

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIALTO, CALIFORNIA, AMENDING CHAPTER 15.08 OF THE RIALTO MUNICIPAL CODE TO ADOPT BY REFERENCE THE 2019 EDITION OF THE CALIFORNIA BUILDING CODES AND ALL THE APPENDICES IN THEIR ENTIRETY OF THE CALIFORNIA CODE OF REGULATIONS AND OTHER RELATED CODES. TO INCLUDE: 2019 CALIFORNIA ADMINISTRATIVE CODE, 2019 CALIFORNIA BUILDING CODE, 2019 CALIFORNIA RESIDENTIAL CODE, 2019 CALIFORNIA ELECTRICAL CODE, 2019 CALIFORNIA MECHANICAL CODE, 2019 CALIFORNIA PLUMBING CODE, 2019 CALIFORNIA ENERGY CODE, 2019 CALIFORNIA FIRE CODE, 2019 CALIFORNIA GREEN BUILDING STANDARDS CODE, 2019 CALIFORNIA HISTORICAL CODE, 2019 CALIFORNIA EXISTING BUILDING CODE, 2019 CALIFORNIA REFERENCED STANDARDS, 2018 INTERNATIONAL PROPERTY MAINTENANCE CODE.

WHEREAS, the California Building Standards Commission has adopted and published the 2019 California Building Standards Code (“CBSC”), codified in Title 24 of the California Code of Regulations; and

WHEREAS, the 2019 CBSC contains, amongst other parts, the California Administrative Code (Title 24, Part 1) the California Building Code (Title 24, Part 2), California Residential Code (Title 24, Part 2.5), California Electrical Code (Title 24, Part 3), California Mechanical Code (Title 24, Part 4), California Plumbing Code (Title 24, Part 5), The California Energy Code (Title 24, Part 6) California Fire Code (Title 24, Part 9), California Green Building Standards Code (Title 24, Part 11), The California Historical Building Code (Title 24, Part 8), The California Existing Building Code (Title 24, Part 10), The California Referenced Standards Code (Title 24, Part 12); The 2018 International Property Maintenance Code.

WHEREAS, the 2019 CBSC becomes effective January 1, 2020; and

WHEREAS, Sections 17922, 17958, 18941.5, and 13869 of the California Health & Safety Code provide that the governing body of every city or county shall adopt ordinances or regulations imposing the same requirements as those contained in the most recently adopted version of the CBSC; and

1 **WHEREAS**, the City Council of the City of Rialto (the “City”) wishes to update the rules and
2 regulations governing building and construction in the City limits to reflect the 2019 CBSC.

3 **WHEREAS**, the proposed action is exempt from the requirements of the California
4 Environmental Quality Act (CEQA) in that it is not a Project which has the potential for causing a
5 significant effect on the environment under Title 14 of the California Code of Regulations, Section
6 15061(b)(3).

7 **WHEREAS**, a duly noticed public hearing, as required by California Government Code
8 section 50022.3, was conducted on November 12, 2019, at 6:00 p.m. at the City of Rialto Council
9 Chambers at the Rialto Civic Center, 150 S. Palm Avenue, Rialto, CA 92376 prior to the adoption of
10 this Ordinance.

11 **WHEREAS**, The City of Rialto engineered design criteria for all structures built within our
12 city is 130 mph winds, exposure C, seismic zone D.

13 **WHEREAS**, Because of our proximity to the San Andreas fault, all underground pipe,
14 conduit, and lines will be shaded with cleaned dirt void of any rocks or clean sand, six inches below
15 and twelve inches above said pipe, conduit or line. And all electrical metal conduit will need a ground
16 conductor, the metal conduit will not act as the ground conductor.

17 **NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF RIALTO DOES HEREBY**
18 **ORDAIN AS FOLLOWS:**

19 **Section 1.** The City Council hereby adopts the recitals set forth above as true and correct.

20 **Section 2.** Section 15.08.030 – Administration, to read as follows:

21 The administration of the several California Building Codes which are made a part of this
22 chapter shall be pursuant to the administrative provisions of the 2019 California Administrative Code
23 as modified by this title.

