sections 30811A.1.1.1.1 through 30811A.1.1.1.6.*

...

30811A.1.1.1.4 Existing SPC-1 hospital buildings. *Means of egress for remodels of existing SPC-1 hospital buildings shall only pass through hospital buildings that have approved performance categories of SPC-1 or higher and NPC-2 or higher.*

Exception: *Means of egress for acute care service spaces for hospitals licensed pursuant to subdivision (a) of Section 1250 of the Health and Safety Code shall comply with the requirements of Section 30811A.1.1.1.2.*

30811A.1.1.1.5 Other hospital buildings. *Hospital buildings that would not otherwise require evaluation for an SPC rating, which are used as a part of the means of egress for hospital buildings, shall be evaluated in accordance with the requirements of Section 1.3, Chapter 6, of the California Administrative Code to determine the appropriate rating, or shall meet the structural requirements of these regulations for conforming hospital buildings. Means of egress shall be in accordance with the requirements of Sections 30811A.1.1.1.1 through 30811A.1.1.1.4.*

30811A.1.1.1.6 Buildings removed from hospital service. *The means of egress for acute care hospitals shall be permitted to pass through buildings that are removed from hospital service only if the buildings remain under the jurisdiction of OSHPD, and only until January 1, 2030, subject to the following:*

1. *Egress for conforming hospital buildings shall be permitted to pass through buildings that have been removed from acute care hospital service that comply with the requirements of Section 30811A.1.1.1.1 or 30811A.1.1.1.3.*

2. *Egress for nonconforming hospital buildings shall be permitted to pass through buildings that have been removed from acute care hospital service that comply with the requirements of Section 30811A.1.1.1.2 or 30811A.1.1.1.4.*

...
SECTION 30912A REMOVAL OF HOSPITAL SPC AND FREESTANDING BUILDINGS FROM GENERAL ACUTE CARE SERVICE

(Renummer the whole section)

...
30912A.3 Establishing eligibility for removal from general acute care service. *In order to establish that one or more SPC buildings are eligible for removal from general acute care service, the hospital owner shall submit construction documents showing that after the SPC buildings are removed from general acute care service:*

- ...
3. *The hospital complies with all egress requirements, including occupant load, number ...*

Exceptions:

1. *If the SPC building has an approved extension to the SPC-2 deadline, existing egress through the SPC-1 building shall be permitted for the duration of the extension or until the SPC-1 building is removed from general acute care service, whichever comes first.*
2. *When permitted by Section 30811A.1.1.1.6.*

- ...
6. *If the SPC building removed from general acute care service shares a common fire alarm system with the acute care hospital, the main fire alarm control panel shall be located in an acute care hospital building. The SPC building removed from general acute care service shall be in a separate zone monitored by the main fire alarm control panel. Flexible connections shall be provided for conduits/conductors crossing structural or SPC seismic separation joints. If the intent is to place the SPC building under local jurisdiction, the building shall satisfy Section 30912A.5.1. ...*

7. *If the SPC building removed from general acute care service shares the fire sprinkler system with the acute care hospital, an isolation valve with a tamper switch shall be provided to isolate the portion of the system serving the SPC building removed from acute care service. Flexible connections shall be provided in piping that crosses structural or SPC seismic separation joints. The fire sprinkler system shall not originate in the SPC building removed from general acute care service. If the intent is to place the building under local jurisdiction, the building shall satisfy Section 30912A.5.1.*

10. *No utilities servicing acute care hospital buildings originate in or pass through, over, or under, an SPC building removed from general acute care service, except as permitted by Section 30710A.1.1.1.5, or a building not under OSHPD jurisdiction.*

...

30912A.4 Buildings remaining under OSHPD jurisdiction. *SPC and freestanding buildings removed from acute care service while remaining under the jurisdiction of OSHPD shall be subject to the provisions of Section 30912.3.*

30912A.5 Change in jurisdiction for buildings removed from general acute care service. *Except as provided by Section 30912A.5.3, at the hospital's discretion, a building removed from general acute care service shall be permitted to be placed under the jurisdiction of the local enforcement agency. To be eligible for a change in jurisdiction, the building removed from general acute care service shall satisfy the requirements of Section 30912A.5.1.*

...

