

**DRAFT PROPOSED CODE CHANGES  
FOR  
THE CALIFORNIA HISTORICAL BUILDING CODE  
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 8**

**2015 TRIENNIAL CODE CYCLE**

**LEGEND**

1. Proposed amendments: All such language appears underlined.
2. Proposed deletions: All such language appears in ~~strikeout~~.

The State Historical Building Safety Board proposed to carry forward adoption of the of the California Historical Building Code with additional amendments.

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**CHAPTER 8-2  
DEFINITIONS**

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**ITEM 1**

**SECTION 8-201  
DEFINITIONS**

**ENFORCING AGENCY.** Authority Having Jurisdiction, Local Agency with Jurisdiction. An entity with the responsibility for regulating, enforcing, reviewing or otherwise that exerts control of or administration over the process of ~~gaining~~ granting permits, approvals, decisions, variances, appeals for qualified historical buildings or properties.

**REASON:** Proposal to correct a typographic error.

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**CHAPTER 8-3  
USE AND OCCUPANCY**

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**ITEM 2**

**SECTION 8-302  
GENERAL**

**8-302.3 Occupancy Separations.** Required occupancy separations of more than one hour may be reduced to one-hour fire-resistive construction with all openings protected by not less than three-fourths-hour fire-resistive assemblies of the self-closing or automatic-closing type when the building is provided with an automatic sprinkler system throughout the entire building in accordance with section 8-410.2 ~~8-~~

410.4. Doors equipped with automatic-closing devices shall be of a type which will function upon activation of a device which responds to products of combustion other than heat.

Required occupancy separations of one hour may be omitted when the building is provided with an automatic sprinkler system throughout.

**REASON:** Proposal to correct an incorrect code reference.

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**ITEM 3**

**SECTION 8-303  
RESIDENTIAL OCCUPANCIES**

**8-303.1 Purpose.** The purpose of this section is to provide regulations for those buildings designated as qualified historical buildings or properties and classified as residential occupancies. The CHBC requires enforcing agencies to accept any reasonably equivalent alternatives to regular code when dealing with qualified historical buildings and properties.

**REASON:** Proposal to correct typographical errors.

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**CHAPTER 8-4  
FIRE PROTECTION**

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**ITEM 4**

**SECTION 8-401  
PURPOSE, INTENT AND SCOPE**

**8-401.1 Purpose.** The purpose of this chapter is to provide regulations for fire protection of structures qualified historical buildings or properties. The CHBC requires enforcing agencies to accept any reasonably equivalent alternatives to ~~the~~ regular code when dealing with qualified historical buildings or properties.

**REASON:** Proposal to correct typographical errors.

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**ITEM 5**

**SECTION 8-402  
FIRE-RESISTIVE CONSTRUCTION**

**8-402.2 One-hour Construction.** Upgrading an existing qualified historical building or property to one-hour fire-resistive construction and one-hour fire-resistive corridors shall not be required regardless of construction or occupancy when one of the following is provided:

1. An automatic sprinkler system throughout. See Section 8-410-2 for automatic sprinkler systems.
2. An approved life-safety evaluation.
3. Other alternative measures as approved by the enforcing agency.

**REASON:** Proposal to correct a typographic error.

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**ITEM 6****SECTION 8-403  
INTERIOR FINISH MATERIALS**

New non-historical interior wall and ceiling finish shall conform to the provisions of the regular code. Existing non-conforming materials used ~~for~~ in interior wall and finishes may be surfaced with an approved fire-retardant to increase the rating of the natural finish to within reasonable proximity of the required rating. For wood, lath, and plaster walls, see Section 8-404.

**Exception:** When an automatic sprinkler system is provided throughout the building, existing finishes shall be approved.

**REASON:** Proposal to correct inadvertent omission from the 2013 CHBC.

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**ITEM 7****SECTION 8-407  
VERTICAL SHAFTS**

Vertical shafts need not be enclosed when such shafts are blocked at every floor level by the installation of not less than 2 full inches (51 mm) of solid wood or equivalent construction installed ~~so~~ as to prevent the initial passage of smoke and flame. Automatic sprinkler systems or other solutions may be considered on a case-by-case basis, in lieu of enclosure of vertical shafts and stairwells.

**REASON:** Proposal to correct a typographic error.

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**ITEM 8****SECTION 8-410  
AUTOMATIC SPRINKLER SYSTEMS**

**8-410.2** When required by the CHBC, an automatic sprinkler systems is defined by the following standards (for non-hazardous occupancies).

