



# Significant Changes In 2013 California Codes Overview of Title-24 Building Standards Code

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The 2013 Standards went into effect on January 1, 2014.

## Codes Effective as of January 1, 2014

- **2013 California Residential Code**
- **2013 California Fire Code**
- **2013 California Electrical Code**
- **2013 California Mechanical Code**
- **2013 California Plumbing Code**
- **2013 California Green Building Standards Code**
- **2013 California Historic Building Code**
- **2013 California Reference Standard Code**
- **2013 California Administrative Code**
- **2013 California Energy Code (*Effective 7/01/14*)**
- **2013 California 2013 Building Energy Efficiency Standards**
- **2012 International Property Maintenance Code**

## California Electrical Code

- **AFCI Extensions of Modifications. 210.12(B)**

In any of the areas specified in 210.12(A), where branch-circuit wiring is modified, replaced or extended, the branch circuit shall be protected by:

1. A listed combination AFCI located at the origin of the branch circuit, or
2. A listed outlet branch-circuit AFCI located at the first receptacle outlet of the existing branch circuit.

## California Electrical Code Continued

- **Receptacle outlet locations.** Listed receptacle outlet assemblies are now permitted on or in kitchen and bathroom countertops to serve as the required countertop receptacle.
- **Wall space.** Receptacles shall be installed in any space 2 ft. or more in width, including space measured around corners, unbroken along the floor line by doorways and similar openings, fireplaces, and fixed cabinets.
- **Foyers.** This is a new requirement if you have a Foyer that is not connected to a hallway and is over 60 square feet you are now required to provide a receptacle outlet for this space. [Link to more](#)

## California Building Code

This means that the California Standards will have the format and organization of the 2010 ADA Standards but with the addition of California amendments to maintain the enhanced levels of accessibility provided by the existing California Accessibility regulations.

The entire Chapter 11B format and organization has been changed to resemble the 2010 ADA Standards. There are no longer specific requirements based on occupancy use. The Chapter has ten divisions, they are as follows:

- **Division 1:** Application and Administration.
- **Division 2:** Scoping requirements.
- **Division 3:** Building Blocks.
- **Division 4:** Accessible Routes.
- **Division 5:** General Site and Building Blocks.
- **Division 6:** Plumbing Elements and Facilities.
- **Division 7:** Communication Elements and Features.
- **Division 8:** Special rooms, spaces and elements.
- **Division 9:** Built-in Elements.
- **Division 10:** Recreation Facilities.

[Link to more](#)

## California Mechanical Code

- **Test Pressure for Mechanical and Plumbing Code.** The inspection shall include an air, CO<sub>2</sub>, or nitrogen pressure test, at which time the gas piping shall stand a pressure of not less than 10 psi gauge pressure. Test pressures shall be held for a length of time satisfactory to the Authority Having Jurisdiction but in no case less than 15 minutes with no perceptible drop in pressure.

## California Residential Code

- **Work exempt from permits.** Permits shall not be required for fences NOT over 7 feet high. (CRC R105.2) Title 19 says 6'=6" max - Local Rules
- **Efficiency Dwelling Units.** This is a new section added to the minimum room areas in Section 304:
  1. A minimum of 220 square feet is required, and an additional 100 square feet must be added for EACH occupant in excess of TWO. (CRC 304.5)
  2. The unit must have a separate closet.
  3. A cooking and a refrigeration appliance must be provided with a clear working space of 30 inches. (304.5)
  4. A separate bathroom is required containing a water closet, lavatory and bathtub or shower.
- **Smoke Alarms.** This section has changed:

1. Smoke detectors installed in one and two family dwellings shall be replaced after 10 years from the date of manufacture marked on the unit, or if the date of manufacture cannot be determined. (CRC 314.3.2)
2. Conventional ionization smoke alarms that are solely battery powered shall be equipped with a 10 year battery and have a silence feature. (CRC 314.3.3)
- **Solar Photovoltaic Panels/Modules.** This is a new section in the CRC 331.
  1. **Roof access points.** Roof access points shall be located in areas that do not require the placement of ground ladders over openings such as windows or doors, and located at strong points of buildings construction in locations where the access point does not conflict with overhead obstructions such as tree limbs, wires or signs.
  2. **Residential buildings with hip roof layouts.**  
Panels/modules installed on residential buildings with hip **roof layouts** shall be located in a manner that provides a 3-foot-wide clear access pathway from the eave to the ridge on each roof slope where panels/modules are located.
  3. **Residential buildings with a single ridge.**  
Panels/modules installed on residential buildings with a **single ridge** shall be located in a manner that provides **two, 3-foot-wide** access pathways from the eave to the ridge on each roof slope where panels/modules are located.
  4. Residential buildings with roof hips and valleys.  
Panels/modules installed on residential buildings with roof hips and valleys shall be located no closer than 18 inches to a hip or a valley where panels/modules are to be placed on both sides of a hip or valley.
  5. **Residential building smoke ventilation.**  
Panels/modules installed on residential buildings shall be located no higher than 3 feet below the ridge in order to allow for fire department smoke ventilation operations.
  6. **Ground mounted photovoltaic arrays.** Ground mounted photovoltaic arrays shall have a clear, brush free area of 10 feet.
  7. **Building Integrated photovoltaic systems and panels/modules.** Rooftop installed/mounted building integrated systems and panels/modules shall be tested, listed for the roof fire classifications.

### California Plumbing Code

- **Allowable Use of Alternate Water.** Where approved or required by the Authority Having Jurisdiction, alternate water sources [reclaimed (recycled) water, rainwater, gray water and on-site treated non-potable gray water] shall be permitted to be used in lieu of potable water.

[Link to more](#)

### California Green Building Standards Code

- The residential mandatory provisions shall be applied to additions or alterations of existing residential buildings where the addition or alteration increases the building's conditioned area, volume or size. The requirements shall apply only to and/or within the specific area of

the addition or alteration. [Link to more](#)

- The non-residential provisions of individual sections of Chapter 5 apply to newly constructed buildings, building additions of 1,000 square feet or greater, and/or building alterations with a permit valuation of \$200,000 or above. Code sections relevant to additions and alterations shall only apply to the portions of the building being added or altered within the scope of the permitted work.
- **On and after January 1, 2014**, residential buildings undergoing permitted alterations, additions or improvements shall replace noncompliant plumbing fixtures with water conserving plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate of occupancy or final permit approval by the local building department. [Link to more](#)

**If you have any questions or would like more information regarding the new and updated material contact the San Luis Obispo County Building Division at (805)**