

Article 5: Building Regulations

Division 7: Additions and Modifications to Chapter 7 of the California Building Code

*(“Additions and Modifications to Chapter 7 of the 2007 California Building Code” added 4-8-2008 by O-19726 N.S.)
(Retitled to “Additions and Modifications to Chapter 7 of the 2010 California Building Code” and amended 7-31-2012 by O-20187 N.S.)
(Retitled to “Additions and Modifications to Chapter 7 of the California Building Code” on 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)*

§145.0701 Local Modifications and Additions to Chapter 7 “Fire-Resistance Rated Construction” of the California Building Code

- (a) Chapter 7 of the 2013 California Building Code is adopted by reference with modifications pursuant to Section 145.0105 and additions pursuant to Section 145.0106 of the Land Development Code.
- (b)——Chapter 7A of the 2013 California Building Code is adopted by reference with modifications pursuant to Section 145.0105 and additions pursuant to Section 145.0106 of the Land Development Code.

*(Added 4-8-2008 by O-19726 N.S; effective 5-8-2008.)
(Amended 7-28-2009 by O-19885 N.S; effective 8-27-2009.)
(Retitled to “Local Modifications and Additions to Chapter 7 “Fire-Resistance Rated Construction” of the 2010 California Building Code” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)
(Retitled to “Local Modifications and Additions to Chapter 7 “Fire-Resistance Rated Construction” of the California Building Code” and amended 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)*

§145.0702 Local Additions and Modifications to Section 701A “Scope, Purpose, and Application” of the California Building Code

Exception 5 “Fences” is added to Section 701A.3 as follows pursuant to-Section 145.0106 of the Land Development Code.

(Added 7-28-2009 by O-19885 N.S.; effective 8-27-2009.)

(Retitled to “Local Additions and Modifications to Section 701A “Scope, Purpose, and Application” of the 2010 California Building Code” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Local Additions and Modifications to Section 701A “Scope, Purpose, and Application” of the California Building Code” on 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

§145.0703 Local Additions and Modifications to Section 702A “Definitions” and Section 703A “Standards of Quality” of the California Building Code

- (a) Section 702A “Definitions” is adopted by reference with modifications pursuant to Section 145.0105 of the Land Development Code as follows:
 - (1) *Accessory building* and structure shall mean *accessory structure* as defined in Section 113.0103 of the San Diego Municipal Code.
 - (2) Local Agency Very High Fire Hazard Severity Zone shall mean the Very High Fire Hazard Severity Zones as designated on the “Very High Fire Hazard Severity Zone Map – Local Responsibility Areas” adopted pursuant to Section 55.9401 of the San Diego Municipal Code.

- (b) Section 703A.6 is adopted by reference with additions pursuant to Section 145.0106 of the Land Development Code as follows:
 - (1) 703A.6.1. The Building Official may approve the use of alternative materials, designs or methods of construction pursuant to Section 129.0109 of the San Diego Municipal Code.

- (2) 703A.6.2. The Building Official may modify the provisions of Chapter 7A of the California Building Code for site-specific conditions in accordance with Section 129.0104(a)(5) of the San Diego Municipal Code. When required by the Building Official, a fire protection plan shall be submitted in accordance with the California Fire Code, Chapter 49.

(Added 7-28-2009 by O-19885 N.S.; effective 8-27-2009.)

(Retitled to “Local Additions and Modifications to Section 702A “Definitions” and Section 703A “Standards of Quality” of the 2010 California Building Code” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Local Additions and Modifications to Section 702A “Definitions” and Section 703A “Standards of Quality” of the California Building Code” and amended 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

§145.0705 Local Additions and Modifications to Section 705A “Roofing” of the California Building Code

Section 705A.4 is adopted by reference with modifications and Subsection 705A.4.1 has been added pursuant to Sections 145.0105 and 145.0106 of the San Diego Municipal Code.

- (a) 705A.4. Roof gutters shall be provided with the means to prevent the accumulation of leaves and debris in the gutter. All roof gutters and downspouts shall be constructed of non-combustible materials.
- (b) 705A.4.1 When drip edge flashing is used at the free edges of roofing materials, it shall be non-combustible.