1. Buildings of four stories or less: NFPA 13R, 2002 edition.
2. For floors above the fourth, NFPA 13, 2002, SFM amended edition.
3. Buildings with floors above 75 feet, NFPA 13, 2002 edition.
4. When the building is free standing or with property line separation, two floors and 1500 sf per floor or less, NFPA 13D, 2002 Edition.
5. For exterior wall and opening protection. As required by this section.

Exception: When the automatic sprinkler systems are used to reach compliance using this code, in three or more occasions, the system shall be NFPA standard 13D shall be increased to NFPA 13R Standard, or a NFPA 13R standard shall be increased to a NFPA 13 standard.

**REASON:** Proposal to correct a typographic error.

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**ITEM 9****SECTION 8-411  
OTHER TECHNOLOGIES**

Fire alarm systems, smoke and heat detection systems, occupant notification and annunciation systems, smoke control systems and fire modeling, ~~times~~ timed egress analysis and modeling, as well as other engineering methods and technologies may be accepted by the enforcing agency to address areas of non-conformance.

**REASON:** Proposal to correct a typographic error.

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**CHAPTER 8-6  
ACCESSIBILITY**

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**ITEM 10****SECTION 8-603  
ALTERNATIVES**

**8-603.1 Alternative minimum standards.** The alternative minimum standards for alterations of qualified historical buildings or facilities are ~~contained in Section 4.1.7(3) of~~ referenced in Section 202.5 of the 2010 ADA Standards for Accessible Design, as incorporated and set forth in federal regulation 28 C.F.R. CFR Pt. 36.

RELATED ITEM: Revise Appendix A, Chapter 8-6, Table 1 to match.

**REASON:** Proposal to revise outdated section number in the Americans with Disabilities Act Standards for Accessible Design.

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**ITEM 11****SECTION 8-603  
ALTERNATIVES**

**8-603.6 Exterior and interior ramps and lifts.** Alternatives listed in order of priority are:

1. A lift or a ramp of ~~greater than standard slope but no greater than 1:10, for horizontal distances not to exceed 5 feet (1525 mm)~~ with a running slope steeper than 1:12 but not steeper than 1:10 with a rise of 6 inches (152 mm) maximum. Signs shall be posted at upper and lower levels to indicate steepness of the slope.
2. ~~Access by ramps of 1:6 slope for horizontal distance not to exceed 13 inches (330 mm). A ramp~~ with a running slope steeper than 1:10 but not steeper than 1:8 with a rise of 3 inches (76 mm) maximum. Signs shall be posted at upper and lower levels to indicate steepness of the slope.

RELATED ITEM: Revise Appendix A, Chapter 8-6, Table 1 to match.

**REASON:** Proposal to amend CHBC consistent with new ramp slope regulations in the 2010 Americans with Disabilities Act Standards for Accessible Design.

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**CHAPTER 8-7  
STRUCTURAL REGULATIONS**

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**ITEM 12**

**SECTION 8-706  
LATERAL LOAD REGULATIONS**

**8-706.1 Seismic forces.** Strength-level seismic forces...

**Exceptions:**

1. The forces need not exceed 0.75 times the seismic forces prescribed by the regular code requirements.
2. For ~~Occupancy~~ Risk Category I, II or III structures, near-fault increases in ground motion (maximum considered earthquake ground motion of 0.2 second spectral response greater than 150 percent at 5 percent damping) need not be considered when the fundamental period of the building is 0.5 seconds in the direction under consideration.
3. For ~~Occupancy~~ Risk Category I or II structures, the seismic base shear need not exceed 0.30W.
4. For ~~Occupancy~~ Risk Category III or IV structures, the seismic base shear need not exceed 0.40W.

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**8-706.1.2 Unreinforced** Evaluation and seismic improvement of unreinforced masonry bearing wall buildings shall comply with the California Existing Building Code (CEBC), Appendix Chapter A1, ~~2010~~ 2013 Edition, and as modified by the CHBC.

**Exceptions:**

1. Alternative standards may be used on a case-by-case basis when approved by the authority having jurisdiction. It shall be permitted to exceed the strength limitation of 100 psi in Section A108.2 of the CEBC when test data and building configuration supports higher values subject to the approval of the authority having jurisdiction.
2. CEBC Section A102.2 shall not apply to Risk Category III buildings and other structures whose primary occupancies are public assembly with an occupancy load greater than 300, as per CBC Table 1604.5.

...

**8-706.5.2** Seismic forces used to evaluate and improve nonstructural components and their anchorage, where required, need not exceed 0.75 times the seismic forces prescribed by the requirements of the regular code.

