



CODE & DESIGN REQUIREMENTS

Updated
May 2023

Physical Address:

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Webpage & Application Submittal:

www.auburnwa.gov
MyBuildingPermit.com

Phone and Email:

Phone: (253) 931-3020
permitcenter@auburnwa.gov

NATIONAL CODES

2021 International Building Code (IBC)
2021 International Residential Code (IRC)
2021 International Mechanical Code (IMC)
2021 International Fuel Gas Code (IFGC)
2021 International Fire Code (IFC)
2021 National Fuel Gas Code (NFPA 54)
2021 Uniform Plumbing Code (UPC)
2017 Accessible & Usable Buildings & Facilities (ICC/ANSI A117.1)
2021 International Energy Conservation Code with WA State Amendments
2021 International Swimming Pool and Spa Code
2021 International Existing Building Code
2021 International Green Construction Code

WASHINGTON STATE AMENDMENTS

WAC 51-50 WA State Building Code (IBC)
WAC 51-51 WA State Building Code (IRC)
WAC 51-52 WA State Mechanical Code (IMC)
WAC 51-54A WA State Fire Code (IFC)
WAC 51-56 WA State Plumbing Code & Standards (UPC)
WAC 51-11C & 51-11R State Building Code adoption and amendment of the 2021 edition if the International Energy Conservation code, Commercial/Residential

AUBURN DESIGN REQUIREMENTS

Design Wind Speed

Risk Category II Buildings 110 mph – 3 second gust

Risk Categories I, II, & IV – see Risk Category Figures, Chapter 16 of the International Building Code

Ground Snow Load 25psf (snow drift per ASCE 7-16)

Rain on Snow Surcharge 5psf added to flat roofs per (ASCE7-16, Sect. 7.10)

Seismic Design Category D (D2 Residential)

Rainfall 1"/hr (UPC Table D101.1)

Frost Line Depth 12"

Soil Bearing Capacity 1,000 psf on the valley floor
1,500 psf on the hillside
Unless a Geotech Report is provided (IBC Table 1806.2)

AUBURN LOCAL AMENDMENTS & REGULATIONS

City of Auburn Municipal Code Title 15 Buildings and Construction

Chapter 15.07 – Construction Administrative Code

Chapter 15.08A – Building Code

Chapter 15.28 – Electrical Code

Chapter 15.36A – Fire Code

Chapter 15.68 Floodplain Development Management

Chapter 15.74 – Land Clearing, Filling & Grading

Title 18 Auburn Zoning Code

VRFA Fire Department Standards

Auburn Public Works Standard Details

Note: For Electrical, please consult WA State Department of Labor & Industries at 206-835-1000

Note: Proposed work on steep slopes requires a geotechnical report and may require additional design considerations