30912A.6 Vacated space. *Vacated spaces intended to remain vacant while under the jurisdiction of OSHPD shall be subject to the provisions of Section 30912.3.5.*

...

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 5

CHAPTER 4 REPAIRS

Adopt 2021 International Existing Building Code (IEBC) Chapter 4 for OSHPD 3. Adopt 2021 International Existing Building Code (IEBC) Chapter 4 for OSHPD 1R, 2, 4 and 5 and carry forward existing amendments of the 2019 California Existing Building Code (CEBC).

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 6

CHAPTER 4A REPAIRS

Adopt Chapter 4 of the 2021 IEBC as Chapter 4A of the 2022 CEBC for OSHPD 1 as amended. All existing California amendments that are not revised shall continue without change.

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 7

CHAPTER 5 PRESCRIPTIVE COMPLIANCE METHOD

Adopt 2021 International Existing Building Code (IEBC) Chapter 5 for OSHPD 3. Adopt specific sections of Chapter 5 for OSHPD 1R, 2, 4 and 5 and carry forward existing amendments of the 2019 California Existing Building Code (CEBC).

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 8

CHAPTER 5A PRESCRIPTIVE COMPLIANCE METHOD

Adopt Chapter 5 of the 2021 IEBC as Chapter 5A of the 2022 CEBC for OSHPD 1 as amended. All existing California amendments that are not revised shall continue without change.

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 9

CHAPTERS 6 through 15

Entire Chapters 6 through 15 not adopted by OSHPD.

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 10

CHAPTER 16 REFERENCED STANDARDS

Adopt 2021 International Existing Building Code (IEBC) Chapter 16 and carry forward existing amendments of the 2019 California Existing Building Code (CEBC) for OSHPD 1, 1R, 2, 3, 4 and 5 with the following modifications:

ASCE/SEI ...

7—2016: Minimum Design Loads and Associated Criteria for Buildings and Other Structures with Supplement 1 [OSHPD 1, 1R, 2, 4 and 5] with Supplement 3
304.2, 304A.2, 304.3.1, 501A.3, 502A.5, 503A.13, 503.4, 503.12, 800.3, 806.4

41—13: Seismic Evaluation and Retrofit of Existing Buildings
~~3043~~.A.2, ~~3043~~A.3.4, ~~3043~~A.3.5

41—2017: Seismic Evaluation and Retrofit of Existing Buildings [OSHPD 1R, 2, 4 and 5] with Supplement No. 1

304.3.1, Table 304.3.1, 304.3.2, Table 304.3.2

...

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

Item 11

APPENDICES A, B, C, D and RESOURCE A

Entire Appendices A, B, C, D and RESOURCE A not adopted by OSHPD.

Notation:

Authority: Health and Safety Code, Sections 1275, 18928, 129790, and 129850

Reference(s): Health and Safety Code, Section 129850

APPROVED BY THE CALIFORNIA BUILDING STANDARDS COMMISSION
JANUARY 19, 2022

**FINAL EXPRESS TERMS
FOR PROPOSED BUILDING STANDARDS
OF THE STATE FIRE MARSHAL
REGARDING THE 2022 CALIFORNIA EXISTING BUILDING CODE,
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 10
(SFM 07/21)**

The State agency shall draft the regulations in plain, straightforward language, avoiding technical terms as much as possible and using a coherent and easily readable style. The agency shall draft the regulation in plain English. A notation shall follow the express terms of each regulation listing the specific statutes authorizing the adoption and listing specific statutes being implemented, interpreted, or made specific (Government Code Section 11346.2(a)(1)).

If using assistive technology, please adjust your settings to recognize underline, strikeout, italic and ellipsis.

