



The City of



## Development Services

**FACT SHEET**

### 2019 Building Code Adoption

#### Proposed Local Amendments

The City of San Diego proposes local amendments to the Municipal Code necessary to implement the 2019 California Building Standards Code which will be effective January 1, 2020. Local amendments are effective after approval by the City Council and final passage of ordinances necessary to codify updates to the Municipal Code.

Local standards necessary to implement the building permit process can be found in chapters 5, 9, 11, 12 and 14 of the Municipal Code.

The proposed code amendments are primarily editorial in nature and have no change in regulatory effect. Additionally, we propose updates in response to standards enacted by recent State legislation.

#### Summary of Significant Changes

The following is a list of significant code changes:

- Update Building Permit exemptions for consistency with CBC and CRC.
- Modify initial utilization rules for Building Permits pursuant to H&S Code Section 18938.6.
- Add permit application expiration rules - standalone Electrical, Plumbing/Mechanical and Fire.
- Adopt H&S Code Section 17958.1 minimum living room area of 150 sq ft in efficiency dwelling units.
- Adopt AED regulations for existing buildings pursuant to H&S Code Section 19300
- Adopt battery backup for residential garage door openers pursuant to H&S Code Section 19892
- Repeal local skylight and electrical regulations due to enactment of similar regulations in the Building, Residential and Electrical Code.
- Correct inadvertent errors in triggers for Geotechnical Investigations adopted for 2010 CBC to revert back to those from the 2007 CBC amendments and prior.
- Repeal local private swimming pool barrier and defer to Swimming Pool Safety act in CBC/CRC.
- Modify toilet room signage req. in the California Plumbing Code for all gender single user toilet rooms pursuant to H&S Code Section 118600.
- Adopt Appendix Q "Tiny Houses" of the CRC to provide an additional housing option to satisfying San Diego's affordable housing shortfall.

#### Questions/Comments

For questions or comments regarding the proposed amendments please contact Ali Fattah, Senior Research Engineer, at 619-446-5092 and via e-mail at [afattah@sanidiego.gov](mailto:afattah@sanidiego.gov).