



Title 748: Oklahoma Uniform Building Code Commission Chapter 20 - Adopted Codes – Subchapter 8

Pending – Effective 9/14/2026

**International Existing Building Code® , 2024 Edition (IEBC® , 2024)
748:20-8-1 through 748:20-8-21**

These rules will go into effect on September 14, 2026 – until then, the 2018 adoption of the International Existing Building Code, as amended by the OUBCC is the statewide minimum code for commercial existing building construction.

NOTICES:

1. Section headers within this document marked "Revoked" do not revoke the current chapter in the 2024 Edition of the International Existing Building Code® (IEBC®, 2024), associated with this revocation language. This language simply means the rule modifications made in the OUBCC's previous adoption have been "revoked" and the language reverts to the published content of the currently adopted code without amendment.
2. Section headers within this document marked "Reserved" do not omit the corresponding chapter in the 2024 Edition of the International Existing Building Code® (IEBC®, 2024), associated with this reserved language. This language simply means no modifications were made to this Chapter in the adoption of the 2024 IEBC® and the Chapter stands, as published, as part of the statewide minimum code – the section heading is a space holder for possible future rulemaking modifications, if needed.
3. Through its rulemaking process, the OUBCC is adopting the first printing of the 2024 Edition of the International Existing Building Code® (IEBC®, 2024), effective September 14, 2026, as the permanent rule pursuant to Oklahoma law at OAC 748:20-8-1. Errata found and corrected by the ICC®, has not been reviewed or approved by any OUBCC technical committee, adopted by the OUBCC itself, or promulgated as a permanent rule by the OUBCC pursuant to Oklahoma law.
4. The rules of the Oklahoma Uniform Building Code Commission found on this website are **unofficial**. The official rules are published in The Oklahoma Administrative Code and The Oklahoma Register, as required by 75 O.S. § 250 et seq. To order an official copy of these rules, contact the Office of Administrative Rules at: (405) 521-4911

CHAPTER 20. ADOPTED CODES

SUBCHAPTER 8. IEBC® 2024

748:20-8-1. Adoption of the International Existing Building Code®, (2024 Edition (IEBC® 2024))

(a) The Oklahoma Uniform Building Code Commission (the "OUBCC") hereby adopts the International Existing Building Code®, 2024 Edition (IEBC® 2024), first printing (August 2023) as amended and modified in this subchapter as the statewide minimum code for commercial existing building construction in the State of Oklahoma pursuant to 59 O.S. 1000.23.

(b) The OUBCC through formal action expressly chose to adopt the IEBC® 2024 as amended and modified in this subchapter, as the statewide minimum code for commercial existing building construction in the State of Oklahoma. In like manner, the OUBCC through formal action expressly chose not to adopt the International Existing Building Code® 2021 Edition (IEBC®, 2021) for any purpose.

(c) Errata published by the ICC for the IEBC® 2024 has not been reviewed or incorporated into the rules.

(d) This material contains information which is proprietary to and copyrighted by the International Code Council, Inc. The acronym "ICC" and the ICC logo are trademarks and service marks of ICC. ALL RIGHTS RESERVED.

748:20-8-2. Effect of Adoption

The IEBC® 2024 as amended and revised by these rules, is hereby established and adopted as the statewide minimum code for commercial existing building construction in Oklahoma pursuant to 59 O.S. § 1000.23, and may only be amended or altered by other jurisdictions pursuant to Oklahoma law and the administrative rules of the OUBCC as set forth in Title 748, Chapter 15 of the Oklahoma Administrative Code.

748:20-8-3. IEBC® 2024 Appendices

(a) None of the appendices of the IEBC® 2024 have been adopted by the OUBCC for inclusion in the statewide minimum code for commercial existing building construction in the State of Oklahoma.

(b) Appendices A through E and Resource A are not adopted as the statewide minimum code for commercial existing building construction within the State of Oklahoma. However, other jurisdictions within the State of Oklahoma may adopt any or all of said appendices and Resource A in accordance with 59 O.S. § 1000.29.

748:20-8-4. IEBC® 2024 Provisions Adopted and Modified

(a) All chapters and provisions within chapters, including exceptions, of the IEBC® 2024 not specifically addressed within these rules as being modified, deleted, moved or removed are hereby adopted without modification as the statewide minimum code for commercial existing building construction within the State of Oklahoma pursuant to 59 O.S. § 1000.23. Chapters and provisions within chapters, including exceptions adopted with modifications are specifically addressed in these rules.

(b) To the extent any references in the IEBC® 2024 as amended and modified in this sub-chapter are made to any other code or standard, the particular edition for that reference is defined in the referenced standards found in the IEBC® 2024 as amended and modified in this sub-chapter and in Chapter 16 entitled "Referenced Standards."

748:20-8-5. Participation in Federal Programs and/or Federally Funded or Financed Projects

In order to maximize federal financial aid, assistance, participation, financing and/or funding in any public project(s) and/or federal financial aid, participation, funding for and participation in any federal program(s) by the State of Oklahoma, its agencies, public trusts and instrumentalities, or by any Oklahoma municipalities and other political subdivisions, that receive financial aid, assistance, participation, financing and/or funding for and participate in any federal program(s), the State of Oklahoma, its agencies and instrumentalities, and any Oklahoma municipalities and other political subdivisions, may cooperate with the United States Government and any agency or instrumentality thereof, in the manner authorized and provided by federal law and regulation and in doing so may perform all necessary functions and take all necessary actions for accomplishing such federal purposes and programs, including but not limited to, following and/or complying with federal laws, regulations and/or requirements arising from or related to federal financial aid, assistance, participation, financing and/or funding, in the construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy,

location, improvement, expansion, operation, maintenance, removal, and demolition of buildings and structures or any appurtenances attached to such buildings or structures, notwithstanding any provisions of any and all uniform building codes and standards adopted by the OUBCC to the contrary.

