

**California Department of Housing and Community Development**  
**State Housing Law**  
**Focus Group Meeting**  
**March 29, 2021**  
**California Residential Code (CRC) Discussion Points**

1. HCD proposes to adopt the 2021 International Residential Code except chapters 11-43.
2. Most existing California amendments being brought forward without modification.
3. Very few new amendments being proposed.
4. Concerns about balcony loads and the following tables:
  - Table R502.3.1(2) Floor Joist Spans for Common Lumber Species
  - Table R502.3.3(2) Cantilever Spans for Joists supporting Exterior Balcony
  - Table R507.5(1) Maximum Deck Beam Span
  - Table R507.6 Maximum Deck Joist Spans
  - Table R507.9.1.3(1) Deck Ledger Connection to Band Joist
5. **R502.3.3 Floor cantilevers.** Floor cantilever spans shall not exceed the nominal depth of the wood floor joist. Floor cantilevers constructed in accordance with {Table R502.3.3(1)} shall be permitted where supporting a light-frame bearing wall and roof only. Floor cantilevers supporting an exterior balcony are permitted to be constructed in accordance with {Table R502.3.3(2)}.
6. There are amendments for energy requirements that HCD will propose for repeal, but the Energy Commission will propose the same amendments. The requirement will stay the same even though it will show as a repeal in HCD's Express Terms. The following sections are affected:
  - R302.14 Combustible insulation clearance.
  - R408.3 Unvented crawl space.
  - R408.8 Under-floor vapor retarder.
  - R702.7 Vapor retarders.
  - R702.7.1 Class III vapor retarders. (2019 CRC)
  - R702.7.1 Spray foam plastic insulation for moisture control with Class II and III vapor retarders. (2022 CRC)
  - TABLE R702.7(1) VAPOR RETARDER MATERIALS AND CLASSES
  - TABLE R702.7(2) VAPOR RETARDER OPTIONS
  - TABLE R702.7(3) CLASS III VAPOR RETARDERS

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- TABLE R702.7(4) CONTINUOUS INSULATION WITH CLASS II VAPOR RETARDER
  - R703.7.3.1 Dry Climates.
  - R703.7.3.2 Moist or marine climates.
  - R806.2 Minimum vent area.
  - R806.5 Unvented attic and unvented enclosed rafter assemblies.
  - TABLE R806.5 INSULATION FOR CONDENSATION CONTROL
  - Appendix AS104.2 Purpose, and where required.
  - Appendix AS105.6.2 Vapor retarders.
  - Appendix AS105.6.3 Penetrations in exterior strawbale walls.
7. Fall Prevention regulations; regulations will be presented as a separate package.