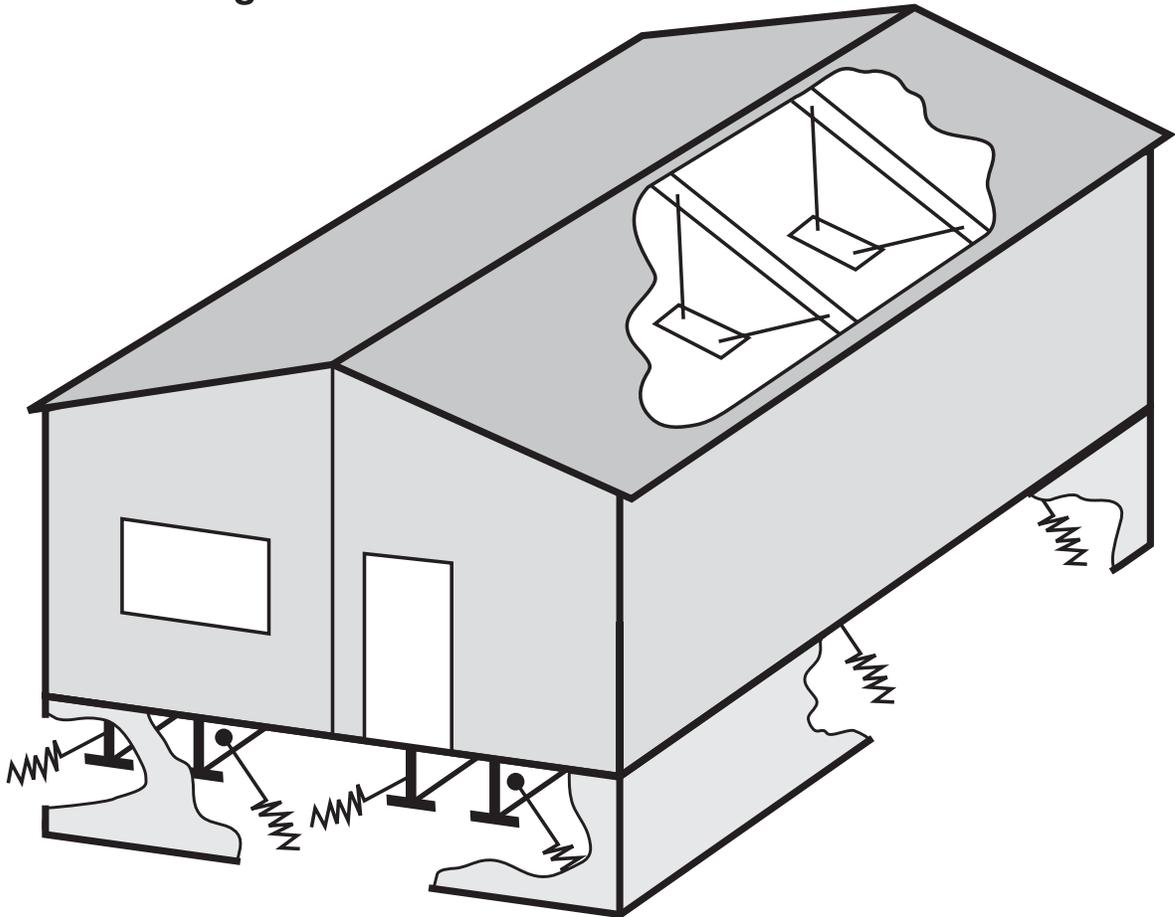


SB1469

**Anchoring and Bracing of
California Department of Housing
and Community Development
“HCD” School Buildings**



Self-Certification Form
Identification Guide
Extra Reporting Forms
Light Fixture Bracing Details



Subject: Implementation of SB 1469

On September 27, 2000, SB 1469 became law as an urgency statute that goes into effect immediately. This legislation requires that all Department of Housing and Community Development (HCD) approved relocatable buildings currently in use for school purposes be retrofitted according to certain prescribed requirements. **We urge you to take immediate action to retrofit these buildings and comply with the law.** This letter specifies the actions that school districts which own or lease HCD relocatable buildings need to take as soon as possible:

Actions Required:

- Before February 28, 2001, fill out the attached reporting form and send it to the Division of the State Architect (DSA) at the address indicated below. DSA needs this information to establish a database of all of the HCD relocatable buildings on school campuses.
- Retrofit your HCD buildings as soon as possible, but no later than August 31, 2002.
- Before September 15, 2002, send the certification form provided in the enclosed pamphlet to DSA at the address listed below. The pamphlet also has photographs to assist you in the identifying HCD buildings and accurately filling out the forms.

