

# 2007 California Building Code

California Code of Regulations  
Title 24, Part 2, Volume 1 of 2

California Building  
Standards Commission

Based on 2006 International Building Code®



EFFECTIVE  
JANUARY 1, 2008

(For Errata and Supplements, see History Note Appendix)

# HOW TO DISTINGUISH BETWEEN MODEL CODE LANGUAGE AND CALIFORNIA AMENDMENTS

To distinguish between model code language and the incorporated California amendments, including exclusive California standards, California amendments will appear in italics.

Due to the nature of the California Building Code's first-time use of the International Building Code as the base document, symbols in the margins, previously used to indicate code changes, will not be used in this edition of the California Building Code.

[BSC] This symbol within a section identifies which State agency(s), by its "acronym," has amended a section of the model code.

## *Legend of Acronyms of Adopting State Agencies*

<i>BSC</i>	<i>California Building Standards Commission</i>
<i>SFM</i>	<i>Office of the State Fire Marshal</i>
<i>HCD</i>	<i>Department of Housing and Community Development</i>
<i>DSA-AC</i>	<i>Division of the State Architect-Access Compliance</i>
<i>DSA-SS</i>	<i>Division of the State Architect-Structural Safety</i>
<i>OSHPD</i>	<i>Office of Statewide Health Planning and Development</i>
<i>CSA</i>	<i>Corrections Standards Authority</i>
<i>DHS</i>	<i>Department of Health Services</i>
<i>AGR</i>	<i>Department of Food and Agriculture</i>
<i>CEC</i>	<i>California Energy Commission</i>
<i>CA</i>	<i>Department of Consumer Affairs: Board of Barbering and Cosmetology Board of Examiners in Veterinary Medicine Board of Pharmacy Acupuncture Board Bureau of Home Furnishings Structural Pest Control Board</i>
<i>SL</i>	<i>State Librarian</i>
<i>SLC</i>	<i>State Lands Commission</i>
<i>DWR</i>	<i>Department of Water Resources</i>

**SECTION 106  
DEPARTMENT OF FOOD AND AGRICULTURE**

**106.1** *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**—Dairies and places of meat and poultry inspection.

**Enforcing agency**—Department of Food and Agriculture.

**Authority cited**—Food and Agricultural Code Sections 18735, 18960, 19384, 33481 and 33731.

**Reference**—Food and Agricultural Code Sections 18735, 18960, 19384, 33481 and 33731.

**SECTION 107  
DEPARTMENT OF HEALTH SERVICES**

**107.1** *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.*

**Department of Health Services.**

**Application**—Organized camps, laboratory animal quarters, public swimming pools, radiation protection and producing facilities, commissaries serving mobile food preparation vehicles, wild animal quarantine facilities, shellfish facilities and food establishments.

**Enforcing agency**—The Department of Health Services and the local health agencies.

**Authority cited**—Health and Safety Code Sections 1660, 18897.2, 100275, 110065, 112165, 113710, 114304, 115061, 116050 and 121795.

**Reference**—Health and Safety Code Sections 1650, 1660, 18897.2, 18897.4, 18897.7, 100150, 100275, 110065, 113705, 113710, 114825, 114965, 115061, 116050, 116503, 112165 and 121795.

**SECTION 108  
DEPARTMENT OF HOUSING AND COMMUNITY  
DEVELOPMENT**

**108.1 Purpose.** *The purpose of this code is to establish the minimum requirements necessary to protect the health, safety and general welfare of the occupants and the public by governing accessibility, erection, construction, enlargement, conversion, alteration, repair, moving, removal, demolition, occupancy, use, height, court, area, sanitation, ventilation, maintenance, safety to life and property from fire and other hazards attributed to the built environment.*

**108.2 Authority and abbreviations.**

**108.2.1 General.** *The Department of Housing and Community Development is authorized by law to promulgate and adopt building standards and regulations for several types of building applications. These applications are grouped*

*and identified by abbreviation in the Matrix Adoption Tables to show which model code sections and amendments are applicable to each application. The applications under the authority of the Department of Housing and Community Development are listed in Sections 108.2.1.1 through 108.2.1.3.*

**108.2.1.1 Housing construction.** *Application—Hotels, motels, lodging houses, apartment houses, 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 in the Matrix Adoption Table 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 17921, 17922 and 19990.

