

Sec. 18-91. International Existing Building Code – Adopted and Amended.

(A) A certain document, one copy of which is on file in the City Clerk's Office of the City of Peoria, being marked and designated as "International Existing Building Code, ~~2015~~ 2018 Edition," published by the International Code Council Inc., is hereby adopted, as amended herein, as the Existing Building Code of the City of Peoria.

(B) The International Existing Building Code, ~~2015~~ 2018 Edition, is amended as follows:

(1) Chapter 1, "Scope and Administration," is hereby amended as follows:

Note: For reserved sections herein, refer to the Building Code of the City of Peoria Administrative Provisions for these code requirements.

Amend Section A101.1 Title to read as follows:

**[A] 101.1 Title.** These provisions shall be known as the *Existing Building Code*, as amended by the city of Peoria, herein after referred to as "this code."

Amend Section A101.6 Appendices to read as follows:

**[A] 101.6 Appendices.** The following appendices are adopted: APPENDIX B-SUPPLEMENTARY ACCESSIBILITY REQUIREMENTS FOR EXISTING BUILDINGS AND FACILITIES, Section B 101 Qualified Historical Buildings and facilities and Section B 104 Referenced Standards

Amend PART 2-ADMINISTRATION AND ENFORCEMENT to read as follows:

**SECTION 103 DEVELOPMENT AND ENGINEERING DEPARTMENT – RESERVED.**

**SECTION 104 DUTIES AND POWERS OF CODE BUILDING OFFICIAL – RESERVED.**

**SECTION 105 PERMITS – RESERVED.**

**SECTION 106 SUBMITTAL DOCUMENTS – RESERVED.**

**SECTION 107 TEMPORARY STRUCTURES AND USES – RESERVED.**

**SECTION 108 FEES – RESERVED.**

**SECTION 109 INSPECTIONS – RESERVED.**

**SECTION 110 CERTIFICATE OF OCCUPANCY – RESERVED.**

**SECTION 111 SERVICE UTILITIES – RESERVED.**

**SECTION 112 BOARD OF APPEALS – RESERVED.**

**SECTION 113 VIOLATIONS – RESERVED.**

**SECTION 114 STOP WORK ORDER – RESERVED.**

**SECTION 115 UNSAFE BUILDINGS AND EQUIPMENT – RESERVED.**

(2) Chapter ~~34~~, “Provisions for All ~~Prescriptive~~ Compliance Methods,” is hereby amended as follows:

**[B] 410.8.11 305.8.10 Toilet rooms.** Where it is *technically infeasible* to alter existing toilet and bathing rooms to be *accessible*, an *accessible* family or assisted-use toilet or bathing room constructed in accordance with ~~Chapter 11~~ Section 1109.2 of the *International Building Code* is permitted. The family or assisted-use toilet or bathing room shall be located on the same floor and in the same area as the existing toilet or bathing rooms. These directional signs shall include the International Symbol of Accessibility and sign characters shall meet the visual character requirements in accordance with ICC A117.1 In existing construction, one of two or more fixtures (water closets and/or urinals) may be removed to create space for one accessible stall in each existing toilet room. This may result in the reduction of one required water closet which shall be permitted when this reduction is needed to create a conforming accessible toilet stall. Any alteration under this section shall not reduce other accessibility requirements including, but not limited to required clear floor spaces and maneuvering spaces.

~~(3) Chapter 7, “Alterations-Level 1,” is hereby amended as follows:~~

~~**Section 705.1.10 Toilet rooms.** Where it is *technically infeasible* to alter existing toilet and bathing rooms to be *accessible*, an *accessible* family or assisted-use toilet or bathing room constructed in accordance with Chapter 11 of the *International Building Code* is permitted. The family or assisted-use toilet or bathing room shall be located on the same floor and in the same area as the existing toilet or bathing rooms. In existing construction, one of two or more fixtures (water closets and/or urinals) may be removed to create space for one accessible stall in each existing toilet room. This may result in the reduction of one required water closet which shall be permitted when this reduction is needed to create a conforming accessible toilet stall. Any alteration under this section shall not reduce other accessibility requirements, including, but not limited to, required clear floor spaces and maneuvering spaces.~~

~~(3) Chapter 8, “Alterations-Level 2,” is hereby amended as follows:~~

~~Amend Section 804.2.5 Supervision to read as follows:~~

~~**804.2.5 Supervision.** Fire sprinkler systems required by this section shall be supervised by one of the following methods:~~

- ~~1. Approved central station system in accordance with NFPA 72;~~
- ~~2. Approved proprietary system in accordance with NFPA 72;~~
- ~~3. Approved remote station system of the jurisdiction in accordance with NFPA 72;~~

~~or~~

4. When approved by the *code official*, approved local alarm service that will cause the sounding of an alarm in accordance with NFPA 72.