Please send both the completed reporting form and the completed certification form as soon as possible, but no later than the dates indicated above, to:

Division of the State Architect
1130 K Street, Suite 101
Sacramento, CA 95814
Attention: Elizabeth Randolph

Each school district is responsible for assuring the safety and accessibility of schools that house public school children. SB 1469 requires DSA to enforce the provisions of this statute, the State takes this responsibility very seriously.

HCD school buildings on school campuses that have not been retrofitted are currently out of compliance. Once retrofitted, they can continue in use until September 30, 2007. You are urged to contact legal counsel regarding liabilities associated with educational use of non-complying buildings.

All HCD school buildings, in accordance with SB 1469, will need to be re-inspected for structural integrity by December 31, 2002. DSA will be developing procedures for the re-inspection and will be contacting all school districts to ensure compliance with the requirements in the legislation. **Again, I want to emphasize the importance of complying with the legislative requirements as soon as possible.**

Additional information is available on the DSA website at <http://dgs.ca.gov/dsa>. The website displays examples of typical HCD and DSA relocatable buildings to help in your identification of the HCD buildings. If you have any questions, please contact Elizabeth Randolph at (916) 324-5591, or email Elizabeth at elizabeth.randolph@dgs.ca.gov.

Sincerely,

STEVE CASTELLANOS, FAIA
State Architect



Certification to be completed by the school district representative and design professional certifying the compliance of the California Department of Housing and Community Development (HCD) buildings on the specified campus.

Completion and submission of this form signifies that the HCD buildings indicated and the associated sitework are in conformance with California Education Code Section 17292. Certified compliant HCD buildings may be utilized as classrooms until September 30, 2007.

School Campus _____

Address _____ City _____ CA Zip _____

List total number of HCD buildings on this campus being certified by this form: _____

School District _____

Address _____ City _____ CA Zip _____

Name of School District Contact _____ Phone () _____ E-mail _____

Name of Certifying Design Professional _____ Registration or License Number _____

Firm Name _____ Phone () _____ E-mail _____

Address _____ City _____ CA Zip _____

HCD Building/Foundation Certification Requirements

Each HCD building in use meets the following criteria:

- Has been designed and constructed to the 1976 or later edition of the Uniform Building Code (UBC) and was built after December 19, 1979.
- Is not more than 2,160 square feet in floor area.
- Bears a "commercial coach" insignia of approval from the California Department of Housing and Community Development (HCD).
- Is in good structural condition.
- Has its overhead nonstructural elements secured pursuant to Division of the State Architect (DSA) standards.
- Has been placed on a foundation plan approved by a California-registered engineer which meets California Building Code (Title 24) standards, or has been placed on a Division of the State Architect (DSA) approved foundation plan.

Access Compliance Certification Requirements

The HCD building(s) indicated above substantially comply with the access compliance requirements for existing buildings as shown in California Building Code (Title 24).

Fire & Life Safety Certification Requirements

- The HCD building(s) have been placed on site in compliance with California Building Code (Title 24), Chapter 5, Part 2, and fire apparatus access roads and gates are provided in accordance with Title 19 of the California Code of Regulations, Sections 3.05 and 3.16.
- Each HCD building is equipped with an evacuation fire alarm consisting of an approved manual pull-station and audible devices(s). HCD buildings less than twenty (20) feet apart have been provided with additional audible devices to ensure the fire alarm can be heard within any adjacent HCD buildings.
- Fire apparatus access roads and gates have been reviewed and accepted by the local fire authority.