LEGEND for EXPRESS TERMS (Based on model codes - Parts 2, 2.5, 3, 4, 5, 9, 10)

- Model Code language appears upright
- Existing California amendments appear in *italic*
- Amended model code or new California amendments appear *underlined & italic*
- Repealed model code language appears ~~upright and in strikeout~~
- Repealed California amendments appear in ~~*italic and strikeout*~~
- Ellipsis (...) indicate existing text remains unchanged

The Office of the State Fire Marshal (SFM) proposes to adopt the 2021 edition of the International Existing Building Code (IEBC) into the 2022 edition of the California Existing Building Code (CEBC). SFM further proposes to:

Repeal the adoption by reference of the 2018 International Existing Building Code and incorporate and adopt by reference in its place the 2021 International Existing Building Code for application and effectiveness in the 2022 California Existing Building Code.

Repeal certain amendments to the 2018 International Existing Building Code and/or California Building Standards not addressed by the model code that are no longer necessary.

Adopt new building standards or necessary amendments to the 2021 International Existing Building Code that address inadequacies of the 2021 International Existing Building Code as they pertain to California laws.

Bring forward previously existing California building standards or amendments, which represent no change in their effect from the 2019 California Building Standards Code.

Codify non-substantive editorial and formatting amendments from the format based upon the 2018 International Existing Building Code to the format of the 2021 International Existing Building Code.

FINAL EXPRESS TERMS

CHAPTER 1 SCOPE AND ADMINISTRATION DIVISION I CALIFORNIA ADMINISTRATION

Item 1-1

Chapter 1, Scope and Administration, Division I, California Administration, Section 1.1 General

[The SFM is proposing to maintain the adoption of those existing California provisions contained in Section 1.1 with the following modifications.]

Item 1-2

Chapter 1, Scope and Administration, Division I, California Administration, Section 1.1.1 Title

1.1.1 Title. These regulations shall be known as the California Existing Building Code, may be cited as such, and will be referred to herein as “this code.” The California Existing Building Code is Part 10 of thirteen parts of the official compilation and publication of the adoption, amendment, and repeal of building regulations to the California Code of Regulations, Title 24, also referred to as the California Building Standards Code. This part incorporates by adoption the ~~2018~~ 2021 International Existing Building Code of the International Code Council (ICC) with necessary California amendments.

Item 1-3

Chapter 1, Scope and Administration, Division I, California Administration, Section 1.11 Office of the State Fire Marshal

[The SFM is proposing to maintain the adoption of those existing California provisions contained in Section 1.11 with the following modifications.]

Item 1-4

Chapter 1, Scope and Administration, Division I, California Administration, Section 1.11.1 SFM—Office of the State Fire Marshal

[The SFM is proposing to update the language in Section 1.11.1 to correlate with other parts in Title 24 and updates to statute.]

1.11.1 SFM - Office of the State Fire Marshal. Specific scope of application of the agency responsible for enforcement, the enforcement agency and the specific authority to adopt and enforce such provisions of this code, unless otherwise stated.

...

Institutional, educational or any similar occupancy. Any building or structure used or intended for use as an asylum, jail, prison, mental hospital, hospital, sanitarium, home for the aged elderly, children's nursery, children's home or institution, school, or any similar occupancy of any capacity.

Authority cited — Health and Safety Code Section 13143.

Reference — Health and Safety Code Section 13143.

Item 1-5

**Chapter 1, Scope and Administration, Division I, California Administration,
Section 1.11.1 SFM—Office of the State Fire Marshal**

[The SFM is proposing to add a definition of Specified State-Occupied.]

1.11.1 SFM - Office of the State Fire Marshal. Specific scope of application of the agency responsible for enforcement, the enforcement agency, and the specific authority to adopt and enforce such provisions of this code, unless otherwise stated.

Application:

...

Residential facilities and residential facilities for the elderly.

Authority cited - Health and Safety Code Section 13133.

Reference - Health and Safety Code Section 13143.

Any state institution or other state-owned or specified state-occupied building.

