

2025 California Existing Building Code Significant Changes

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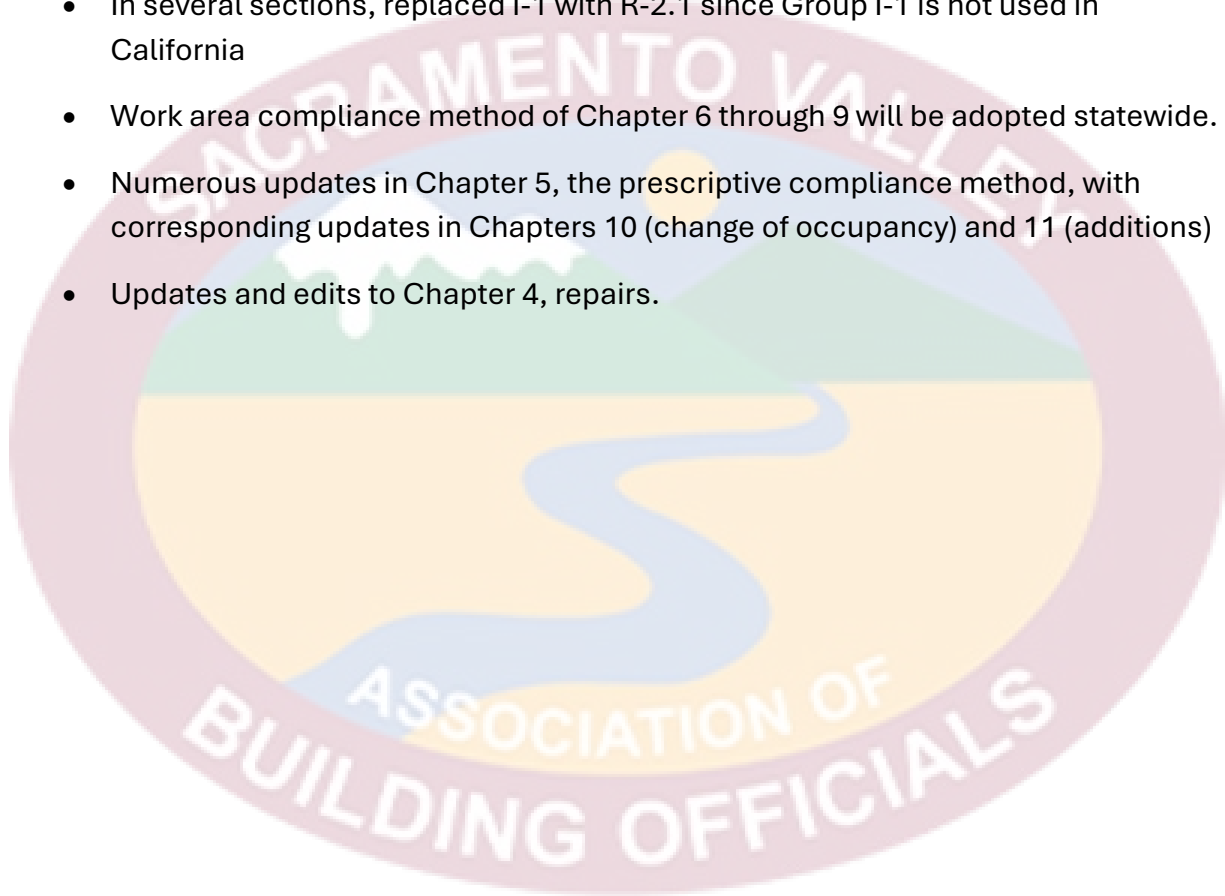
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Summary

Significant Changes Include:

- Amended multiple sections to reflect name change from OSPHD to HCAI
- Revised code language for consistency with H&S Code 1250.3 and 1250.3(f).
- Updated and/or clarified code and standards references
- In several sections, replaced I-1 with R-2.1 since Group I-1 is not used in California
- Work area compliance method of Chapter 6 through 9 will be adopted statewide.
- Numerous updates in Chapter 5, the prescriptive compliance method, with corresponding updates in Chapters 10 (change of occupancy) and 11 (additions)
- Updates and edits to Chapter 4, repairs.