Certification

I certify that I have read the above report and that all of the above statements are true:

Design Professional _____ Print Name _____ Date ____ - ____ - ____

I certify that the HCD building(s) indicated above were in use for classroom purposes on or before May 1, 2000, and that these buildings will be removed from service no later than September 30, 2007:

School District Representative _____ Print Name _____ Date ____ - ____ - ____

Important notes on completing this Self-Certification

Certifications must be received by September 15, 2002 to comply.

A processing fee of \$50.00 per campus must accompany this form.

Due to site visit costs, delinquent Certifications (received after 9-15-02) must be accompanied by a fee of \$450.00 per HCD building.

Certifications may also be completed on-line by going to www.dgs.ca.gov/dsa and clicking on "SB1469 Certification."

Send Certification to: SB1469 Certification
Division of the State Architect
1130 K Street, Suite 101
Sacramento, CA 95814

For answers to questions about this form or the SB1469 Self-Certification program, please contact Elizabeth Randolph at the Division of the State Architect: 916/324-5591

IDENTIFICATION: Department of Housing and Community Development (HCD) and many Division of the State Architect (DSA) relocatable school buildings look similar to those unfamiliar with the differences. The photos in this pamphlet are provided to assist you in identification of HCD buildings to ensure that the reporting of HCD buildings on each campus is accurate. The photos also show HCD buildings without foundation anchoring.

REPORTING: Each school district is required to provide DSA with the number of HCD buildings on each campus by February 28, 2001. School districts have three options for reporting: 1) mark the reporting forms sent with this pamphlet for each of the district's campuses as provided on the forms; 2) report by visiting the DSA website at <http://www.dgs.ca.gov/dsa> clicking on "SB1469 Certification" and follow the instructions for reporting, or 3) fill out the blank form provided in this pamphlet and mark the number of HCD buildings on each campus. If for any reason the reporting forms are missing or misrepresent the campuses for your school district please contact Elizabeth Randolph at (916) 324-5591 to receive replacement forms. Elizabeth can also be contacted by email at elizabeth.randolph@dgs.ca.gov. Please send all filled out forms to:

**Division of the State Architect
1130 K street, Suite 101
Sacramento, CA 95814
Attention: Elizabeth Randolph**

SELF-CERTIFICATION: All HCD buildings in use for school purposes must be retrofitted by August 31, 2002. School districts that have previously submitted their HCD building projects to DSA and received certification do not need to resubmit those projects. All school districts that have not submitted their HCD building projects are required to take immediate action to comply with the new law. The Certification of Compliance form provides a simplified process for compliance with the new law. Simply do the required retrofit work as indicated on the form, fill out the certification form, attach a warrant in the amount of \$50 made out to the Division of the State Architect and send to the Division of the State Architect, 1130 K Street, Suite 101, Sacramento, CA 95814. Please remember the design profession and the school district representative must sign the form. Upon receipt DSA will review the certification for completeness and will then issue a compliance letter. A fee of \$450.00 per HCD building must accompany delinquent Certifications (received after September 15, 2002).

INSPECTION FOR STRUCTURAL INTEGRITY: DSA will be inspecting all HCD buildings on school campuses for structural integrity before December 31, 2002. To enable DSA to complete the inspections by the due date, we need school districts to meet the dates indicated above for completion of the retrofits. DSA will contact all school districts that have HCD buildings and starting March 2002 will schedule these inspections. There will be a nominal charge to cover the cost of DSA inspection of these buildings.

Division of the State Architect

Reporting Form for Department of Housing and Community Development (HCD) Relocatable Buildings on School Campuses

Use this form if the school district specific forms have been separated from the pamphlet. You may also file your reports on-line at <http://www.dgs.ca.gov/dsa>

School District: _____
School District Address: _____ Phone #: _____
School District Contact Person: _____

Campus Name	Are there any HCD buildings on campus? (please check one)	If yes, how many (please write number in box)
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>
_____	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="text"/>