Specified state-occupied buildings. Any building, structure or area which meets the criteria of any of the following:

1. A building where the state has contracted into a build-to-suit lease.
2. A courthouse holding facility or trial court with a detention area.
3. A building used by the Department of Corrections and Rehabilitation as a community correctional reentry center.
4. 100% state occupied.
5. State occupied areas in a state leased building that is a high-rise and is 75 percent of the net area floor space or more occupied by state entities.
6. State occupied areas that contain 5,000 square feet or more space of a state leased Group H or Group L occupancy.
7. A state leased building with facilities with the primary purpose of housing state records and/ or state artifacts of historical significance.
8. Properties leased by California State University (CSU) or University of California (UC).
9. State institutions and their real property.
10. CAL FIRE occupied areas in leased building.
11. State leased facilities where governing body's fire protection services relies on an all-volunteer fire department.

Except as provided in items 1 through 11, buildings shall become the responsibility of the local jurisdiction.

Authority - Health and Safety Code Sections 13108, 13145, 13146, 16022.5 and 17921.

Reference - Health and Safety Code Sections 13108, 13143, 13145, 13146, 16022.5 and 17921.

...

Item 1-6

Chapter 1, Scope and Administration, Division I, California Administration, Section 1.11.4.4 Fire Clearance Preinspection

1.11.4.4 Fire Clearance Preinspection. Pursuant to Health and Safety Code Section 13235, Fire Clearance Preinspection, fee, upon receipt of a request from a prospective licensee of a community care facility, as defined in Section 1502, of a residential care facility for the elderly, as defined in Section 1569.2, or of a child day care facility, as defined in Section 1596.750, the local fire enforcing agency, as defined in Section 13244, or State Fire Marshal, whichever has primary jurisdiction, shall conduct a preinspection of the facility prior to the final fire clearance approval. At the time of the preinspection, the primary fire enforcing agency shall price consultation and interpretation of the fire safety regulations and shall notify the prospective licensee of the facility in writing of the specific fire safety regulations which shall be enforced in order to obtain fire clearance approval. A fee equal to, but not exceeding, the actual cost of the of the preinspection services may be charged for the preinspection of a facility. ~~with a capacity to serve 25 or fewer persons. A fee of not more than \$100.00 may be charged for a preinspection of a facility with a capacity to serve 26 or more persons.~~

Item 1-7

Chapter 1, Scope and Administration, Division I, California Administration, Section 1.11.4.5 Care Facilities

1.11.4.5 Care Facilities. The primary fire enforcing agency shall complete the final fire clearance inspection for a community care facility, residential care facility for the elderly, or child day care facility within 30 days of receipt of the request for the final inspection, or as of the date the prospective facility requests the final prelicensure inspection by the State Department of Social Services, whichever is later.

Pursuant to Health and Safety Code Section 13235, a preinspection fee equal to, but not exceeding, the actual cost of the of the preinspection services may be charged for the preinspection of a facility, with a capacity to serve 25 or less clients. ~~A fee of not more than \$100.00 may be charged for a preinspection of a facility with a capacity to serve 26 or more clients.~~

Pursuant to Health and Safety Code Section 13131.5, a reasonable final inspection fee, not to exceed the actual cost of inspection services necessary to complete a final inspection may be charged for occupancies classified as residential-care facilities for the elderly (RCFE).

Pursuant to Health and Safety Code Section 1569.84, neither the State Fire Marshal nor any local public entity shall charge any fee for enforcing fire inspection regulations pursuant to state law or regulation or local ordinance, with respect to residential-care facilities for the elderly (RCFE) which service six or fewer persons.

Item 1-8

**Chapter 1, Scope and Administration, Division I, California Administration,
Section 1.11.6 Certificate of Occupancy**

1.11.6 Certificate of Occupancy. *A Certificate of Occupancy shall be issued as specified in ~~Section 110~~ Title 24, Part 2, California Building Code, Section 111.*

Exception: *~~Group R, Division 3 and Group U occupancies. Certificates of occupancy are not required for work exempt from permits in accordance with Section 105.2 of the California Building Code.~~*

Item 1-9

**Chapter 1, Scope and Administration, Division I, California Administration,
Section 1.11.11 Adopting Agency Identification**

