

Code Summary Requirements-State of Oregon Building Code

To approve your construction plans; the following procedure is to be used to show your proposed building meets the requirements of the state building code ([2022 Oregon Structural Specialty Code](#)). The plans must “**show in detail that it will conform with the provisions of this code and all relevant laws, ordinances, rules and regulations**”.

1. Classify the building:

- A. **OCCUPANCY CLASSIFICATION:** Compute the floor area and the occupant load of the building or portion thereof. See Section 1002 and 1004 and Table. 1004.1.2. Determine the occupancy group which the use of the building or portion therefore most nearly resembles. See Section 301 through 312. See Section 302 for buildings with mixed occupancies.
- B. **TYPE OF CONSTRUCTION:** Determine the type of construction of the building by the building materials used and the fire resistance of the parts of the buildings. See Chapter 6.
- C. **LOCATION ON PROPERTY:** Determine the location of the building on the site and the clearances to property lines and other buildings from the plot plan. See Table 602 for fire resistance of exterior walls and wall opening requirements based on proximity to property lines. See Section 704.
- D. **ALLOWABLE FLOOR AREA:** Determine the allowable floor area of the building. See Table 503 for basic allowable floor area based on occupancy group and type of construction. See Section 506 for allowable increases based on location on property and installation of an approved automatic fire sprinkler system. See Section 506.4 for allowable floor area of multistory buildings.

Where yards are used for allowable area increases, designate the minimum required width on the site plan A YARD is defined as an open space, unobstructed from ground to sky on the lot on which a building is situated. Public streets may be considered yards with some restrictions.

- E. **HEIGHT AND NUMBER OF STORIES:** Compute the height of the building, Section 502, and determine the number of stories, Section 502. See Table 503 for maximum height and number of stories permitted based on occupancy group and type of construction. See section 504 for allowable story increase based on installation of an approved sprinkler system.

2. Show the building conforms with the occupancy requirements in Section 303 through 312.

3. Show the building conforms with the type of construction requirements in Chapter 6.

4. Show the building conforms with the exiting requirements in Chapter 10.

5. As used, show the building conforms with other detailed code regulations in Chapter 4 (Special Use and Occupancy), 7 through 11 (Fire resistive Materials and Construction, Interior finishes, Fire Protection Systems, Exiting and Accessibility), 14 (Exterior Wall Coverings), 15 (Roofs and Roof Structures), 24 through 26 (Finishing), and 30 through 33 (Special Requirements), and the Appendix.

6. Show the building conforms with structural engineering regulations and requirements for materials of construction. See Chapters 16 through 23. Provide a copy of the design calculations for review.

Note: Chapter 11 (Accessibility) and Chapter 13 (Energy Conservation) are completely amended by the State of Oregon. Submit documentation showing compliance with the energy conservation requirements. See Section 1301.