FILE NO. 011562 ORDINANCE NO.

[Structural Repair of Damaged Buildings.]

Ordinance amending Volume 2, Chapter 16, Section 1605.4.3 of the San Francisco Building Code to clarify that damaged buildings will not have to be brought up to 100 percent compliance with current seismic requirements when repaired.

Note: Additions are *single-underline italics Times New Roman*; deletions are ~~*strikethrough italics Times New Roman*~~. Board amendment additions are double underlined. Board amendment deletions are ~~strikethrough normal~~.

Be it ordained by the People of the City and County of San Francisco:

Section 1. The San Francisco Building Code is hereby amended by amending Volume 2, Section 1605.4.3, to read as follows:

Sec. 1605.4.3 Seismic forces. Buildings and structures shall comply with the applicable provisions of Sections 1626 through 1634, except that, when compliance with this section is required by:

1. Section 3403.2.2.1, Substantial change; or

2. Section 3403.2.2.2, Structural alterations; or

3. Section 3403.2.1.2, Horizontal additions; for those lateral force resisting elements which do not share lateral loads with the addition; or

4. Section 3405, Change in Use, which does not involve a change in the I or I_w factors of Table 16-K; or

5. Section 1630.1.1, New storage or warehouse live loads in more than 10 percent of the total floor area~~,~~*; or*

6. Section 3403.2.2.4, Repair – Repairs to buildings or structures which have sustained structural damage;

then structures and elements may be designed for seismic forces of not less than 75 percent of those given in Sections 1626 through 1634, and

1. Near field effects (N_a and N_v of Tables 16-S and 16-T) and the reliability/redundancy factor (P) need not exceed 1.0; and

2. The load factor resulting from the vertical component of the earthquake ground motion (E_v) may be 0; and

3. Fifty percent of Δ_m may be used to evaluate deformation compatibility of existing elements and existing exterior elements in accordance with Section 1633.2.4; new elements shall meet the full criteria of this code; and

4. The building separation limitations of Section 1633.2.11 do not apply; and

5. The maximum allowable height to length ratio for shear resisting construction with wood frame may be taken as 3.5; and

6. In wood frame buildings not more than 4 stories in height, R may be 5.5 regardless of the bracing system or materials used.

When upper floors are exempted from compliance by Section 3405, the lateral forces generated by their masses shall be included in the analysis and design of the lateral force resisting systems for the strengthened floor. Such forces may applied to the floor level immediately above the topmost strengthened floor and distributed in that floor in a manner consistent with the construction and layout of the exempted floor.

In lieu of meeting the specific requirements of this section, an alternative lateral analysis procedure complying with Section 1629.10.1 and incorporating inelastic behavior

may be submitted and approved in accordance with rules and regulations adopted by the Director pursuant to Section 104.2.1.

APPROVED AS TO FORM:
LOUISE H. RENNE, City Attorney

By: _____
JUDITH A. BOYAJIAN
Deputy City Attorney