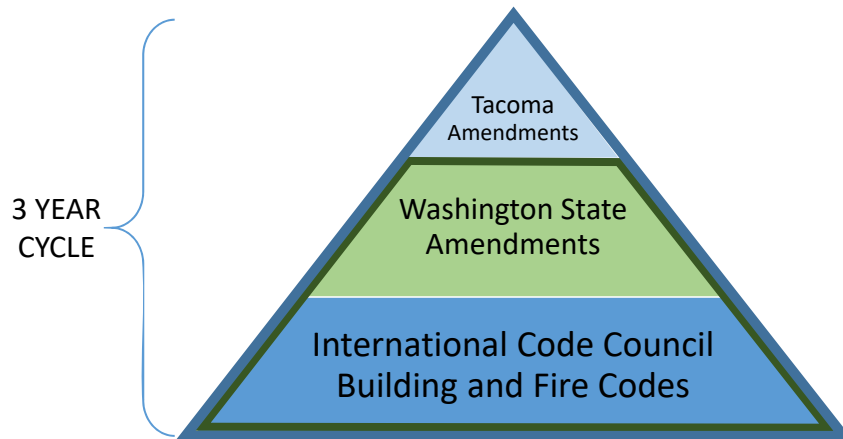




Ordinance No. 28729
2018 Building Codes Adoption
City of Tacoma | Planning & Development Services
City Council Meeting
January 5, 2021
Item #27



● ● ● **OVERVIEW**



OVERVIEW



City of Tacoma Building Codes:

- **Title 2.01** – Minimum Building and Structures Code
- **Title 2.02 – Building Code (IBC, IRC, IEBC)**
- **Title 2.06/2.07/2.10 – Plumbing**/Mechanical/Energy Codes
- **Title 2.13** – Waterfront Structures and Marina Code
- **Title 2.17** – Board of Building Appeals
- **Title 2.19/2.22** – Site Development and ROW Code
- **Title 2.21** – Housing Requirements for Temporary Shelters

3

BACKGROUND



Key WA State Code Changes

- Energy Code
- All Gender Restrooms
- Tiny Homes
- Seismic Forces/Mass Timber

Focus Areas for Tacoma Amendments

- Align w/Changes to State and International Codes
- Increase Clarity of Important Requirements
- Enhance Usability of Existing Buildings

4

PROPOSED REVISIONS



Commercial/Multifamily

- Accessible Parking
- Minimum Dwelling Size
- All Gender Restrooms
- New Appendix J for Existing Buildings



5

PROPOSED REVISIONS



Single Family Homes/Duplex's/Townhomes

- IEBC Appendix J
- Townhouse Fire Sprinklers
- Manufactured Tiny Homes



6

●●● HEALTH, EQUITY & SUSTAINABILITY ANALYSIS



Health

- Fire, Seismic, Flood, and Life Safety

Equity

- Gender Identity
- Accessible Features
- Tiny Homes

Sustainability

- IEBC Appendix J
- Energy Code



7

●●● OUTREACH



- Board of Building Appeals
- MBA of Pierce County
- Tacomapermits.org
- State Code Development

TACOMA
PERMITS.org

8

●●● NEXT STEPS



- **BOBA Review** – October 29, 2020
- **IPS Committee Review** – December 2, 2020
- **City Council Ordinance**
 - **First Reading** – January 5, 2021
 - **Final Reading** – January 12, 2021
- **Ordinance Effective Date** – February 1, 2021
- **State Codes Effective Date** – February 1, 2021

9



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