



CITY OF SALINAS COUNCIL STAFF REPORT

DATE: NOVEMBER 5, 2019

DEPARTMENT: COMMUNITY DEVELOPMENT DEPARTMENT

FROM: MEGAN HUNTER, DIRECTOR
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TITLE: AN ORDINANCE ADOPTING THE 2019 BUILDING STANDARDS
CODES AND LOCAL AMENDMENTS

RECOMMENDED MOTION:

A motion to adopt the 2019 California Building Standards Code along with the related local amendments.

RECOMMENDATION:

Staff recommends the City Council adopt the 2019 California Building Standards Code along with the related local amendments.

BACKGROUND:

Every three years, the California Building Standards Commission adopts specific language, codes and building standards applicable throughout California in order to provide consistent minimum requirements to safeguard public health, safety, and general welfare attributed to the built environment. The most recent documents were published and adopted by the Building Standards Commission on July 1, 2019 and become State law on January 1, 2020.

In addition to the Building Standards, the City is adopting the 2018 International Property Maintenance Code (IPMC), which is the basis for administration of code enforcement requirements. This code provides minimum requirements and standards for all existing facilities by providing the minimum maintenance standards of equipment, light, ventilation, heating, sanitation and fire safety; assigning responsibility for this code to owners; regulating the use of existing structures; and providing administration, enforcement and penalties.

With the adoption of the Building Standards by reference, the City may amend the codes as reasonably necessary based upon climactic, topographical, or geological conditions as outlined in Health and Safety Code Section 18941.5 for Building Standards Law, Health and Safety Code Section 17958 for State Housing Law, or Health and Safety Code Section 13869.7 for Fire Protection Districts.

The City of Salinas' local amendments to the codes are all carried over from the previous code cycle amendments and reflect changes within the Green Building and Fire Codes. The Green Building Code is amended to address Council direction regarding the amount of construction and demolition waste which is to be recycled or reused. The Fire Code is being amended to reflect the local experience, equipment and staffing required by the Fire Department.

CEQA CONSIDERATION:

Not a Project. The City of Salinas has determined that the proposed action is not a project as defined by the California Environmental Quality Act (CEQA) (CEQA Guidelines Section 15378).

STRATEGIC PLAN INITIATIVE:

This report supports the City of Salinas Strategic Plan goals and Objectives for creation of a Safe, Livable Community, Effective Sustainable Government, Well Planned City, Excellent Infrastructure and Quality of Life

DEPARTMENTAL COORDINATION:

The report was collaborated by and created through the Fire Department, Code Enforcement and Permit Services Division of the Community Development Department.

FISCAL AND SUSTAINABILITY IMPACT:

Adoption of the Building Standards Code will not have a fiscal impact on the City's budget.

ATTACHMENTS:

Resolution
Exhibit A: Fire Findings and Table