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New	Change	Code Section	Code Topic	Revision and Remarks
Chapter 1: Administration				
	X	Throughout Chapter 1	All	Office of Statewide Hospital Planning and Development: Amended multiple sections to reflect the change in the department name: Department of Health Care Access and Information/Office of Statewide Hospital Planning and Development.
X		1.10.6	OSHDP 6	Office of Statewide Hospital Planning and Development: Added new sections for OSHDP 6 to align requirements with statutory change in Health and Safety Code Section 1250.3.
	X	107.1	Temporary uses, equipment, and systems General	Office of Statewide Hospital Planning and Development: Clarified that only one extension is permitted for temporary use of equipment and systems.
Chapter 2: Definitions				
	X	Throughout	Definitions	Office of Statewide Hospital Planning and Development: Updated applicability of several definitions to include OSHDP 1R, 2, and 5 applications.
Chapter 3: Provisions for All Compliance Methods				
	X	301.3 301.3.2	Administration: Alteration, addition or change of occupancy Administration: Work area compliance method	Department of Housing and Community Development: Repealed the notes as HCD adopted Chapters 6-11 that address work area compliance method.
	X	304.3.3	Structural Design Loads, Evaluation, Design Procedures Criteria for Incidental and minor structural alteration, additions, or repairs of pre-1973 code buildings	Office of Statewide Hospital Planning and Development: Added provisions for incidental and minor alteration pursuant to statutory mandate.

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	X	306	Accessibility for existing buildings	Division of the State Architect and Department of Housing and Community Development: Removed the content of model code Section 306 as it is not adopted in California and clarified the notes about application of Chapters 11A and 11B.
	X	308.1	Carbon monoxide detection	State Fire Marshal: Removed model code exceptions to requirements for carbon monoxide detection.
	X	312.3.1 [OSHDPD 1R]	Freestanding buildings containing qualifying nonacute care services	Office of Statewide Hospital Planning and Development: Added permitting for chemical dependency recovery services pursuant to statutory mandate contained in Health and Safety Code Section 1250.3(f).
X		312.3.6 [OSHDPD 1R]	Chemical dependency recovery services	Office of Statewide Hospital Planning and Development: Added new section recognizing that chemical dependency recovery services may be provided in a building that has been removed from general acute care pursuant to Health and Safety Code Section 1250.3(f).
	X	317.3.1	Earthquake Evaluation and Desing for Retrofit of Existing Buildings Existing state-owned buildings	Division of the State Architect: Added [DSA-SS] to banner, which was unintentionally omitted in the last edition of Title 24, relative to seismic evaluation and rehabilitation of buildings.
	X	TABLE 317.5	Earthquake Evaluation and Desing for Retrofit of Existing Buildings Seismic Performance Requirements by Building Regulatory Authority and Risk Category	Building Standards Commission and Division of the State Architect: Revised footnotes and seismic performance criteria for Risk Category IV buildings to align with the model code and adopted referenced standard.
	X	318.1	Repair Definition	Building Standards Commission and Division of the State Architect: Repealed the definition of REPAIR in coordination with the adoption of the model code definition for the same term contained in Section 202.
	X	319.2	Seismic criteria selection for existing buildings Existing conditions	Building Standards Commission and Division of the State Architect: Amended to coordinate with changes made in the newly adopted 2023 edition of the adopted standard, ASCE

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				41: Seismic Evaluation and Retrofit of Existing Buildings.
	X	319.5	Seismic criteria selection for existing buildings Configuration requirements	Building Standards Commission and Division of the State Architect: Relocated existing amendment from Section 319.7.2 to Section 319.5, as the basis for determination of an irregular classification belongs in the primary section addressing irregularities rather than a later section defining the conditions that require the use of Method B.
	X	319.7	Seismic criteria selection for existing buildings Prescriptive selection of the design method and subsections	Building Standards Commission and Division of the State Architect: Amended to improve the presentation and clarity of provisions that define conditions requiring the use of Method B and relocated some language to Section 319.5.
Chapter 3A: Provisions for All Compliance Methods				
	X	302A.3.1	General Provisions Existing seismic force-resisting systems	Office of Statewide Hospital Planning and Development: Corrected the reference to point to the California Building Code for seismic coefficients since they are not provided in the California Existing Building Code.
	X	304A.3.4 - 304A.3.4.8	Performance objectives of performance-based methods.	Office of Statewide Hospital Planning and Development: Clarified the application of ASCE 41-13 and ASCE 41-23 specifying how they apply to various types of buildings.
	X	304A.3.5 - 304A.3.6.39	Structural Design Loads & Evaluation & Design Procedures Modifications to ASCE 41-13	Office of Statewide Hospital Planning and Development: Clarified modifications to ASCE 41-13 for SPC-2 and SPC-4D and added new sections to address modifications to ASCE 41-23.
	X	311A.1.1.1.1 - 311A.1.1.1.3	Compliance Alternatives for Means of Egress Means of egress for hospital buildings	Office of Statewide Hospital Planning and Development: Corrected code references to point to new building provisions in the California Building Code for bracing requirements of nonstructural components in the path of egress.

