

Abbreviated Summary of Proposed 2016 Ventura County Building Code (VCBC)

Article	Chapter	Code Section	Finding	Description
General	General	General	Administrative	General amendments to all of the codes proposed for adoption into the 2016 Ventura County Building Code (VCBC) have been made for formatting, renumbering, minor editorial clarification of existing provisions, etc.
1	1	101	Administrative	Changes for clarification and to list current editions of the state and model codes proposed for adoption.
1	2 through 11	101 and 102	Administrative	Changes for clarification, to reference the current editions of the state and model codes proposed for adoption and to explicitly adopt the California Energy Code and California Green Building Standards Code.
2	1	101	Administrative	Change section 101.4 to reflect addition of new section 101.4.7 to the California Building Code. Otherwise, carries forward section 101 of the 2013 VCBC with minor changes for clarification.
2	1	102	Administrative	Renumbers section 102.4 to 102.4a to avoid conflict with CBC numbering. Otherwise, carries forward section 102 of the 2013 VCBC with minor changes for clarification.
2	1	103	Administrative	Carries forward section 103 of the 2013 VCBC
2	1	104	Administrative	Changes section 104.6 to clarify and simplify right to enter. Renumbers section 104.8 to conform to the CBC numbering. Otherwise carries forward section 104 of the 2013 VCBC. Section 104.10.1 clarifies the applicability of CBC section R322 when modifying Floodplain construction standards.
2	1	105	Administrative	Changes section 105.2.3, permit exemption for certain public service agency equipment, to more closely conform to the CBC. Otherwise, carries forward section 105 of the 2013 VCBC. Section 105.2, items 1, 2, 10, and 12-16 clarify the application of those permit exemptions.
2	1	106	Administrative	Carries forward section 106 of the 2013 VCBC.
2	1	107	Administrative	Carries forward section 107 of the 2013 VCBC. Sections 107.2.5 and 107.2.5.1 clarify where the lowest habitable floor is measured from for Coastal High Hazard Flood Zones
2	1	108	Administrative	Carries forward section 108 of the 2013 VCBC.
2	1	109	Administrative	Carries forward section 109 of the 2013 VCBC. Section 109.6 reflects that fees passed on to other entities and the technology surcharge fee are nonrefundable.
2	1	110	Administrative	Carries forward section 110 of the 2013 VCBC.
2	1	111	Administrative	Carries forward section 111 of the 2013 VCBC.
2	1	112	Administrative	Carries forward section 112 of the 2013 VCBC.
2	1	113	Administrative	Carries forward section 113 of the 2013 VCBC.

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				This Sections clarifies the purpose of the General Board of Appeals in relation to Section 17920.5 of the Health and Safety Code, redefines the General Board of Appeals to hear all appeals related to this code, (Except Grading), and eliminates unnecessary appeal boards.
2	1	114	Administrative	Carries forward section 114 of the 2013 VCBC with minor changes for clarification.
2	1	115	Administrative	Carries forward section 115 of the 2013 VCBC.
2	1	116	Administrative	Changes section 116.5 to reflect change in VCBC and CBC numbering. Otherwise, carries forward sections 116 of the 2013 VCBC.
3	1	301.1.1.1	Administrative	Delete section R301.1.1.1 of the 2016 California Residential Code and carry forward Section 301.1.1.1 of the 2013 Ventura County Building Code
3	1	R337.1.1	Administrative	Delete section R337 of the 2016 California Residential Code and carry forward and renumber Section R327 of the 2013 Ventura County Building Code
3	1	R401.1	Geological	Delete section R401.1 of the 2016 California Residential Code and carry forward Section R401.1 of the 2013 Ventura County Building Code
3	1	R403.1.2 through R403.1.4	Geological	Delete sections R403.1.2 and R403.1.3 from the 2016 California Residential Code and carry forward Section R403.1.2 through R403.1.4 of the 2013 Ventura County Building Code
3	1	R403.1.5	Geological, Topographical	Delete section R403.1.5 from the 2016 California Residential Code and carry forward Section R403.1.5 of the 2013 Ventura County Building Code
3	1	R404.2	Geological, Topographical	Delete section 404.2 from the 2016 California Residential Code and carry forward Section R404.2 of the 2013 Ventura County Building Code
3	1	R802.8	Geological	Delete section R802.8 from the 2016 California Residential Code and carry forward Section R802.8 of the 2013 Ventura County Building Code
3	1	R902.1.1, through R902.2	Climatic	Delete section R902.1.1, R902.1.2, and R902.1.3 from the 2016 California Residential Code and carry forward Section R902.1.1, R902.1.2, R902.1.3, and R902.2 of the 2013 Ventura County Building Code
3	1	R1001.3.1	Geological	Delete Section R1001.3.1 of the 2016 California Residential Code and carry forward Section R1001.3.1 of the 2013 VCBC without change.
4	2	200 and 201	Administrative	These Sections carry forward existing VCBC language without change.