(Added 7-28-2009 by O-19885 N.S.; effective 8-27-2009.)

(Retitled to “Local Additions and Modifications to Section 705A ‘Roofing’ of the 2010 California Building Code” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Local Additions and Modifications to Section 705A ‘Roofing’ of the California Building Code” on 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

§145.0706 Local Additions and Modifications to Section 706A “Vents” of the California Building Code

Subsection 706A.4 is added as follows pursuant to Section 145.0106 of the Land Development Code. 706A.4 Additional exterior wall, roof, and foundation ventilation opening requirements.

- (a) Individual ventilation openings shall not exceed 144 square inches.
- (b) Ventilation openings on structures located immediately adjacent to Brush Management Zone One, as defined in Section 142.0142 of the San Diego Municipal Code, shall not be directed toward Brush Management Zones as defined in Section 142.0142 of the San Diego Municipal Code.
- (c) Roof vents, dormer vents, gable vents, foundation ventilation openings, ventilation openings in vertical walls, or other similar ventilation openings shall be louvered and covered with metal mesh required by Section 706A.2 , or other approved material that offers equivalent protection.
- (d) Turbine attic vents shall be equipped to allow one-way direction rotation only and shall not free spin in both directions.
- (e) Ventilation openings protected with vent openings that resist the intrusion of flame and embers, and which are listed by the State Fire Marshal, are exempt from complying with Section 145.0706(a) and (b).

(Added 7-28-2009 by O-19885 N.S.; effective 8-27-2009.)

(Retitled to “Local Additions and Modifications to Section 706A ‘Vents’ of the 2010 California Building Code” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Local Additions and Modifications to Section 706A ‘Vents’ of the California Building Code” on 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

§145.0708 Local Additions and Modifications to Section 708A “Exterior Windows and Doors” of the California Building Code

Subsection 708A.2.2.1 is added pursuant to Section 145.0106 of the San Diego Municipal Code. 708A.2.2.1 Vinyl window reinforcing. Glazing frames made of vinyl materials shall have welded corners, metal reinforcement in the interlock area, and be certified to the most current edition of ANSI/AAMA/NWDA 101/I.S.2 structural requirements.

(“Local Additions and Modifications to Section 708A “Exterior Windows and Doors” of the California Building Code” added 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

§145.0711 Local Additions to Section 711A “Additional Building Standards for Buildings Located in the Local Agency Very High Fire Hazard Severity Zone” of Chapter 7A of the California Building Code

Sections 711A.1 and 711A.2 are added as follows to Chapter 7A pursuant to Section 145.0106 of the San Diego Municipal Code.

- (a) 711A.1 Spark arrester. All structures having any chimney, flue, or stovepipe shall be equipped with an approved spark arrester if the chimney, flue, or stovepipe is attached to any fireplace, stove, barbecue, or other solid or liquid fuel burning equipment or device.
- (b) 711A.2 Skylights. Glazing materials used in skylights, roofs, and sloped walls shall be tempered glass or multilayered glass on buildings located within 300 feet, in any direction, of the boundary between Brush Management Zones One and Two, as defined in Section 142.0412 of the San Diego Municipal Code.

(“Local Additions to Section 711A “Additional Building Standards for Buildings Located in the Local Agency Very High Fire Hazard Severity Zone” of Chapter 7A of the California Building Code” added 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

§145.0717 Local Additions and Modifications to Section 717 “Ducts and Air Transfer Openings” of the California Building Code

Section 717.5.3 Shaft Enclosures, exception 5, is adopted with modifications and additions pursuant to Sections 145.0105 and 145.0106 of the Land Development Code, as follows: Exception 5. Fire dampers and combination fire/smoke dampers are not required in kitchen and clothes dryer exhaust systems when installed in accordance with the Mechanical Regulations of the Land Development Code.

(“Local Additions and Modifications to Section 717 “Ducts and Air Transfer Openings” of the California Building Code” added 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)