**Reference**—Health and Safety Code Sections 17000 through 17060, 17910 through 17990 and 19960 through 19997.

**108.2.1.2 Housing accessibility.** *Application - Covered multifamily dwelling units as defined in Chapter 11A including, but not limited to, lodging houses, dormitories, timeshares, condominiums, shelters for homeless persons, congregate residences, apartment houses, 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 in the Matrix Adoption Table by the abbreviation "HCD 1-AC" require specific accommodations for persons with physical disabilities, as defined in Chapter 11A. The application of such provisions shall be in conjunction with other requirements of this code and apply only to Group R occupancies which are newly constructed covered multifamily dwellings as defined in Chapter 11A 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 11A.
2. New common use areas as defined in Chapter 11A serving existing covered multifamily dwellings.
3. Additions to existing buildings, where the addition alone meets the definition of a "Covered multifamily dwelling" as defined in Chapter 11A.
4. Common use areas serving covered multifamily dwellings.

*"HCD 1-AC" building standards generally do not apply to public use areas or public accommodations*

such as hotels and motels. Public use areas, public accommodations and housing which is publicly funded as defined in Chapters 2, 11A and 11B of this code are subject to the Division of the State Architect (DSA-AC) and are referenced in Section 109.1.

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

**Authority cited**—Health and Safety Code Sections 17921, 17922 and 19990 and Government Code Section 12955.1.

**Reference**—Health and Safety Code Sections 17000 through 17060, 17910 through 17990 and 19960 through 19997 and Government Code Section 12955.1.

**108.2.1.3 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 in the Matrix Adoption Table using the abbreviation "HCD 2."

**Enforcing agency**—Local building department or other local agency responsible 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 or the Department of Housing and Community Development.

**Authority cited**—Health and Safety Code Sections 18300 and 18865.

**Reference**—Health and Safety Code Sections 18200 through 18700 and 18860 through 18874.

### SECTION 108.3 LOCAL ENFORCING AGENCY

**108.3.1 Duties and powers.** The building department of every city, county or city and county shall enforce all the provisions of law, this code, and the other rules and regulations promulgated by the Department of Housing and Community Development pertaining to the installation, erection, reconstruction, movement, enlargement, conversion, alteration, repair, removal, demolition or arrangement of apartment houses, hotels and dwellings, including accessory buildings, facilities and uses thereto.

The provisions regulating the erection and construction of dwellings and appurtenant structures shall not apply to existing structures as to which construction is commenced or approved prior to the effective date of these regulations. Requirements relating to use, maintenance and occupancy shall apply to all dwellings and appurtenant structures approved for construction or constructed before or after the effective date of this code.

**108.3.2 Laws, rules and regulations.** Other than the building standards contained in this code, and notwithstanding other provisions of law, the statutory authority and location of the laws, rules and regulations to be enforced by local enforcing agencies are listed by statute in Sections 108.3.2.1 through 108.3.2.5 below:

**108.3.2.1 State Housing Law.** Refer to the State Housing Law, California Health and Safety Code, Division 13, Part 1.5 commencing with Section 17910 and California Code of Regulations, Title 25, Division 1, Chapter 1, Subchapter 1, Article 1, commencing with Section 1, for the erection, reconstruction, movement, enlargement, conversion, alteration, repair, removal, demolition or arrangement of apartment houses, hotels and dwellings, including accessory buildings, facilities and uses thereto.

**108.3.2.2 Mobilehome Parks Act.** Refer to the Mobilehome Parks Act, California Health and Safety Code, Division 13, Part 2.1, Article 1, commencing with Section 18200 and California Code of Regulations, Title 25, Division 1, Chapter 2, commencing with Section 1000 for mobilehome park administrative and enforcement authority, permits, plans, fees, violations, inspections and penalties both within and outside mobilehome parks.

**Exception:** Mobilehome parks where the Department of Housing and Community Development is the enforcing agency.

**108.3.2.3 Special Occupancy Parks Act.** Refer to the Special Occupancy Parks Act, California Health and Safety Code, Division 13, Part 2.3, commencing with Section 18860 and California Code of Regulations, Title 25, Division 1, Chapter 2.2, Article 1, commencing with Section 2000 for special occupancy park administrative and enforcement authority, permits, fees, violations, inspections and penalties both within and outside of special occupancy parks.

**Exception:** Special occupancy parks where the Department of Housing and Community Development is the enforcing agency.

**108.3.2.4 Employee Housing Act.** Refer to the Employee Housing Act, California Health and Safety Code, Division 13, Part 1, commencing with Section 17000 and California Code of Regulations, Title 25, Division 1, Chapter 1, Subchapter 3, Article 1, commencing with Section 600 for employee housing administrative and enforcement authority, permits, fees, violations, inspections and penalties.

**108.3.2.5 Factory-Built Housing Law.** Refer to the Factory-Built Housing Law, California Health and Safety Code, Division 13, Part 6 commencing with Section 19960 and California Code of Regulations, Title 25, Division 1, Chapter 3, Subchapter 1, Article 1, commencing with Section 3000 for factory-built housing administrative and enforcement authority, permits, fees, violations, inspections and penalties.