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Article	Chapter	Code Section	Finding	Description
4	2	202	Administrative	This section carries forward existing VCBC amendments without change.
4	7A	701A.2 and 701A.3	Topographic and Climatic	These sections are deleted from the 2016 CBC and sections 701A.2 and 701A.3 of the 2013 VCBC are carried forward.
4	7A	702A	Topographic and Climatic	Delete the definition of “Fire Hazard Severity Zones” from section 702A of the 2016 CBC and carry forward the definition of “Fire Hazard Severity Zones” from section 702A of the 2013 VCBC.
4	7A	704A.3	Topographic and Climatic	Delete item #3 from section 704A.3 of the 2016 California Building Code and carry forward Section 704A.3 of the 2013 Ventura County Building Code
4	7A	705A.2	Topographic and Climatic	Delete section 705A.2 from the 2016 California Building Code and carry forward section 705A.2 of the 2013 Ventura County Building Code
4	7A	706A.3	Topographic and Climatic	Delete section 706A.3 from the 2016 California Building Code and carry forward section 706A.3 of the 2013 Ventura County Building Code
4	7A	706A3.1	Topographic and Climatic	Carry forward section 706A.3.1 of the 2013 Ventura County Building Code.
4	7A	711A	Administrative	Carry forward section 711A of the 2013 Ventura County Building Code
4	15	1505.1.1 through 1505.1.3	Topographic and Climatic	Delete sections 1505.1.1, 1505.1.2, and 1505.1.3, of the 2016 California Building Code and carry forward Section 1505.1.1, 1505.1.2, and 1505.1.3 of the Ventura County Building Code
4	15	1505.6	Topographic and Climatic	Delete section 1505.6 of the 2016 California Building Code and carry forward Section 1505.6 of the 2013 Ventura County Building Code
4	16	1612.2	Administrative	Carry forward the following definition from the 2013 Ventura County Building Code and relocate it to Article 4, Chapter 2
4	16	1613.6	Geological	Carry forward Section 1613.8 of the 2013 Ventura County Building Code
4	16	1613.7	Geological	Carry forward Section 1613.9 of the 2013 Ventura County Building Code.
4	16	1613.8	Geological and Topographic	Carry forward Section 1613.10 of the 2013 Ventura County Building Code
4	17	1704.8	Geological and Topographical	Delete section 1705.8 of the 2016 California Building Code and carry forward Section 1704.9 from the 2013 Ventura County Building Code
4	18	1803.1	Geological	Delete section 1803.1 of the 2016 California Building Code and carry forward Section 1803.1 of the 2013 Ventura County Building Code
4	18	1803.5.3,	Geological	Delete section 1803.5.3 of the 2016 California