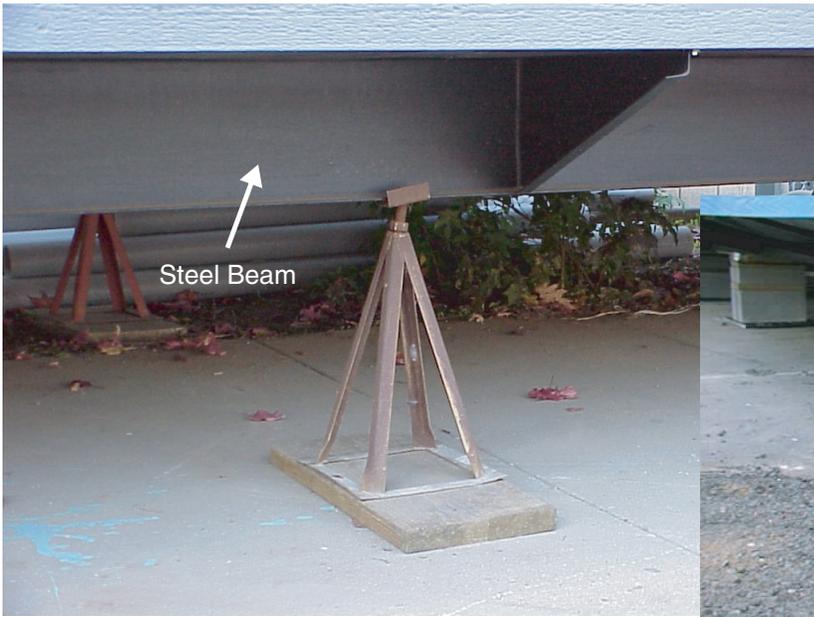
Reporting form for (HCD) Relocatable Buildings, on School Campuses, please return to:
Division of the State Architect 1130 K Street, Suite 101, Sacramento CA 95814 Attn: Elizabeth Randolph



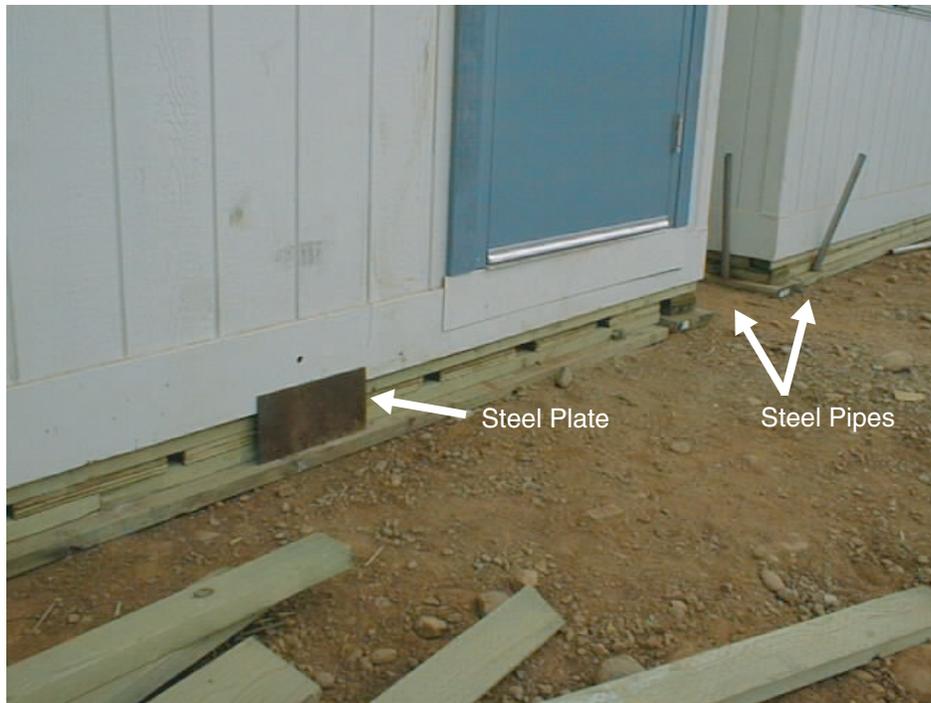
HCD Building: The floor level of HCD buildings is generally 30 to 36 inches above the ground level. HCD buildings generally will not have roof overhangs



