

2021 Significant Code Changes for Multifamily

This summary includes changes to the International Building Code (IBC), International Energy Conservation Code (IECC), International Fire Code (IFC) and International Mechanical Code (IMC) and International Plumbing Code (IPC). No significant changes were identified for the International Existing Building Code (IEBC). This is not all the changes that were approved.

2021 IBC

- x Section 504.3 Height in Feet . Table 504.3 is revised to add allowable heights for three new types of mass timber construction: Type IV-A, IV-B and IV-C. Group R sprinklered buildings can be 270, 180 or 85 feet in height for the three new types, respectively.
- x Section 504.4 Number of Stories . Table 504.4 is revised to add allowable stories for three new types of mass timber construction: Type IV-A, IV-B and IV-C

2021 IECC

- x Table R402.1.2 Maximum Assembly U -Factors and Fenestration Requirements . Prescriptive wall, ceiling and slab edge insulation levels are increased as follows:
 - Wall insulation in Climate Zones 4 and 5 increased from R-20 in the cavity to R-20 in the cavity +R-5 continuous.
 - Slab edges in Climate Zone 3 are required to be insulated with a minimum R-10 at 2-foot depth.
 - The depth of the required R-10 slab edge insulation for Climate Zone 4 and 5 is increased from 2 feet to 4 feet minimum.
 - Attic insulation levels are increased in Climate Zones 2 and 3 from R-38 to R-49, and in Climate Zones 4-8 from R-49 to R-60.
- x R403.3.5 Duct Testing. Ducts located inside conditioned space are now required to be tested for air leakage. The maximum leakage threshold is set at 8.0 cfm per 100 square feet of conditioned floor area.
- x R404.1 Lighting Equipment. 100% of permanent lighting fixtures must have high efficacy lamps with efficiency of 70 lumens per watt (most LED, some CFL, most florescent tubes will comply).
- x R404.2 Interior Lighti ng Controls. With some exceptions such as in bathrooms and hallways, all permanent lighting fixtures must include dimmers or occupant sensor controls.
- x R405.2 Performance- Based Compliance. A backstop is added in the performance path requiring the building thermal envelope to achieve equal or greater levels of energy efficiency to the 2009 IECC.
- x Table R406.5 Maximum Energy Rating Index. ~~50-32 (a) TLE 3 (i) 6.38156005222 452.8813.8~~

- x C402.5.1.2 Air Barrier Compliance . Air-barrier testing for Group R and I occupancies are separated from the testing requirements for all other occupancies. New requirements are added for testing of non-residential buildings.
- x C402.5.2 Dwelling and Sleeping Unit Enclosure Testing . Air-barrier testing of dwelling units and sleeping units in all buildings 4 or more stories in height is now required.
- x C403.7.4 Energy Recovery Systems. Non -transient dwelling units are required to have outdoor energy recovery ventilation based on an enthalpy recovery ratio of not less than 50%.

2021 IFC

- x Section 903.3.1.2 [IBC [F] 903.3.1.2.3] NFPA 13R sprinkler systems. The maximum floor level of the highest story where NFPA 13R systems in Group R occupancies can be used is reduced from 60 ft above grade to 30 ft above the lowest level of fire department access.

2021 IMC

- x Section 401.2 Ventilation Required. Mechanical ventilation is now required for all multi-family dwelling units.