Codes and Design Requirements

**National Codes**
- 2015 International Building Code (IBC)
- 2015 International Existing Building Code (IEBC)
- 2015 International Residential Code (IRC)
- 2015 International Mechanical Code (IMC)
- 2015 International Fuel Gas Code (IFGC)
- 2015 International Fire Code (IFC)
- 2015 Uniform Plumbing Code (UPC)
- 2017 National Electric Code (NEC)
- 2009 Accessible & Usable Buildings & Facilities (ICC/ANSI A117.1)

**City of Redmond Design Requirements**
- Design Wind Speed: 110 mph - PER IBC Fig. 1609 A, risk category II
- Ground Snow Load: 15 psf (snow drift per ASCE 7-10)
- Rain on Snow Surcharge: 5 psf added to flat roofs per (ASCE 7-10; 7.10)
- Seismic Design Category: D (D2 Residential)
- Rainfall: 1”/hr (UPC Table D101.1)
- Frost Line Depth: 12”
- Soil Bearing Capacity: 1500 psf unless a Geotechnical report is provided (IBC Table 1806.2)

**Washington State Amendments**
- WAC 51-50 Washington State Building Code (IBC)
- WAC 51-51 Washington State Building Code (IRC)
- WAC 51-52 Washington State Mechanical Code (IMC)
- WAC 51-54A Washington State Fire Code (IFC)
- WAC 51-56 Washington State Plumbing Code & Standards (UPC)
- WAC 296-46B Electrical Safety Standards, Administration, and Installation

**Redmond Local Amendments and Regulations**
- Redmond Municipal Code Title 15 Buildings and Construction
  - Chapter 15.06 - Fire Code
  - Chapter 15.08 - Building Code
  - Chapter 15.10 - Property Maintenance Code - repealed by Ord. 2729
  - Chapter 15.12 - Electrical Code
  - Chapter 15.14 - Mechanical Code
  - Chapter 15.16 - Plumbing Code
  - Chapter 15.18 - Energy Code
  - Chapter 15.22 - Moving Buildings
  - Chapter 15.24 - Clearing, Grading, and Storm Water Management
- Redmond Zoning Code
- Redmond Fire Department Standards
- Redmond Public Works Standard Details