1.11.11 Adopting Agency Identification. *The provisions of this code applicable to buildings identified in this Section 1.11 will be identified in the Matrix Adoption Tables under the acronym SFM.*

**CHAPTER 1
SCOPE AND ADMINISTRATION
DIVISION II
SCOPE AND ADMINISTRATION**

Item 1-10

Chapter 1, Scope and Administration, Division II, Scope and Administration

[The SFM proposes to adopt selected sections of Chapter 1 of the 2021 IEBC as Chapter 1 Division II of the 2022 CEBC same as the previous Code Adoption Cycle. All existing California amendments shall continue without change.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

**CHAPTER 2
DEFINITIONS**

Item 2-1

Chapter 2, Definitions

[The SFM proposes to adopt selected definitions in Chapter 2 of the 2021 IEBC same as the previous Code Adoption Cycle.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 3 PROVISIONS FOR ALL COMPLIANCE METHODS

Item 3-1

Chapter 3, Provisions for All Compliance Methods

[The SFM proposes to adopt only Sections 301.1 – 301.3.1, 302, 306.7.7, 307, 308, 313, 314, 315, and 316 in Chapter 3 and carry forward existing amendments with the following modifications.]

Item 3-2

Chapter 3, Provisions for All Compliance Methods, Section 306.7.7

306.7.7 Elevators. Altered elements of existing elevators shall comply with *California Code of Regulations, Title 8, Division 1, Chapter 4, Subchapter 6, Elevator Safety Orders*. Such elements shall also be altered in elevators programmed to respond to the same hall call control as the altered elevator.

Item 3-3

Chapter 3, Section 308 Carbon Monoxide Detection, Sections 308.2 - 308.2.1

502.7.308.2 Carbon monoxide alarms in existing portions of a building. [Text to remain unchanged].

502.7.1308.2.1 Carbon monoxide detection in existing Group E occupancy buildings. [Text to remain unchanged]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 4 REPAIRS

Item 4-1

Chapter 4, REPAIRS

[The SFM proposes to adopt only Sections 401.1, 401.2, 402, 403, 404 and 405.2.3.1 of Chapter 4 without amendment.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 5 PRESCRIPTIVE COMPLIANCE METHOD

Item 5-1

Chapter 5, Prescriptive Compliance Method

[The SFM proposes to only adopt sections 501.1.1 - 501.5.1, 503.14, 503.15, 503.17, 504, 505 and 506 of Chapter 5 with existing amendments and following modifications.]

Item 5-2

Chapter 5, Prescriptive Compliance Method, Section 501.4

501-34 Existing Group R occupancies. [SFM] See the California Residential Code for existing Group R-3 occupancies or Chapter 46 11 of the California Fire Code for all other existing Group R occupancies.

Item 5-3

Chapter 5, Prescriptive Compliance Method, Sections 501.5 - 501.5.1

~~503.15~~501.5 Carbon monoxide alarms. [Text to remain unchanged]

~~503.15-15~~501.5.1 Carbon monoxide detection in alterations to an existing Group E building. [Text to remain unchanged]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145,

13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 6 CLASSIFICATION OF WORK

Item 6-1

Chapter 6, Classification of Work

[The SFM proposes to **not** adopt Chapter 6.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 7 ALTERATIONS – LEVEL 1

Item 7-1

Chapter 7, Alterations – Level 1

[The SFM proposes to **not** adopt Chapter 7.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 8 ALTERATIONS – LEVEL 2

Item 8-1

Chapter 8, Alterations – Level 2

[The SFM proposes to **not** adopt Chapter 8.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 9 ALTERATIONS – LEVEL 3

Item 9-1

Chapter 9, Alterations – Level 3

[The SFM proposes to **not** adopt Chapter 9.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 10 CHANGE OF OCCUPANCY

Item 10-1

Chapter 10, Change of Occupancy

[The SFM proposes to **not** adopt Chapter 10.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 11 ADDITIONS

Item 11-1

Chapter 11, Additions

[The SFM proposes to **not** adopt Chapter 11.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 12 HISTORIC BUILDINGS

