

Article 7: Plumbing Regulations

(Added 12-9-1997 by O-18451 N.S.)

*(Retitled from "Plumbing and Mechanical Regulations" to
"Plumbing Regulations" and amended 4-8-2008 by O-19730 N.S.)*

**Division 1: Adoption and Applicability of the
Plumbing Regulations**

(Added 12-9-1997 by O-18451 N.S.)

*(Retitled from "Adoption and Applicability of the Plumbing and Mechanical
Regulations" to "Adoption and Applicability of the Plumbing Regulations"
and amended 4-8-2008 by O-19730 N.S.)*

§147.0101 Purpose of the Plumbing Regulations

The purpose of these regulations is to reduce hazards to life and property from the use of plumbing systems and appliances.

Consistent with the above safeguards, it is intended and encouraged that these systems and appliances, together with their installation, quality, materials, maintenance, repair, assembly, and manufacture, provide a high degree of comfort, convenience, and service to the users and at the same time reduce the cost of housing for the people of the City of San Diego.

*(“Purpose of the Plumbing and Mechanical Regulations” added 12-9-1997 by
O-18451 N.S.; effective 1-1-2000.)*

*(Retitled to “Purpose of the Plumbing Regulations” and amended 4-8-2008 by
O-19730 N.S; effective 5-8-2008.)*

§147.0102 When the Plumbing Regulations Apply

- (a) The requirements of this article apply to all privately owned plumbing installations except installations in hospital buildings as defined in California Health and Safety Code Section 129725.
- (b) Administration and enforcement of the Plumbing Regulations are regulated by the applicable provisions of Chapters 11 and 12.

(Amended 9-24-2002 by O-19105 N.S.)

*(Retitled from “When the Plumbing and Mechanical Regulations Apply” to “When
the Plumbing Regulations Apply” and amended 4-8-2008 by O-19730 N.S; effective
5-8-2008.)*

§147.0103 Adoption of the California Plumbing Code

- (a) Except as provided in Sections 147.0104 through 147.0108, the 2022 California Plumbing Code, published by the California Building Standards Commission (BSC), and as amended by the California Department of Housing and Community Development (HCD); the Division of the State Architect-Access Compliance (DSA/AC); the California Department of Health Care Access and Information (OSHPD3); and the State Fire Marshal (SFM); a copy of which is on file in the office of the City Clerk as Document OO-21181-3, is adopted by reference.
- (b) When reference is made to the California Plumbing Code, it shall be the 2022 California Plumbing Code, California Code of Regulations Title 24, Part 5 as published by the California Building Standards Commission.
- (c) The Building Official is authorized to enforce only those amendments made by the following state agencies:
 - (1) The Department of Housing and Community Development (HCD 1, HCD 1/AC).
 - (2) Division of the State Architect, Access Compliance (DSA/AC).
 - (3) Office of the State Fire Marshal (SFM).
 - (4) California Department of Health Care Access and Information (OSHPD3).
 - (5) California Energy Commission (CEC).
 - (6) Department of Water Resources (DWR).

(Retitled from "Adoption of the 1998 California Plumbing Code" to "Adoption of the 2001 California Plumbing Code" and amended 9-24-2002 by O-19105 N.S.)

(Retitled to "Adoption of the 2007 California Plumbing Code" and amended 4-8-2008 by O-19730 N.S; effective 5-8-2008.)

(Retitled to "Adoption of the 2010 California Plumbing Code" and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to "Adoption of the California Plumbing Code" and amended 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

(Amended 1-18-2018 by O-20897 N.S.; effective 2-17-2018.)

(Amended 4-9-2020 by O-21181 N.S.; effective 5-9-2020.)

(Amended 5-8-2023 by O-21642 N.S.; effective 6-7-2023.)

§147.0104 Modifications to the California Plumbing Code Adopted by the City of San Diego

The following Sections of the 2022 California Plumbing Code are modified by the City of San Diego:

- (a) Chapter 4, Plumbing Fixtures and Fittings, Section 422.2.1 Single User Toilet Facility Identification.
- (b) Chapter 11, Storm Drainage, Section 1101.2. Where Required, Section 1101.6.1 Discharge.

(“Modifications to the 2007 California Plumbing Code Adopted by the City of San Diego” added 4-8-2008 by O-19730 N.S.; effective 5-8-2008.)