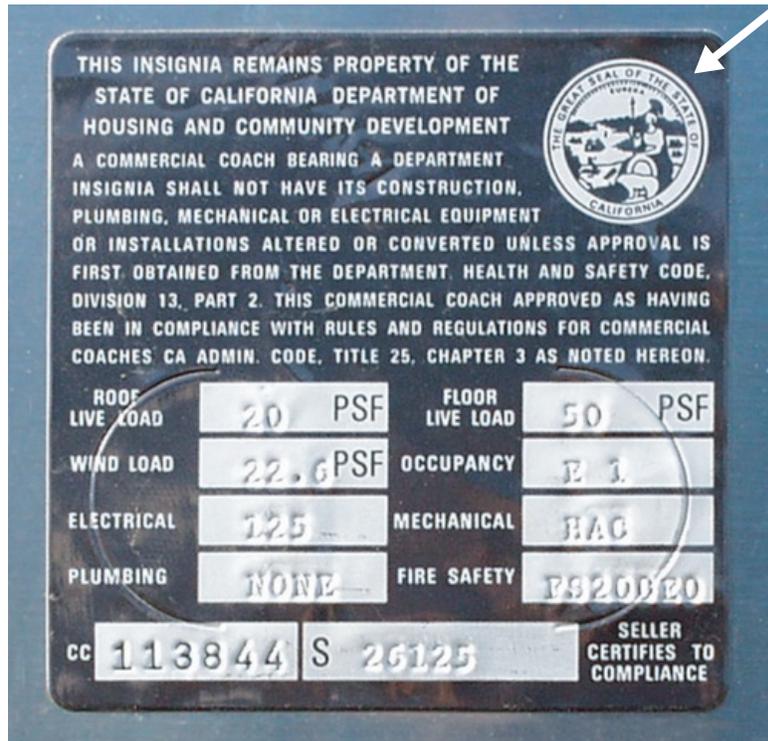
DSA Building: The floor levels of DSA buildings are generally 12 to 18 inches above the ground level. Sometimes the floor level is at the ground level. The roof overhang shown in this picture is typical.



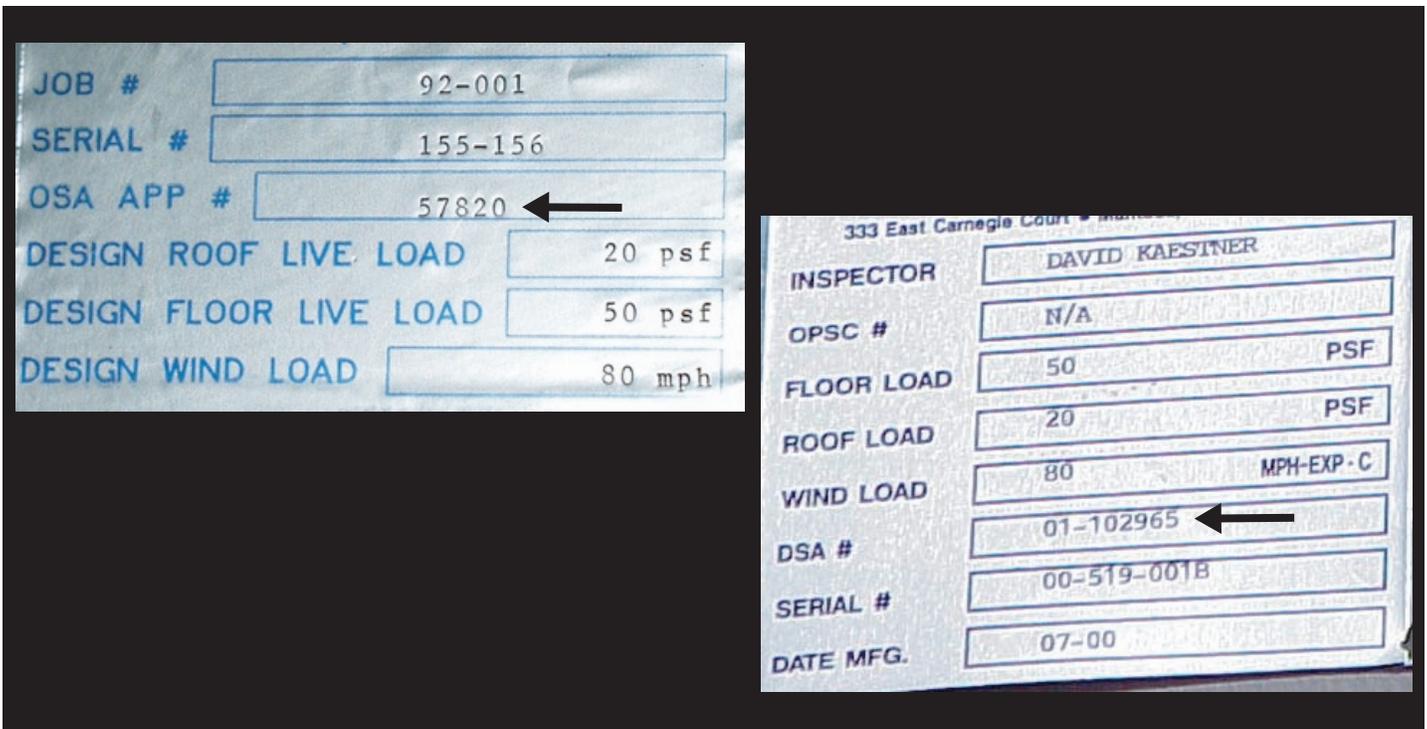
HCD Building: Two long steel beams run the length of each HCD Module. Before the building is anchored to the ground, the building is generally placed on jackstands or concrete masonry blocks.