Item 12-1

Chapter 12, Historic Buildings

[The SFM proposes to **not** adopt Chapter 12.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 13 PERFORMANCE COMPLIANCE METHODS

Item 13-1

Chapter 13, Performance Compliance Methods

[The SFM proposes to **not** adopt Chapter 13.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

CHAPTER 14 RELOCATED OR MOVED BUILDINGS

Item 14-1

Chapter 14, Relocated or Moved Buildings

[The SFM proposes to **not** adopt Chapter 14.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

**CHAPTER 15
CONSTRUCTION SAFEGUARDS**

Item 15-1

Chapter 15, Construction Safeguards

[The SFM proposes to **not** adopt Chapter 15.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

**CHAPTER 16
REFERENCED STANDARDS**

Item 16-1

Chapter 16, Referenced Standards

[The SFM proposes to adopt Chapter 16 with the following amendments.]

Item 16-2

Chapter 16, Referenced Standards, NFPA

NFPA 13R—~~1622~~: Standard for the Installation of Sprinkler Systems in Residential Occupancies up to and Including Four Stories in Height
803.2.4

****NFPA 13R, Amended Sections as follows:***

Revise Section 2.2 and add publications as follows:

2.2 NFPA Publications.

NFPA 25, Standard for the Inspection, Testing, and Maintenance of Water-Based Fire Protection Systems, 2013 California edition.

Add new Sections 6.6.10 and 6.6.10.1 as follows:

6.6.10 Solar photovoltaic panel structures

6.6.10.1 Sprinklers shall be permitted to be omitted from the following structures:

- (1) Solar photovoltaic panel structures with no use underneath. Signs may be provided, as determined by the enforcing agency prohibiting any use underneath including storage.
- (2) Solar photovoltaic (PV) panels supported by framing that have sufficient uniformly distributed and unobstructed openings throughout the top of the array (horizontal plane) to allow heat and gases to escape, as determined by the enforcing agency.

Revise Section 11.4 as follows:

11.4 Instructions.

The installing contractor shall provide the property owner or the property owner's authorized representative with the following:

- (1) All literature and instructions provided by the manufacturer describing proper operation and maintenance of any equipment and devices installed.
- (2) NFPA 25, Standard for the Inspection, Testing, and Maintenance of Water-Based Fire Protection Systems 2013 California Edition and Title 19, California Code of Regulations, Chapter 5.
- (3) Once the system is accepted by the authority having jurisdiction a label as prescribed by Title 19, California Code of Regulations, Chapter 5, shall be affixed to each system riser.

...

NFPA 72—~~1622~~: National Fire Alarm and Signaling Code
803.2.4, 803.4

***NFPA 72, Amended Sections as follows:**

Revise Section 10.3.1 as follows:

10.3.1 Equipment constructed and installed in conformity with this Code shall be listed for the purpose for which it is used. Fire alarm systems and components shall be California State Fire Marshal approved and listed in accordance with California Code of Regulations, Title 19, Division 1.

Revise Section 10.3.3 as follows:

10.3.3 All devices and appliances that receive their power from the initiating device circuit or signaling line circuit of a control unit shall be California State Fire Marshal listed for use with the control unit.

Revise Section 12.3.8.1 as follows:

12.3.8.1 *The outgoing and return (redundant) circuit conductors shall be permitted in the same cable assembly (i.e., multiconductor cable), enclosure, or raceway only under the following conditions:*

- (1) For a distance not to exceed 10 ft (3.0 m) where the outgoing and return conductors enter or exit the initiating device, notification appliance, or control unit enclosures.*
- (2) Single drops installed in the raceway to individual devices or appliances.*
- (3) *In a single room not exceeding 1000 ft² (93 m²) in area, a drop installed in the raceway to multiple devices or appliances that does not include any emergency control function devices.*
- (4) Where the vertically run conductors are contained in a 2-hour rated cable assembly, or enclosed (installed) in a 2-hour rated enclosure or a listed circuit integrity (C.I.) cable, which meets or exceeds a 2-hour fire-resistive rating.*