(Retitled to “Modifications to the 2010 California Plumbing Code Adopted by the City of San Diego” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Modifications to the California Plumbing Code Adopted by the City of San Diego” and amended 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

(Amended 1-18-2018 by O-20897 N.S.; effective 2-17-2018.)

(Amended 4-9-2020 by O-21181 N.S.; effective 5-9-2020.)

(Amended 5-8-2023 by O-21642 N.S.; effective 6-7-2023.)

§147.0105 Additions to the California Plumbing Code Adopted by the City of San Diego

The following Sections or Subsections of the 2022 California Plumbing Code are added by the City of San Diego:

- (a) Chapter 6, 609.3.1 Exception, Installation of Piping “Under Concrete Slab.”
- (b) Chapter 12, Section 1208.8.2.1 Gas Pressure Regulators, Location.

(“Additions to the 2007 California Plumbing Code Adopted by the City of San Diego” added 4-8-2008 by O-19730 N.S.; effective 5-8-2008.)

(Retitled to “Additions to the 2010 California Plumbing Code Adopted by the City of San Diego” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Additions to the California Plumbing Code Adopted by the City of San Diego” and amended 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

(Amended 1-18-2018 by O-20897 N.S.; effective 2-17-2018.)

(Amended 4-9-2020 by O-21181 N.S.; effective 5-9-2020.)

(Amended 5-8-2023 by O-21642 N.S.; effective 6-7-2023.)

§147.0106 Adoption of Appendices to California Plumbing Code

The following Appendix Chapters of the 2022 California Plumbing Code not adopted by a State agency as identified in Land Development Code Section 147.0103 and in the adoption matrices of the 2022 California Plumbing Code are not adopted by the City of San Diego:

- (1) Appendix B - Explanatory Notes On Combination Waste And Vent Systems
- (2) Appendix C – Alternate Plumbing Systems
- (3) Appendix E – Manufactured/Mobilehome Parks and Recreational Vehicle Parks
- (4) Appendix F – Fire Fighter Breathing Air Replenishment Systems
- (5) Appendix G – Sizing of Venting Systems
- (6) Appendix K – Potable Rainwater Catchment Systems
- (7) Appendix L – Sustainable Practices
- (8) Appendix M – Peak Water Demand Calculator

(“Adoption of Appendices to 2007 California Plumbing Code” added 4-8-2008 by O-19730 N.S.; effective 5-8-2008.)

(Retitled to “Adoption of Appendices to 2010 California Plumbing Code” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Adoption of Appendices to California Plumbing Code” and amended 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

(Amended 1-18-2018 by O-20897 N.S.; effective 2-17-2018.)

(Amended 4-9-2020 by O-21181 N.S.; effective 5-9-2020.)

(Amended 5-8-2023 by O-21642 N.S.; effective 6-7-2023.)

§147.0107 Portions of the California Plumbing Code Not Adopted

The following portions of the 2022 California Plumbing Code are not adopted:

- (a) Chapter 1 - Division II, Administration.
- (b) Chapter 6 – Water Supply and Distribution, Section 609.3 subsection (1) and (2).

(Renumbered from previous Section 147.0104, retitled from “Portions of the 2001 California Plumbing Code Not Adopted” to “Portions of the 2007 California Plumbing Code Not Adopted” and amended 4-8-2008 by O-19730 N.S.; effective 5-8-2008.)

(Retitled to “Portions of the 2010 California Plumbing Code Not Adopted” and amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)

(Retitled to “Portions of the California Plumbing Code Not Adopted” and amended 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)

(Amended 1-18-2018 by O-20897 N.S.; effective 2-17-2018.)

(Amended 5-8-2023 by O-21642 N.S.; effective 6-7-2023.)

§147.0108 Plumbing Regulations in Existing Buildings

- (a) Plumbing systems that are a part of a building or structure undergoing a change in use or occupancy, as defined in the California Building Code, shall comply with the requirements of the California Plumbing Code applicable to the new use or occupancy.
- (b) Plumbing systems that are a part of a building or structure that is to be relocated shall not be required to comply with the requirements of the California Plumbing Code applicable to new buildings if the existing plumbing systems are completely tested as is prescribed in the California Plumbing Code for new plumbing systems. Alterations to such plumbing systems shall comply with the requirements for new plumbing systems.

(“Plumbing Regulations in Existing Buildings” added 4-6-2016 by O-20624 N.S.; effective 5-6-2016.)