**Exception:** Supervision is not required for the following:

1. ~~Underground gate valve with roadway boxes.~~

2. ~~—~~

Amend Section 804.3 Standpipes to read as follows:

**804.3 Standpipes.** Where the *work area* includes exits or corridors shared by more than one tenant and is located more than 50 feet (15 240 mm) above or below the lowest level of fire department access, a standpipe system shall be provided. Standpipes shall have an approved fire department connection with hose connections at each floor level above or below the lowest level of fire department access. Standpipe systems shall be installed in accordance with the *International Building Code*

(3) Chapter 12, "Historic Buildings," is hereby amended as follows:

Amend Section 1201.1.1 Preliminary meeting to read as follows:

**1201.1.1 Preliminary meeting.** If an applicant requests that a building meet the requirements of this chapter and the project is a project involving *alterations* and/or a *change of occupancy*, then the Development and Engineering Department shall offer a preliminary meeting with the applicant upon payment of a fee as set forth in Table 2-209 of Peoria City Code, prior to the submission of a permit application. The preliminary meeting shall, to the extent possible, include the officials responsible for permit approval and enforcement with respect to the Peoria Building Code, Peoria Fire Code and historic preservation ordinances.

Amend Section 1201.2 Report to read as follows:

**1201.2 Report.** ~~A historic building undergoing repair, alteration, or change of occupancy shall be investigated and evaluated. If it is intended that the building meet the requirements of this chapter, a written report shall be prepared and filed with the code official by a registered design professional when such a report is necessary in the opinion of the code official and the historic preservation officer, or designee. If the subject matter of the report does not require an evaluation by a registered design professional, the code official has the authority to allow the report to be prepared by a licensed contractor responsible for the work. Such report shall be in accordance with Chapter 1 and shall identify each required safety feature that is in compliance with this chapter and where compliance with other chapters of these provisions would be damaging to the contributing historic features character. For buildings assigned to Seismic Design Category D, E or F, a structural evaluation describing, at a minimum, the vertical and horizontal elements of the lateral force-resisting system and any strengths or weaknesses therein shall be prepared. Additionally, the report shall describe each feature that is not in compliance with these provisions and shall demonstrate how the intent of these provisions is complied with in providing an equivalent level of safety.~~

Amend Section 1201.5 Energy efficiency to read as follows:

**1201.65 Energy efficiency.** Alterations and additions to an *historic building* shall be exempt from the provisions of the International Energy Conservation Code.

Amend Section 1202.4 Repair and replacement to read as follows:

**1202.24 Repair and replacement.** Repair and replacement of existing or missing features using original materials shall be permitted. Partial replacement for repairs that match the original in configuration, height, and size shall be permitted. Glazing is subject to the requirements of Section 1203.8. Replacement glazing in hazardous locations shall comply with the safety glazing requirements of Chapter 24 of the *International Building Code*.

**Exception:** Glass block walls, louvered windows, and jalousies repaired with like materials.

Amend Section 1203.3 Means of egress and to read as follows:

**1203.3 Means of egress and emergency escape and rescue.** Existing window and door openings and corridor and stairway widths less than those specified elsewhere in this code may be approved, provided that, in the opinion of the *code official*, there is sufficient width and height for a person to pass through the opening or traverse the means of egress. When approved by the *code official*, the front or main exit doors need not swing in the direction of the path of exit travel, provided that other approved means of egress having sufficient capacity to serve the total occupant load are provided.

~~Amend Section 1204.1 Accessibility requirements to read as follows:~~

~~**1204.1 Accessibility requirements.** The provisions of Sections 705, 806 and 906, as applicable, shall apply to facilities designated as historic structures that undergo alterations, unless *technically infeasible*. Where compliance with the requirements for accessible routes, entrances and toilet rooms would threaten or destroy the historic significance of the building or *facility*, as determined by the *code official* and historic preservation officer or designee, the alternative requirements of Sections 1204.1.1 through 1204.1.4 for that element shall be permitted.~~

Amend Section 1205.6 Means of egress to read as follows:

**12045.6 Means of egress and emergency escape and rescue.** Existing window and door openings and corridor and stairway widths less than those that would be acceptable for non-historic buildings under these provisions shall be approved, provided that, in the opinion of the *code official*, there is sufficient width and height for a person to pass through the opening or traverse the exit and that the capacity of the exit system is adequate for the occupant load, or where the other operational controls to limit occupancy are approved by the *code official*.

Amend Section 1205.14 Natural light to read as follows:

**1205.14 Natural light.** When it is determined by the *code official* and the historic preservation officer or designee that compliance with the natural light requirement of Section 10104.1 will lead to loss of historic character or historic materials in the building, the existing level of natural lighting shall be considered acceptable.