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Chapter 4: Repairs				
	X	401.1	General Scope	Building Standards Commission: Removed reference to Chapter 12 of 2024 IEBC and added reference to the California Historical Building Code (CHBC).
	X	407.1	Mechanical General	Building Standards Commission: Adopted Section 407.1 and co-adopted existing HCD amendment that refers to California Mechanical Code (Part 4 of Title 24).
	X	408.1	Plumbing Materials	Building Standards Commission: Adopted Section 408.1 and co-adopted existing HCD amendment that refers to California Plumbing Code (Part 5 of Title 24) and added reference to Division 5.3 of the California Green Building Standards Code (Part 11 of Title 24, known as CALGreen).
	X	408.2	Plumbing Water closet replacement	Building Standards Commission: Adopted Section 408.2 and co-adopted existing HCD amendments which correct the maximum flow rate for water closets. Deleted the model code exception.
Chapter 4A: Repairs				
	X	401A.3, 405A.1, 405A.2.1, 405A.2.3, 405A.2.3.1, 405A.2.3.3, 405A.2.4, 405A.2.6	General: Flood hazard areas Structural: General Structural: Repairs for less than substantial structural damage Structural: Substantial structural damage to vertical elements of lateral force-resisting system Structural: Evaluation Structural: Extent of repair for noncompliant buildings Structural: Substantial structural damage to gravity load carrying components Structural: Flood hazard areas	Office of Statewide Hospital Planning and Development: Repealed existing OSHPD amendments to several sections because these provisions are now included in the model code language.

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	X	405A.2.3.3	Structural Extent of repair for noncompliant buildings	Office of Statewide Hospital Planning and Development: Lowered limit for seismic load to 75% of new building design earthquake forces for consistency with ASCE 41 requirements.
	X	408A.2	Plumbing Water closet replacement	Office of Statewide Hospital Planning and Development: Deleted the model code exception for blowout-design water closets.
Chapter 5 Prescriptive Compliance Method				
	X	502.1	Additions General	Building Standards Commission: Amended Exception #2 to maintain status quo requiring structural elements to comply with the requirements of Sections 317 through 322 for projects within BSC's authority and listed in Section 1.2 of the CEBC. Office of Statewide Hospital Planning and Development: Added amendment to remove limitation of structural requirements to Sections 502.2 through 502.3 for applicable OSHPD applications.
	X	507	Historic buildings	Building Standards Commission: Replaced model code provisions for historic buildings with reference to the California Historical Building Code.
	X	502.5, 503.16 503.16.1	Additions: Smoke barriers in group R-2.1 Alterations: Group R-2.1 occupancies Alterations: Group R-2.1 occupancies, Condition 2	State Fire Marshal: Replaced Group I-1 with R-2.1 since Group I-1 is not used in California.
Chapter 5A Prescriptive Compliance Method				
	X	Throughout	Throughout	Office of Statewide Hospital Planning and Development: Several sections in Chapter 5A were renumbered to align with the new format of the 2024 IEBC.

