


**Title 2 and 3 Development Code**

City of Tacoma | Planning and Development Services

**Infrastructure, Planning, and Sustainability Committee**  
**May 10, 2023**

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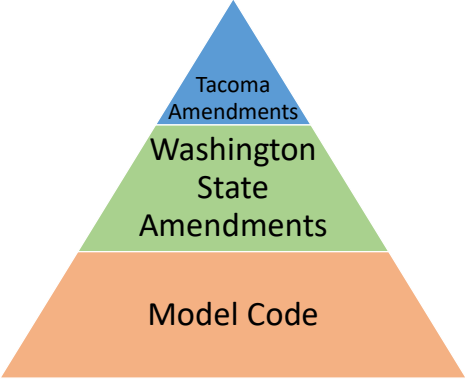
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# OVERVIEW

Scope of Changes:

- Clerical
- Enhancements
- Coordination
- Clarity



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## BACKGROUND



- Model Building Codes published on 3-year cycle
- New Washington State Building Codes effective July 1, 2023
- The City may amend State code in some cases

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## UPDATES



### Significant Changes to State Code:

- Electric Vehicle Charging Infrastructure
- Energy Code
- Energy Storage Systems
- All Gender Facilities
- High-Rise Fire Sprinkler Retrofit

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## CODE CHANGE HIGHLIGHTS

- All Development Codes
  - Protections for neighboring properties
- Building Code
  - Clarity on encroachments
- Sign Code
  - Political sign duration limitations removed
- Right-of-Way Development Code
  - Clarified thresholds for improvements
  - Unified requirements with Titles 10 and 13

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## HEALTH, EQUITY & SUSTAINABILITY ANALYSIS

- Impacts to Neighboring Properties
  - Provides enhanced protection of affected properties
- Electric Vehicle Charging Infrastructure
  - 10% of new parking to be provided with charging equipment in most situations
- Minimum Construction Standards
  - Incorporates updated accessibility standard

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## OUTREACH



- **ICC Code Hearings** – Ongoing
- **Washington State Technical Advisory Groups** – Ongoing
- **Tacomapermits.org** – Ongoing
- **Tacoma Permit Advisory Group (TPAG)** – April 19, 2023
- **Board of Building Appeals (BOBA)** – April 25, 2023

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## NEXT STEPS



- **TPAG Review** – April 19, 2023
- **BOBA Review** – April 25, 2023
- **Infrastructure, Planning, and Sustainability Committee Review**  
– May 10, 2023
- **City Council Ordinance**
  - **1<sup>st</sup> Reading** – June 6, 2023
  - **2<sup>nd</sup> Reading** – June 13, 2023
- **Ordinance Effective Date** – July 1, 2023
- **State Codes Effective Date** – July 1, 2023

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# RECOMMENDATIONS



Planning and Development Services is requesting a recommendation from the this Committee to forward the proposed amendments to the full City Council for consideration and approval with an effective date of July 1, 2023.



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