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				Building Code and carry forward, and amend, Section 1803.5.3 of the 2013 Ventura County Building Code
		1803.5.3.1	Geologic	Carry forward section 1803.5.3.1 of the 2013 Ventura County Building Code
4	18	1805.1.4	Geological and Climatic	Carry forward Section 1805.1.4 of the 2013 Ventura County Building Code
4	18	1807.1.4	Geological	Delete section 1807.1.4 of the 2016 California Building Code and carry forward Section 1807.1.4 of the 2013 Ventura County Building Code
4	18	1808.6	Geological	Delete section 1808.6 of the 2016 California Building Code and carry forward, and amend, Section 1808.6 of the 2013 Ventura County Building Code
4	18	1809.3, and 1809.4	Geological and Topographical	Delete sections 1809.3, and 1809.4 of the 2016 California Building Code and carry forward, and amend, sections 1809.3 and 1809.4 of the 2013 Ventura County Building Code
4	18	Table 1809.7	Geological and Topographical	Delete Table 1809.7 of the 2016 California Building Code and Carry forward Table 1809.7(1) of the 2013 Ventura County Building Code
4	23	2306.3	Geological	Amend section 2306.3 of the 2016 California Building Code and carry forward, and amend, section 2306.3 of the 2013 Ventura County Building Code
4	23	Tables 2306.3(1) through 2306.3(3)	Geological	Delete Tables 2306.3(1), 2306.3(2), and 2306.3(3) from the 2016 California Building Code and Carry forward Table 2306.3(1) to the 2016 Ventura County Building Code
4	23	2308.6	Geological	Delete Section 2308.6 of the 2016 California Building Code and Carry forward Section 2308.6 of the 2013 Ventura County Building Code language.
4	31	3108.1	Geological	Delete Section 3108.1 of the 2016 California Building Code and amend and add Section 3108.1 to the 2016 Ventura County Building Code
4	40	All	Administrative	Carry forward Chapter 40 of the 2013 VCBC in its entirety. Chapter 40 is based on Health and Safety Code, Division 13, Part 2.5, Chapter 4.5, for Strawbale construction.
4	40	40.1.1 through 40.1.5	Geological	These Sections are carried forward to the 2016 VCBC to provide engineering design requirements for the lateral and vertical force resisting systems in strawbale buildings.
4	40	40.2	Geological	This Section is carried forward to the 2016 VCBC to restrict the height of strawbale buildings due to the alternative nature of the strawbale materials and because Ventura County is a seismically active county.
4	40	40.3	Geological and	This Section is carried forward to the 2016 VCBC

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			Administrative	to define the enforcing agency for strawbale buildings as the building and safety division. It also eliminates a definition of “load bearing” found in State regulations because Strawbale materials in Ventura County are not allowed to carry lateral and vertical forces due to seismic activity.
4	40	40.4	Geological and Topographical	This Section is carried forward to the 2016 VCBC and eliminate a provision found in State regulations that would allow strawbale materials to carry lateral and vertical force due to seismic activity in Ventura County.
4	40	40.5 through 40.9	Climatic, Topographical	These Sections are carried forward to the 2016 VCBC and eliminate provision in the State regulations that allow strawbale materials to carry lateral and vertical force due to seismic activity in Ventura County.
4	41	All	Administrative	Carry forward Chapter 41 of the 2013 VCBC. These regulations are based on Title 25, Division 1, Chapter 1, Subchapter 1, Article 8 of the Code of California Regulations related to Limited Density Owner-Built Rural Dwellings. References to Section numbers from Article 8 (CCR) are changed to be consistent with the VCBC numbering scheme. Additionally, this amendment revises the text from “Article” to “Chapter” for consistency and changes “enforcing agency” to “building official” to account for the local authority.
4	41	41.3, 41.3.1, 41.3.2, 41.3.3 and 41.3.4	Geological, Topographical, and Administrative	The amendments in the adopted Regulations are due to Ventura County’s unique geology and topography; these amendments are necessary to define, or further define, “Limited Density Owner-Built Rural Dwellings”, “Rural”, and “Sound Structural Condition” in Ventura County.
4	41	41.4	Administrative	This amendment to the adopted Regulations extends the amount of time an owner must own and occupy a dwelling constructed under these provisions.
4	41	41.6	Administrative	This amendment to the adopted Regulations clarifies the appeal process for these types of buildings and structures.
4	41	41.7	Administrative	This amendment to the adopted Regulations specifies that a Certificate of Occupancy “Shall” be recorded on parcels with these types of buildings and structures.
4	41	41.10	Administrative	This amendment to the adopted Regulations adds