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	X	502A.1	Additions General	Office of Statewide Hospital Planning and Development: Deleted model code language to remove limitation of structural requirements to Sections 502.2 through 502.3 for applicable OSHPD applications.
	X	502A.2, 502A.3, 503A.1, 503A.3, 506A.1, 506A.3	Additions: Flood hazard areas Additions: Existing structural elements carrying gravity load Alterations: General Alterations: Existing structural elements carrying gravity load. Change in Occupancy: Compliance Change in Occupancy: Stairways	Office of Statewide Hospital Planning and Development: Repealed California amendments and adopted model code language.
	X	503A.3.1	Alterations Design live load	Office of Statewide Hospital Planning and Development: Deleted because the language duplicated Section 304A.1.
	X	503A.4	Alterations Existing structural elements carrying lateral load	Office of Statewide Hospital Planning and Development: Revised existing amendments to align with changes in 2024 IEBC. Clarified the amount of reduced seismic forces to be permitted.
	X	503A.13	Alterations Voluntary lateral force-resisting system alterations	Office of Statewide Hospital Planning and Development: Replaced with IEBC Section 503.13 and carried forward some previous amendments.
	X	506A.5	Change of Occupancy Structural	Office of Statewide Hospital Planning and Development: Replaced existing amendments with IEBC Section 506.5, except Section 506.5.3 Exceptions and Section 506.5.4.
	X	507A	Historic Buildings	Office of Statewide Hospital Planning and Development: Deleted IEBC section since there are no OSHPD 1 buildings classified as historic buildings.
Chapter 6: Classification of Work				
	X	Chapter 6	Work Area Compliance Method	Department of Housing and Community Development: HCD adopted Chapter 6 that addresses work area compliance

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				method.
Chapter 7: Alterations – Level 1				
	X	Chapter 7	Work Area Compliance Method	Department of Housing and Community Development: HCD adopted Chapter 7 that addresses work area compliance method.
	X	708.1	Energy Conservation Minimum requirements	Building Standards Commission: Replaced model code energy conservation provisions with reference to the California Energy Code (Part 6 of Title 24).
Chapter 8: Alterations – Level 2				
	X	Chapter 8	Work Area Compliance Method	Department of Housing and Community Development: HCD adopted Chapter 8 that addresses work area compliance method
	X	809.1	Energy Conservation Minimum Requirements	Building Standards Commission: Replaced model code energy conservation provisions with reference to the California Energy Code (Part 6 of Title 24).
Chapter 9: Alterations – Level 3				
	X	Chapter 9	Work Area Compliance Method	Department of Housing and Community Development: HCD adopted Chapter 9 that addresses work area compliance method
	X	902.2 902.2.1	Group R-2.1 Occupancies Smoke barriers in Group R-2.1	State Fire Marshal: Replaced Group I-1 with R-2.1 since Group I-1 is not used in California.
	X	904.1.8	Supervision and alarms	State Fire Marshal: Deleted this new model code section to eliminate possible conflicts with existing California laws and regulations.

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	X	907.1	Minimum Requirements	Building Standards Commission: Replaced model code energy conservation provisions with reference to the California Energy Code (Part 6 of Title 24).
Chapter 10: Change of Occupancy				
	X	Chapter 10	Work Area Compliance Method	Department of Housing and Community Development: HCD adopted Chapter 10 that addresses work area compliance method
	X	1011.5.2	Means of egress for change of use to an equal or lower hazard category	State Fire Marshal: Replaced Group I-1 with R-2.1 since Group I-1 is not used in California.
Chapter 11: Additions				
	X	Chapter 11	Work Area Compliance Method	Department of Housing and Community Development: HCD adopted Chapter 11 that addresses work area compliance method
	X	1101.5	Smoke Barriers in Group R-2.1	State Fire Marshal: Replaced Group I-1 with R-2.1 since Group I-1 is not used in California.
	X	1104.1	Energy Conservation Minimum Requirements	Building Standards Commission: Replaced model code energy conservation provisions with reference to the California Energy Code (Part 6 of Title 24).
Chapter 16: Referenced Standards				
	X	ASCE	ASCE 41	Building Standards Commission, Division of the State Architect, Department of Housing and Community Development, and Office of Statewide Hospital Planning and Development: ASCE 41 2023 Adopted the 2023 edition of ASCE 41.

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	X	ASCE	ASCE 7	Division of the State Architect and Office of Statewide Hospital Planning and Development: ASCE 7 2022 Updated supplements to match reference in the California Building Code (Part 2 of Title 24) and the 2022 edition of ASCE 7.
	X	NFPA	NFPA 72	State Fire Marshal: NFPA 72 2025 Adopted the 2025 edition of NFPA 72.