24 **Section 3.** Section 15.08.060 of the Rialto Municipal Code is amended in its entirety to
25 read as follows:

26 | **15.08.060 - Adoption by reference.**

27 Those certain rules and regulations which regulate the erection, construction, enlargement,
28 alteration, repair, moving, removal, conversion, demolition, occupancy, equipment, use, height,
area and maintenance of buildings or structures and the installation and maintenance of

1 electrical, plumbing, heating, ventilating, refrigeration and related systems in the city, and
2 which provide for California building code standards for such buildings or structures and
3 minimum housing requirements for the protection of life, limb, health and property and for the
4 safety and welfare of the general public and the owners and occupants of these buildings in this
5 city, all as set forth in those certain codes and appendices in their entirety, entitled "2019
6 California Building Code" as adopted by the California Building Standards Commission in
7 California Code of Regulations Title 24, Part 2, Volumes 1 and 2. The "2019 California
8 Residential Code" as adopted by the California Building Standards Commission in California
9 Code of Regulations Title 24, Part 2.5 (hereinafter the "residential code"). The "2019 California
10 Electrical Code" as adopted by the California Building Standards Commission in California
11 Code of Regulations Title 24, Part 3 (hereinafter the "electrical code"). The "2019 California
12 Mechanical Code" as adopted by the California Building Standards Commission in California
13 Code of Regulations Title 24, Part 4 (hereinafter the "mechanical code"). The "2019 California
14 Plumbing Code" as adopted by the California Building Standards Commission in California
15 Code of Regulations Title 24, Part 5, (hereinafter the "plumbing code"). The "2019 California
16 Energy Code" as adopted by the California Building Standards Commission in California Code
17 of Regulations Title 24, Part 6. The "2019 California Fire Code" as adopted by the California
18 Building Standards Commission in California Code of Regulations Title 24 Part 9. The "2019
19 California Green Building Standards Code" as adopted by the California Building Standards
20 Commission in California Code of Regulations Title 24, Part 11. The "2019 Historical Building
21 Code", the "2019 California Existing Building Code", the "2019 California Referenced
22 Standards" as adopted by the California Building Standards Commission in California Code of
23 Regulations Title 24, Part 8, 9, 12. The "2018 International Property Maintenance Code"
24 including the administration chapter as published by the International Code Council. All of
25 which are on file in the Building Division of the Department of Development Services, are
26 referred to, adopted by reference, and made a part hereof in this title.

17 **Section 4.** Section 15.08.080 of the Rialto Municipal Code, entitled "Modifications," is
18 amended to update and incorporate the following provisions:

19 **B. Amendments to the 2019 CBC:**

- 20 1. 2019 CBC Section 1511.1 is amended by adding Section 1503.11 to read as follows:
21 New or reroof coverings shall not be applied without first obtaining a pre-inspection
22 approval from the building official and/or his/her designee of the City. Wood shake
23 and wood shingle roofing; materials are not allowed regardless of rating.
- 24 2. 2019 CBC Section 1609A.1.1, 1613A.1 is amended to add as follows:
25 The City of Rialto engineered design criteria for all structures built within the city is
26 130 MPH winds, exposure C, seismic zone D.
- 27 3. 2019 CBC 1613A.1 is amended to add as follows:
28

1 Because of our proximity to the San Andreas fault, all underground pip, conduit, and
2 lines will be shaded with cleaned dirt void of any rocks or clean sand, six inches below
3 and twelve inches above said pipe, conduit or line. And all electrical metal conduit will
4 need a ground conductor, the metal conduit will not act as the ground conductor.

5 **Section 5,** Except as expressly modified herein, all other provisions of Chapter 15.08
6 remaining unmodified and in full force and effect

7 **Section 6. Severability and Validity.** If any section, subsection, paragraph or sentence of
8 this Ordinance, or any part thereof, is for any reason found to be unconstitutional, invalid or beyond
9 the authority of the City of Rialto by a court of competent jurisdiction, such decision shall not affect
10 the validity or effectiveness of the remaining portions of this Ordinance.

11
12 **CERTIFICATION**

13 The City Clerk shall certify to the adoption of this ordinance and cause the same to be
14 published once in the local paper and the same shall be in force and effect on and thirty (30) days after
15 its passage and adoption.

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17 PASSED, APPROVED AND ADOPTED this _____ day of _____, 2019.
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22 _____
23 DEBORAH ROBERTSON, MAYOR
24 CITY OF RIALTO
25

26 ATTEST:
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1 Barbara A. McGee, CITY CLERK

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5 APPROVED AS TO FORM:

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8 Fred Galante, CITY ATTORNEY

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