Revise Section 14.4.6.1 as follows:

14.4.6.1 Testing. *Household fire alarm systems shall be tested in accordance with the manufacturer's published instructions according to the methods of Table 14.4.3.2.*

Revise Section 17.16 as follows:

17.16 Fire Extinguisher Electronic Monitoring Device. *A fire extinguisher electronic monitoring device shall indicate those conditions for a specific fire extinguisher required by California Code of Regulations, Title 19, Division 1, Chapter 1, Section 574.2 (c) and California Fire Code to a fire alarm control unit.*

Revise Section 12.3.8 as follows:

12.3.8 (4) *Where the vertically run conductors are contained in a 2-hour rated cable assembly, or enclosed (installed) in a 2-hour rated enclosure or a listed circuit integrity (C.I.) cable, which meets or exceeds a 2-hour fire resistive rating.*

Revise Section 23.8.5.1.2 as follows:

23.8.5.1.2* *Where connected to a supervising station, fire alarm systems employing automatic fire detectors or waterflow detection devices shall include a manual fire alarm box to initiate a signal to the supervising station.*

Exception: *Fire alarm systems dedicated to elevator recall control, supervisory service and fire sprinkler monitoring as permitted in section 17.15 of NFPA 72.*

Revise Section 23.8.5.4.1 as follows:

23.8.5.4.1 Systems equipped with alarm verification features shall be permitted under the following conditions:

- (1) The alarm verification feature is not initially enabled unless conditions or occupant activities that are expected to cause nuisance alarms are anticipated in the area that is protected by the smoke detectors. Enabling of the alarm verification feature shall be protected by password or limited access.**
- (2) A smoke detector that is continuously subjected to a smoke concentration above alarm threshold does not delay the system functions of Sections 10.7 through 10.16, 23.8.1.1, or 21.2.1 by more than 30 seconds.**
- (3) Actuation of an alarm-initiating device other than a smoke detector causes the system functions of Sections 10.7 through 10.16, 23.8.1.1, or 21.2.1 without additional delay.**
- (4) The current status of the alarm verification feature is shown on the record of completion (see Figure 7.8.2(a), Item 4.3).**
- (5) Operation of a patient room smoke detector in I-2 and R-2.1 occupancies shall not include an alarm verification feature.**

Revise Section 29.3.1 as follows:

29.3.1 All devices, combinations of devices, and equipment to be installed in conformity with this chapter shall be approved and listed by the California State Fire Marshal for the purposes for which they are intended.

Revise Section 29.5.2.1.1 as follows:

29.5.2.1.1* Smoke and Heat Alarms. Where connected to a supervising station unless exempted by applicable laws, codes, or standards, smoke or heat alarms used to provide a fire-warning function, and when two or more alarms are installed within a dwelling unit, suite of rooms, or similar area, shall be arranged so that the operation of any smoke or heat alarm causes all alarms within these locations to sound.

Note: Exception to 29.8.2.1.1 not adopted by the SFM.

Add Section 29.10.2.1 as follows:

29.10.2.1 The alarm verification feature shall not be used for household fire warning equipment.

Add Section 29.10.6.8.1 as follows:

29.10.6.8.1 The alarm verification feature shall not be used for household fire warning equipment.

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.

APPENDICES

Item 17-1

Appendices, Appendix A - D, and Resources A.

[The SFM proposes to **not** adopt Appendix A – D and the Resource A.]

Notation:

Authority: Health and Safety Code Sections 13108, 13108.5, 13113, 13113.5, 13114, 13132, 13132.7, 13133, 13135, 13143, 13143.1, 13143.2, 13143.6, 13143.9, 13145, 13146, 13210, 13211, 16022.5, 17921, 18897.3, 18928, 18949.2, 25500 through 25545, Government Code Section 51189, Public Education Code 17074.50.

Reference(s): Health and Safety Code Sections 13108, 13143, 13145, 13146, 13211, 16022.5, 17921, 18949.2, Government Code Sections 51176, 51177, 51178 and 51179, Public Resources Code Sections 4201 through 4204.