DSA Building: Many DSA buildings are nailed or bolted to wood pads that are anchored to the ground using steel pipes. The steel plate you see in the photograph is used to anchor the building to the wood foundation.



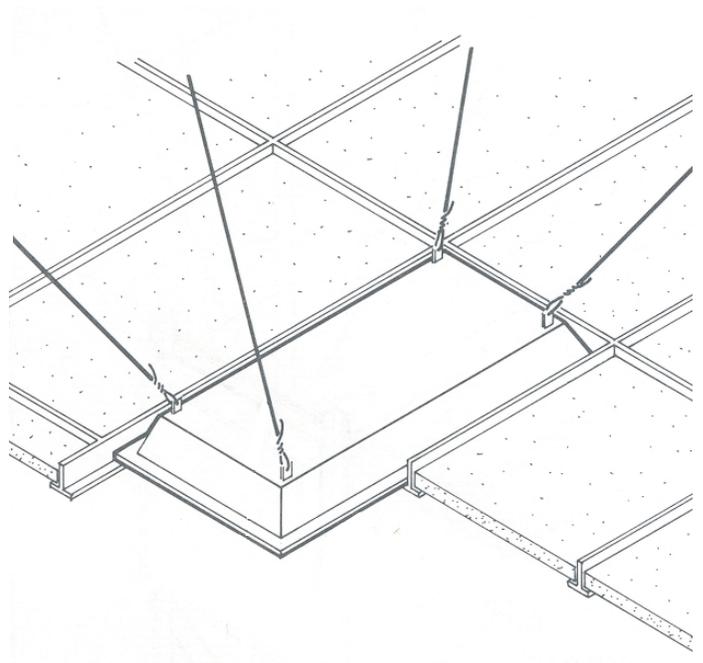
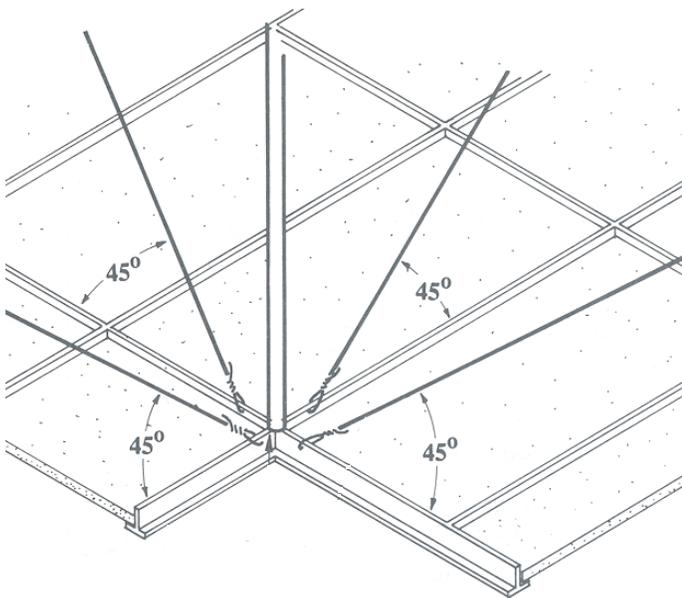
HCD Building: The identification tag at the rear of an HCD building will have a circular seal of the State of California on the Insignia of Approval seal as shown above.



