



San Bernardino County

Legislation Text

File #: 1403, Agenda Item #: 82

**REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS
OF THE COUNTY OF SAN BERNARDINO
AND RECORD OF ACTION**

December 17, 2019

FROM

TERRI RAHHAL, Director, Land Use Services

SUBJECT

Amend the County Code to adopt by reference model codes set forth in the 2019 California Building Standards Code, 2018 International Property Maintenance Code and 2018 International Swimming Pool and Spa Code.

RECOMMENDATION(S)

1. Conduct a public hearing to consider a proposed ordinance to repeal Chapters 1, 1.5, 2, 3, 4, 5, 13, 14, 15, 18 and 19 of Division 3 of Title 6 of the San Bernardino County Code, and to add to Division 3 of Title 6 of the San Bernardino County Code:
 - a. Chapter 1, adopting by reference the 2019 California Building Code with any local amendments,
 - b. Chapter 1.5, adopting by reference the 2019 California Residential Code with any local amendments,
 - c. Chapter 2, adopting by reference the 2019 California Electrical Code with any local amendments,
 - d. Chapter 3, adopting by reference the 2019 California Plumbing Code with any local amendments,
 - e. Chapter 4, adopting by reference the 2019 California Mechanical Code with any local amendments,
 - f. Chapter 5, adopting by reference the 2019 California Energy Code with any local amendments,
 - g. Chapter 13, adopting by reference the 2019 California Historical Building Code with any local amendments,
 - h. Chapter 14, adopting by reference the 2019 California Existing Building Code with any local amendments,
 - i. Chapter 15, adopting by reference the 2019 California Green Building Standards Code with any local amendments,
 - j. Chapter 18, adopting by reference the 2018 International Property Maintenance Code with any local amendments,
 - k. Chapter 19, adopting by reference the 2019 California Administrative Code with any local amendments,
 - l. Chapter 20, adopting by reference the 2019 California Referenced Standards Code with any local amendments, and
 - m. Chapter 21, adopting by reference the 2018 International Swimming Pool and Spa Code with local amendments.
2. Make alterations, if necessary, to proposed ordinance;
3. Approve introduction of proposed ordinance; and
4. Read title only of proposed ordinance; waive reading of entire text and SCHEDULE FOR FINAL ADOPTION ON TUESDAY, JANUARY 7, 2020, on the Consent Calendar.
5. Direct the Clerk of the Board to file a Notice of Exemption.

(Presenter: Jack Leonard, Building Official, 387-4111)

COUNTY AND CHIEF EXECUTIVE OFFICER GOALS & OBJECTIVES

Ensure Development of a Well-Planned, Balanced, and Sustainable County.

Provide for the Safety, Health and Social Service Needs of County Residents.

FINANCIAL IMPACT

Approval of the ordinance will not result in the use of additional Discretionary General Funding (Net County Cost). Adequate appropriation and revenue to complete this action have been included in the Land Use Services (LUS) Building and Safety's 2019-20 budget.

BACKGROUND INFORMATION

Approval of this item will repeal the current chapters of Division 3 of Title 6 of the County Code (San Bernardino County Ordinance No. 4314) that reflect the various codes set forth in the 2016 California Building Standards Code and adopt in their place new chapters that incorporate by reference the various codes set forth in the 2019 California Building Standards Code (2019 Model Codes). The proposed ordinance also incorporates by reference the 2018 International Property Maintenance Code and the 2018 International Swimming Pool and Spa Code.

Adoption and Amendment of 2019 Model Codes

California Health and Safety Code section 17922 mandates the California Building Standards Commission (CBSC) to adopt and publish the California Building Standards Code (Title 24 of the California Code of Regulations) every three years; commonly referred to as the triennial code cycle. CBSC approved the 2019 Model Codes for a statewide effective date of January 1, 2020, which is applicable to all occupancies throughout the state. The 2019 Model Codes consists of the California Building Code, Residential Code, Electrical Code, Plumbing Code, Mechanical Code, Energy Code, Historical Building Code, Existing Building Code (Unreinforced Masonry), Green Building Standards Code, Administrative Code, and Referenced Standard Code.

The proposed ordinance, with specific minor modifications, will supersede and expressly repeal San Bernardino County Ordinance No. 4314 and amend Title 6 of the County Code to adopt the 2019 Model Codes as recommended above. The proposed ordinance is provided as an attachment in both a clean and track changes version.

Local governments may amend the 2019 Model Codes, including the adoption of appendices, with equivalent or more restrictive building standards. California Health and Safety Code sections 17958.7 and 18941.5 require a local government to make express findings in order to amend building standards. An amendment must be necessary due to local climatic, geological or topographical conditions. Certain amendments and findings are included in the proposed ordinance and will be filed with the CBSC if approved. The only substantive amendment being proposed by the County to the 2019 Model Codes relates to the California Plumbing Code (Chapter 63.03) regarding the requirement that the installation of building sewers shall connect to a public sewer for areas located within the sphere of influence of the Cities of Chino and Montclair.

California Environmental Quality Act Compliance

The proposed ordinance is exempt from the California Environmental Quality Act (CEQA), under CEQA Guidelines Section 15061(b)(3), in that it can be seen with certainty that there is no possibility for the proposed ordinance to have a significant effect on the environment.

PROCUREMENT

Not applicable.

REVIEW BY OTHERS

This item has been reviewed by (Bart Brizzee, Principal Assistant County Counsel and Jason Searles, Deputy County Counsel, 387-5455) on November 7, 2019; Finance (Kathleen Gonzalez, Administrative Analyst III, 387-5412) on December 2, 2019; County Finance and Administration (Robert Saldana, Deputy Executive Officer, 387-5423) on December 2, 2019.