

Scope: The International Existing Building Code (IEBC) serves as a useful tool with outlined requirements for the renovation, addition, or change of occupancy for existing buildings rather than meeting all of the requirements for new construction (IBC). Extent of compliance depends on the level of area being modified, if a change of occupancy is occurring, and level of historical significance of a structure. Three compliance paths allow for options for compliance for the designer of a given project.

Significant Changes (including changes made in the 2021 version and the 2024 version, noted in parentheses on which year the change took effect):

The intent of the content below is not intended to capture each change to the text of the code for all items related to restructuring or moving content, updates to definitions/clarifications, or minor provisions with insignificant impact. More context can be provided upon request for any of the changes that have occurred in each of the code editions.

Chapter 1 Scope and Administration

- No significant changes.
- Increase in authority for building official determination of compliance (2024).

Chapter 2 Definitions

- No significant changes.

Chapter 3 Provisions for All Compliance Methods

- Alterations to I-2 Healthcare Occupancies are now required to comply with NFPA 99 (2021).
- Storm shelters are required to be installed in additions to schools (E occupancies) (2021).
- Increasing requirements for accessible housing units (2021).
- Smoke detection and carbon monoxide detection now required in I and R occupancies when an addition, alteration, or change of occupancy occurs (2021).
- New exterior wall coverings and envelopes will be required to comply with IBC (2021).
- No longer allowing combustible exterior wall coverings without sprinkler system (2024)

Chapter 4 Repairs

- No significant changes.

Chapter 5 Prescriptive Compliance Method

- Schools are required to comply with enhanced acoustics for additions over 20,000 cubic feet (2021).
- Special locking arrangements for school additions should comply with IBC (2021).

Chapter 6 Classification of Work

- No significant changes.

Chapter 7 Alterations—Level 1

- No significant changes.

Chapter 8 Alterations—Level 2

- Clarification given for systems alteration (mechanical, electrical, etc) so as to limit to extent of some work-area dependent provisions of the chapter (2021).
- Additional sprinkler requirements for I-2 (hospital) occupancies (2021).

Chapter 9 Alterations—Level 3

- Clarification on when sprinkler systems are required (2021).
- Additional requirements for Emergency Responder Radio Coverage (2024).

Chapter 10 Change of Occupancy

- Non-rated partitions are allowed to separate areas of change of occupancy and no change of occupancy.
- Additional options for emergency escape rescue openings (2021).
- Guidelines given for the criteria that allows for a sprinkler system to be removed (2024).

Chapter 11 Additions

- Increase in the Risk Category of the building after an addition now requires compliance with the Change of Occupancy requirements (2024).

Chapter 12 Historic Buildings

- No significant changes.

Chapter 13 Performance Compliance Methods

- No significant changes.

Chapter 14 Relocated or Moved Buildings

- No significant changes.

Chapter 15 Construction Safeguards

- Including requirements for owner's responsibility for the fire protection and life safety of existing buildings.

Chapter 16 Referenced Standards

- Updates to all referenced standards due to changes for each.