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				a stipulation that an owner must acknowledge the occupancy requirements of these types of buildings and structures.
4	41	41.14	Administrative	This amendment to the adopted Regulations makes permit expirations for these types of buildings and structures consistent with existing county requirements.
4	41	41.15, 41.16 and 41.17	Administrative	This amendment to the adopted Regulations gives the building official some discretion when determining the required inspections for these types of buildings and structures and is consistent with existing inspection requirements, except, in this case, the building official “may” not require inspections where determined not necessary for compliance.
4	41	41.21	Administrative	This amendment to the adopted Regulations is intended to ensure full cost recovery for the services provided related to review and inspection of these types of buildings and structures.
4	41	41.22 and 41.24	Administrative	These amendments to the adopted Regulations update the existing standards of Title 25 by referencing the California Residential Code and other technical codes as appropriate.
4	42	All	Administrative	Chapter 42 of the 2013 VCBC is carried forward in its entirety. There are no proposed amendments from the 2013 version.
4	43	All	Administrative	Chapter 43 of the 2013 VCBC is carried forward in its entirety. There are no proposed amendments from the 2013 version.
4	44	All	Administrative	Chapter 44 of the 2013 VCBC is carried forward in its entirety. There are no proposed amendments from the 2013 version.
4	45	All	Geological and Administrative	Chapter 45 of the 2013 VCBC is carried forward in its entirety. There are no proposed amendments from the 2013 version except in section 45.3.4.4 where a reference to requirements when a building located in a Floodplain has been substantially damaged.
4	Appendix C	All	Geological, Topographical and Administrative	Amendments to Appendix C of the 2013 VCBC are carried forward unchanged.
4	Appendix J	All	Geological, Climatic and Topographical	Changes section J114.10 to clarify and simplify right of entry to inspect and abate. Otherwise, carries forward Appendix J amendments of the 2013 VCBC with minor clarifications.
5		90.4.1, 90.4.1.1,	Climatic	These amendments to the CEC carry forward 2013 VCBC provisions without change..

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		90.4.1.2 and 90.4.1.3		
6		All		No amendments are proposed to the California Mechanical Code
7	2	221.0	Legislative	These amendments are necessary to conform with definitions in the California Water Code sections 13140, 13260, 13269 and 13290-13291.7 pertaining to onsite wastewater treatment systems.
7	6	303	Geological	Delete Section 303 of the 2016 California Plumbing Code and carry forward section 303 of the 2013 Ventura County Building Code
7	6	601.1		Delete section 601.1 of the 2013 Ventura County Building Code
7	6	601.1.2	Geological	This amendment is carried forward from the 2013 VCBC to ensure that there is an adequate supply and quantity of potable water for the expected life of a building.
7	7	713.4 (a), (b) and 713.4.1 (a), (b)	Geological	Carry forward Section 713.4 and 713.4.1 to Article 7, Chapter 7 of the 2013 Ventura County Building Code
7	7	713.7	Geologic	Carry forward Section 713.7 of the 2013 Ventura County Building Code
7	7	714.6	Administrative	Carry forward Section 714.6 of the 2013 Ventura County Building Code
7	7	721.1	Geological	Carry forward Section 721.1 of Article 7, Chapter 7 of the 2013 Ventura County Building Code
7	Appendix H	H 1.0 (A), (E), (H), (J)	Legislative	This amendment carries forward existing Ventura County standards pertaining to design, restrictions, and evaluation of proposed private sewage disposal systems, and deletion of criteria in Section (J) to conform with the California Water Code sections 13140, 13260, 13269 and 13290-13291.7 pertaining to onsite wastewater treatment systems.
7	Appendix H	H 1.0 (K)	Geological	This amendment carries forward unchanged, existing Ventura County standards pertaining to a requirement that each dwelling be served by a separate septic tank.
7	Appendix H	H 3.0, Items 1 through 8	Legislative	These amendments for items 1-5 and 7-8 carry forward existing Ventura County requirements for sewage disposal areas of private sewage disposal systems and are necessary because of the wide and varying array of soil types in Ventura County. Item 6 is necessary in order to conform with the California Water Code sections 13140, 13260, 13269 and 13290-13291.7 pertaining to onsite wastewater treatment systems.

