

|  |  |  |
|--|--|--|
| DEPARTMENT OF LICENSES AND INSPECTIONS<br><b>CODE BULLETIN OF INFORMATION</b><br><b>B-1602</b> |  | CODE OF GENERAL<br>ORDINANCES OF THE<br>CITY OF PHILADELPHIA<br><br>TITLE 4 — BUILDING<br>CONSTRUCTION AND<br>OCCUPANCY CODE |
| SUBJECT OF BULLETIN:<br><br><b>IMPLEMENTATION OF 2015 ACCESSIBILITY PROVISIONS</b>             |  | REFERENCE CODE SECTION(S):<br><br>PA UCC<br>Administrative Regulations<br>Chapter 403  |
| ISSUED BY  |  |  |
| NAME:<br><br>Michael Fink  |  | ISSUE DATE<br><br>May 6, 2016  |
| TITLE:<br><br>Building Code Official   |  | PAGE 1 OF 2  |

## ISSUE:

The Pennsylvania Uniform Construction Code (PA UCC) regulations determine the impact of code changes on permit applications as follows:

*New buildings or renovations to existing buildings for which a design or construction contract was executed before the effective date of the regulatory amendment adopting the latest triennial versions of the construction codes and standards shall comply with the codes and standards in effect at the time that the design or construction contract was executed.*

Design and construction contracts are typically developed and approved prior to permit application and often relate to the previous code in effect. In order to circumvent potential confusion and ease the transition to the new codes, the Department customarily allows a grace period wherein a designer may choose to have his or her project reviewed under the new code or a previous one without submittal of documentation of contracts.

## BACKGROUND

Historically, the PA UCC has adopted the accessibility provisions of the most recent edition of the International Codes beginning on January 1 of the year following the triennial code publication. This year, because of some confusion regarding the reformatting of the 2015 International Codes as they relate to existing buildings, the process for the adoption of the most current accessibility provisions was delayed.

Effective April 16, 2016, the Pennsylvania Department of Labor and Industry adopted the following new construction code provisions related to accessibility.

### ***International Building Code 2015***

- Chapter 11
- Appendix E (Supplementary Accessibility Requirements)

### ***International Existing Building Code 2015***

The accessibility provisions of the International Existing Building Code of 2015 are adopted as follows:

- Section 107.2 (relating to Temporary Structures and Uses)
- Section 410 (relating to the Prescriptive Compliance Method)

- Section 605 (relating to Repairs)
- Section 705 (relating to Level 1 Alterations)
- Section 801.1 (relating to Level 2 Alterations)
- Section 806 (relating to Level 2 Alterations)
- Section 901.2 (relating to Level 3 Alterations)
- Section 906 (relating to Level 3 Alterations)
- Section 1006 (relating to Change of Occupancy)
- Section 1012.1.4 (relating to Change of Occupancy)
- Section 1012.8 (relating to Change of Occupancy)
- Section 1101.2 (relating to Additions)
- Section 1105 (relating to Additions)
- Section 1204.1 (relating to Historic Buildings)
- Section 1205.15 (relating to Historic Buildings)
- Section 1401.2.5 (relating to Performance Compliance Methods)
- Section 1508 (relating to Construction Safeguards)
- Appendix B (Supplementary Accessibility Requirements for Existing Buildings)

In accordance with the UCC, the City is to maintain the *Philadelphia Building Construction and Occupancy Code* by continuing to enforce the provisions of the following model codes while maintaining existing local modifications and incorporating the above accessibility provisions:

- |   |   |
|---|---|
| • 2009 International Building Code<br>(incorporates the 2008 National<br>Electrical Code) | • 2009 International Existing Building Code   |
| • 2009 International Residential Code   | • 2009 International Energy Conservation Code |
| • 2009 International Mechanical Code  | • 2009 International Fuel Gas Code            |
|   | • 2009 ICC Performance Code                   |

The Philadelphia Administrative, Plumbing, and Property Maintenance Codes continue as local codes.

The 2013 Philadelphia Fire Code is based upon the 2009 International Fire Code. This code is incorporated into the UCC only to the extent that it is referenced by the IBC.

Additionally, certain provisions of the 2015 International Codes were adopted into the UCC on January 1, 2016. Those provisions are found in Code Bulletin B-1601, *Implementation of the 2016 Uniform Construction Code*.

## POLICY

Beginning immediately, the Department will allow a grace period wherein a designer may choose to have his or her project reviewed under the new code or the previous one. The Department will, therefore, allow permit application reviews under either the 2012 or the 2015 accessibility provisions **until and including Friday, September 16, 2016.**

**Beginning Monday, September 19, 2016,** only those permit applications for new buildings or renovations to existing buildings, for which proof is provided that a contract for design or construction had been signed prior to April 16, 2016, may be reviewed under the applicant's choice of the above Codes.

## DIRECTION:

Based on the Department's policy, examiners shall conduct reviews under the code standard of the applicant's choice (among those listed above) for all applications received up to and including Friday, September 16, 2016.

A construction permit applicant will be required to select one of the two versions for the accessibility review and indicate that on the application or plans. If no selection is made, the examiner will perform the review based on the 2012 provisions.

Building permits must contain reference to the selected code in "Description of Work" in order to ensure continuity of inspections.

Applications submitted on and after Monday, September 19, 2016 for review under the 2012 accessibility provisions will require documentation of the construction or design contracts and approval of the unit supervisor.