



ADOPTION OF THE 2022 CALIFORNIA BUILDING CODES

Agenda Item No. 110

Presented By: David Doublet, Director
Land Use Services Department
November 15, 2022



2022 CALIFORNIA BUILDING CODE OVERVIEW

California Building Codes are derived from Model Building Codes, which are:

- Published by private entities, such as the International Code Council, International Association of Plumbing and Mechanical Officials, and National Fire Protection Association
- Published by the State every three years



2022 CALIFORNIA BUILDING CODE ADOPTION

The California Building Code is adopted in the following manner:

- Model Building Codes are amended and modified for adoption by the State
- State Law requires the California Codes become effective throughout the State 180 days after publication
- State Law allows local jurisdictions to make amendments to the California Codes, based on local climatic, geological and/or topographical conditions
- The California Codes are printed and published by the State
- New California Codes were published July 1, 2022, and become effective January 1, 2023
- County is proposing substantial amendments to the Plumbing Code within the published California Codes

2022 CALIFORNIA BUILDING CODE ADOPTION, CONTINUED

The ordinance proposed to the Board of Supervisors adopts by reference the following California and other codes*:

- Building
- Residential
- Electrical
- Mechanical
- Plumbing
- Energy
- Historical
- Existing Building
- Green Building
- Administrative
- Reference Standards
- International Swimming Pool and Spa Code*
- International Property Maintenance*

SIGNIFICANT DIFFERENCES FROM CURRENT PROVISIONS

The Plumbing Codes has the following significant differences for Water Wells:

- Increasing separation of private disposal systems from 50 feet to 100 feet
- Increasing separation between wells and private disposal systems (which discharge more than 5,000 gallons per day or more) from the current 100 feet to 200 feet

These amendments are intended to reduce risk of well or ground water contamination and are consistent with other county standards.

RECOMMENDATIONS

1. Find that the proposed ordinance adopting the 2022 California Building Standards Code is exempt under the California Environmental Quality Act Guidelines, Title 14 of the California Code of Regulations Section 15061(b)(3).
2. Consider a proposed ordinance to repeal Chapters 1, 1.5, 2, 3, 4, 5, 13, 14, 15, 18, 19, 20 and 21 of Division 3 of Title 6 of the San Bernardino County Code, and to adopt by reference and amend the 2022 Editions, and when expressly stated, the 2021 Editions, of the California Building Code, California Residential Code, California Electrical Code, California Plumbing Code, California Mechanical Code, California Energy Code, California Historical Building Code, California Existing Building Code, California Green Building Standards Code, 2021 Edition of the International Property Maintenance Code, California Administrative Code, California Referenced Standards Code and 2021 Edition of the International Swimming Pool and Spa Code as Chapters 1, 1.5, 2, 3, 4, 5, 13, 14, 15, 18, 19, 20 and 21, respectively, of Division 3 of Title 6 of the San Bernardino County Code.

RECOMMENDATIONS, CONTINUED

3. Make alterations, if necessary, to proposed ordinance.
4. Approve introduction of proposed ordinance.
 - An ordinance of San Bernardino County, State of California, to repeal Chapters 1, 1.5, 2, 3, 4, 5, 13, 14, 15, 18, 19, 20 and 21 of Division 3 of Title 6 of the San Bernardino County Code, and to add Chapters 1, 1.5, 2, 3, 4, 5, 13, 14, 15, 18, 19, 20 and 21 to Division 3 of Title 6 of the San Bernardino County Code, relating to adoption and amendment of the codes set forth in the 2022 California Building Standards Code and adoption of the 2021 International Property Maintenance Code and the 2021 International Swimming Pool and Spa Code.
5. SCHEDULE FOR FINAL ADOPTION ON TUESDAY, DECEMBER 6, 2022, on the Consent Calendar.
6. Direct the Clerk of the Board of Supervisors to file a Notice of Exemption.