DSA Building: The DSA building tag will have the DSA application number on the tag. Before 1998 the application number had 5 digits as shown on the tag on the left. More recent application numbers are as shown on the right hand example.



Bracing Non-structural Elements: Overhead non-structural elements must be braced to the roof structure above. Light fixtures must have at least 2 safety wires that attach directly to the roof joists.



Bracing Non-structural Elements: Light fixtures and suspended ceiling grid systems that do not have safety wires and diagonal bracing wires commonly fall even when subjected to relative moderate earthquakes. These details conform to DSA requirements for bracing ceiling systems and light fixtures.

SB 1469

SECTION 1. Section 17292 of the Education Code is amended to read:

17292. (a) Notwithstanding any provision of law, an owned or leased relocatable building that does not meet the requirements of Section 17280 may be used until September 30, 2007, as a school building, if all of the following conditions are met:

- (1) The relocatable building was manufactured and was in use for classroom purposes on or before May 1, 2000, and bears a commercial coach insignia of approval from the Department of Housing and Community Development.
- (2) The relocatable building is a single story structure with not more than 2,160 square feet of interior floor area when all sections are joined together.
- (3) The relocatable building was constructed after December 19, 1979, and bears a commercial coach insignia of approval from the Department of Housing and Community Development.
- (4) The bracing and anchoring of interior overhead nonstructural elements, such as light fixtures and heating and air-conditioning diffusers, and the foundation system complies with the applicable rules and regulations adopted pursuant to this article and published in Title 24 of the California Code of Regulations.
- (5) The building construction, including associated site construction, except for the relocatable building defined in paragraph (2), complies with the applicable rules and regulations adopted pursuant to this article, Sections 4450 to 4458, inclusive, of the Government Code, and Section 13143 of the Health and Safety Code and the administrative and building standards published in Title 19 and Title 24 of the California Code of Regulations.
- (6) The Department of General Services has issued a certification of compliance with the requirements of this article.

(b) The Department of General Services may assess fees to carry out the requirements of this section. Fees imposed pursuant to this subdivision shall be equal to the costs associated with making the certifications and inspections required by, and otherwise enforcing, this section and shall be deposited in the Public School Planning, Design, and Construction Review Revolving Fund.

(c) Any relocatable building that has received a certification of compliance from the Department of General Services pursuant to subdivision (a) shall be reinspected for structural integrity by the Division of the State Architect by December 31, 2002.

(d) For each relocatable building that was used as a school building pursuant to this section, the governing board of the school district shall adopt a resolution by October 30, 2007, certifying to the State Allocation Board that commencing September 30, 2007, the relocatable building is no longer being used as a school building.

SEC. 2. This act is an urgency statute necessary for the immediate preservation of the public peace, health, or safety within the meaning of Article IV of the Constitution and shall go into immediate effect. The facts constituting the necessity are:

Existing waivers of the requirements for the design, construction, reconstruction, alteration of, or addition to, school buildings that were granted by the State Allocation Board to authorize the use of relocatable classrooms meeting certain structural standards and other conditions expire on September 30, 2000. The loss of the ability to retain these buildings will force school districts to replace existing relocatable classrooms. The relocatable classrooms currently in use may continue to be used if retrofitted pursuant to provisions of this act. In order to provide school districts with adequate time to make the decisions necessary to either upgrade or replace these buildings, it is necessary that this act take effect immediately.

**Gray Davis
Governor
State of California**

**Aileen Adams
Secretary
State and Consumer Services Agency**

**Barry Keene
Director
Department of General Services**