**REASON:** During its 4/22/14 meeting, the SHBSB approved changes to Section 8-706.1.2 and new Section 8-706.5.2. Board also directed "Occupancy Category" be changed to "Risk Category" throughout. This proposal incorporates the change to "Risk Category".

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**ITEM 13**

**SECTION 8-706  
LATERAL LOAD REGULATIONS**

[Note to reviewer: text is as approved by the SHBSB at 4/22/14 with additional proposed amendments]

**8-706.1.2** Evaluation and seismic improvement of unreinforced masonry bearing wall buildings shall comply with the California Existing Building Code (CEBC), Appendix Chapter A1, ~~2013 Edition, and as modified by the CHBC.~~

Exceptions:

1. Alternative standards may be used on a case-by-case basis when approved by the authority having jurisdiction. It shall be permitted to exceed the strength limitation of 100 psi in Section A108.2 of the CEBC when test data and building configuration supports higher values subject to the approval of the authority having jurisdiction.
2. CEBC Section A102.2 shall not apply to Risk Category III buildings and other structures whose primary occupancies are public assembly with an occupancy load greater than 300, as per CBC Table 1604.5.

**REASON:** Proposal to remove reference specific California Existing Building Code (CEBC) edition so this section need not be amended with each triennial edition. Also, because the SHBSB has not modified the CEBC, suggestive language is proposed to be deleted.

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## CHAPTER 8-8 ARCHAIC MATERIALS AND METHODS OF CONSTRUCTION

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### ITEM 14

#### SECTION 8-806 ADOBE

**8-806.3 Height to thickness ratio.** Unreinforced new or existing adobe walls ~~shall meet~~ meeting these criteria need not be evaluated for out of plane failure. Where existing dimensions do not meet these conditions, additional strengthening measures, such as a bond beam, may be appropriate. Existing sod or rammed earth walls shall be considered similar to the extent these provisions apply.

1. One-story adobe load-bearing walls shall not exceed a height-to-thickness ratio of 6.
2. Two-story adobe buildings or structures' height-to-thickness wall ratio shall not exceed 6 at the ground floor and 5 at the second floor, and shall be measured at floor-to-floor height when the second floor and attic ceiling/roof are connected to the wall as described below.

**REASON:** Proposal to correct grammatical error.

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## APPENDIX A

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### ITEM 15

#### CHAPTER 8-1

When modifications must be made to qualified historical buildings or properties, the CHBC is intended to work in conjunction with the United States Secretary of Interior Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring and Reconstructing Historic Buildings and the Secretary of Interior's Standards for the Treatment of Historic Properties with Guidelines for the Treatment of Cultural Landscapes.

**CHAPTER 8-6**

**TABLE 1 - PROVISION APPLICABILITY**

[Note to reviewer: refer to CHBC Appendix A, Chapter 8-6, Table 1]

**REASON:** Proposal to amend this section of Appendix A to clarify whether Chapter 8-1 or 8-6 is correct.

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**ITEM 16**

**CHAPTER 8-6**

**TABLE 1 - PROVISION APPLICABILITY**

**8-601.1 Purpose.** The purpose of the CHBC is to provide alternative regulations to facilitate access and use by people with disabilities to and throughout facilities designated as qualified historical buildings or properties. These regulations require enforcing agencies to accept alternatives to regular code when dealing with qualified historical buildings or properties.

**8-601.2 Intent.** The intent of this chapter is to preserve the integrity of qualified historical buildings and properties while providing access to and use by ~~people~~ persons with disabilities.

**8-601.3 Scope.** The CHBC shall apply to every qualified historical building or property that is required to provide access to ~~people~~ persons with disabilities.

1. Provisions of this chapter do not apply to new construction or reconstruction/replicas of historical buildings.
2. Where provisions of this chapter apply to alteration of qualified historical buildings or properties, alteration is defined in California Building Code (CBC), Chapter 2, Definitions and Abbreviations, 202-A. Alter or Alteration

**REASON:** Proposal to amend table for consistency with language of CHBC Chapter 8-6, Sections 8-601.2 and 8-601.3.

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**ITEM 17**

**CHAPTER 8-6**

**TABLE 1 - PROVISION APPLICABILITY**

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**Notes:** The regular code for Chapter 8-6 is contained in Title 24, Part 2, Vol. 1, ~~Chapter 11~~ Chapter 11B, which contain standards for new construction. Provisions of this chapter may be used in conjunction with all other provisions of the regular code and ADA regulations.

**REASON:** Proposal to correct note at end of Table 1 to reference Chapter 11B rather than Chapter 11.

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