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7	Appendix H	H 4.0, (A) through (F)	Geological	These amendments carry forward existing Ventura County standards pertaining to percolation testing.
7	Appendix H	H 7.0, (A) through (I)	Geological	These amendments carry forward existing Ventura County standards pertaining to seepage pit design and construction.
7	Appendix H	H 8.0	Legislative	This amendment is intended to reduce the potential for creation of unsafe conditions and minimize potential contamination of groundwater by cesspools, by eliminating provisions for cesspools from the Building Code. The revised amendment is necessary to conform with the California Water Code sections 13140, 13260, 13269 and 13290-13291.7 pertaining to onsite wastewater treatment systems.
7	Appendix H	H 9.0	Geological	These amendments carry forward existing Ventura County standards intended to protect groundwater quality by prohibiting the unauthorized discharge of industrial waste.
7	Appendix H	H 13.0 (A)-(E)	Legislative	This amendment carries forward existing Ventura County standards pertaining to design, restrictions, and evaluation of proposed Alternative private sewage disposal systems, with one additional provision in Section (A) that authorizes the Authority Having Jurisdiction to approve Supplemental Treatment systems and a new Section (E) to conform with the California Water Code sections 13140, 13260, 13269 and 13290-13291.7 pertaining to onsite wastewater treatment systems.
7	Appendix H	H 14.0	Geological	This amendment carries forward existing Ventura County requirements pertaining to holding tanks.
7	Appendix H	H 15.0	Geological	These amendments carry forward existing Ventura County requirements pertaining to clustered private sewage disposal systems.
7	Appendix H	Table H-1	Legislative	This table carries forward existing Ventura County setback requirements pertaining to private sewage disposal systems and contains new amendments to conform with the California Water Code sections 13140, 13260, 13269 and 13290-13291.7 pertaining to onsite wastewater treatment systems.
7	Appendix H	Table H-2	Geological	This table carries forward existing Ventura County requirements pertaining to private sewage disposal system septic tank capacity.
7	Appendix H	Table H-6	Geological	This table carries forward existing Ventura County requirements pertaining to private sewage disposal system dispersal system capacity.
7	Appendix H	Table H-7	Geological	This Table carries forward existing Ventura

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	H			County requirements pertaining to filter sand specifications.
8	1, 2, 3, 10, 12, and 14	All	Administrative	This chapter carries forward existing 2013 VCBC provisions which are not modified.
9	1, 2, 5, and 7	All		This chapter carries forward existing 2013 VCBC provisions which are not modified.
10	A1	A102.1 and A102.2	Administrative	These Sections amends the CEBC to deletes current CEBC provisions in Chapter A1 and to carry forward existing provisions from the 2013 VCBC, with minor modifications related to Seismic Design Categories.
10	A1	A103.1, A103.2, A103.3, A103.4, A103.4.1, A103.4.2, A103.4.3, A103.4.4, A103.4.5 and A103.4.6	Administrative	These Sections are carried forward from the 2013 Ventura County Building Code and are necessary for proper administration of this article and the CEBC in Ventura County