748:20-8-6. IEBC® 2024 Chapter 1 Scope and Administration

Chapter 1 of the Oklahoma adopted IEBC® 2024, includes the following Preamble at the very beginning of the chapter:

(1) Pursuant to 59 O.S. § 1000.23, the OUBCC has adopted the IEBC® 2024 as amended and revised by the OUBCC, as the statewide minimum code to be used by all entities for commercial existing building construction in jurisdictions throughout the State of Oklahoma. However, the OUBCC's adoption of Chapter 1 "Scope and Administration" of the IEBC® 2018 2024 is for continuity purposes and the OUBCC's adoption of Chapter 1 recognizes the methods of best practice in fully implementing the statewide minimum code for commercial existing building construction.

(2) All provisions of the adopted IEBC® 2018 2024 including Chapter 1, as amended and revised by the OUBCC are hereby established and adopted as the statewide minimum code for commercial existing building construction in Oklahoma pursuant to 59 O.S. § 1000.23, which may only be amended or altered pursuant to Oklahoma law and the administrative rules of the OUBCC as set forth in Title 748, Chapter 15 of the Oklahoma Administrative Code. However, the provisions of Chapter 1 adopted herein are only intended to be in force and effect to the extent that the respective provisions do not conflict with State law or the lawful exercise of code administration and enforcement jurisdiction by entities empowered to do so pursuant to applicable law.

(3) Section 105.1.1 Annual permit. This section has been modified to clarify an annual permit is a yearly permit which represents a group of individual permits for each alteration to an already approved electrical, gas, mechanical or plumbing installation. This section shall read: 105.1.1 Annual permit. An annual permit is a yearly permit which represents a group of individual permits for each alteration to an already approved electrical, gas, mechanical or plumbing installation. The building official is authorized to issue an annual permit upon application therefor to any person, firm or corporation regularly employing one or more qualified tradespersons in the building, structure or on the premises owned or operated by the applicant for the permit.

(4) Section 105.1.2 Annual permit records. This section has been modified to require the building official to collect the OUBCC permit fee for each individual permit that is part of the annual permit at the completion of the annual permit term. This section has been modified to read: 105.1.2 Annual permit records. The person to whom an annual permit is issued shall keep a detailed record of alterations made under such annual permit. The building official shall have access to such detailed records of alterations at all times. At the completion of the entity's annual permit term, the applicant shall file such detailed records of alterations with the building official. Pursuant to the authority of 59 O.S. § 1000.25, the building official shall collect fees for each individual permit which is part of the annual permit once the detailed records are submitted and remit such fees to the OUBCC.

(5) The OUBCC's adoption of Chapter 1 in this manner is made with the recognition that the legal authority granting state and local code administration and enforcement jurisdictions the power and discretion to administer and enforce codes arises from Oklahoma laws governing those jurisdictions. Furthermore, the OUBCC also recognizes that many state and local code administration and enforcement jurisdictions have already created, or have the lawful authority to create, departments, offices and administrative policies pursuant to various applicable laws and other adopted model codes with "Scope and Administration" provisions similar to Chapter 1 of the adopted IEBC® 2024.

(6) This limited adoption of Chapter 1 is made in recognition of the authority and discretion possessed by jurisdictions to administer and enforce building codes. Exercising such authority and jurisdiction in a manner inconsistent with Chapter 1 must be supported by Oklahoma law. Code administration and enforcement jurisdictions shall not use the OUBCC's limited adoption of Chapter 1 to circumvent the remainder of the requirements established by the Oklahoma adopted IEBC® 2024 and the OUBCC will strongly oppose any such practice.

748:20-8-7. Reserved

748:20-8-8. IEBC® 2024 Chapter 3 Provisions for all Compliance Methods

Chapter 3 of the Oklahoma adopted IEBC® 2024 is adopted with the following modifications:

(1) Section 303.2 Addition to a Group E occupancy. This section has been modified to remove the language related to the shelter design wind speed and to change the occupant load from 50 to 200. This section has been modified to read: Where an addition is added to an existing Group E occupancy and the occupant load in the addition is 200 or more in accordance with IBC® Table 1004.5, the addition shall have a storm shelter constructed in accordance with ICC 500. Exceptions:

(A) Exception 1. Group E day care facilities.

(B) Exception 2. Group E occupancies accessory to places of religious worship.

(C) Exception 3. Additions meeting the requirements for shelter design in ICC 500.

(2) Section 303.2.1 Design occupant capacity. This section has been modified to change the section heading from "Design occupant capacity" to "Occupant capacity" and clarify the occupant capacity shall be based on the number of currently enrolled students and staff in the building on a regular basis and requires the information to be provided on district or school letterhead signed by the Owner or Owner's authorized agent. The exceptions to the section were modified by clarifying in the first exception that when the addition is not of sufficient size, the required storm shelter shall be designed to house all the students and staff in the new edition. The second exception was modified to allow the occupant capacity of the storm shelter to be reduced by any existing shelters; and adds a third exception to clarify a storm shelter is not required for temporary facilities when approved by the code official and the temporary facilities are part of a phased building project that includes a storm shelter. This section has been modified to read: 303.2.1 Occupant capacity. The required occupant capacity of the storm shelter shall be the total number of students and staff. The enrollment and staff numbers shall be submitted on district or school letterhead and be signed by the Owner or Owner's authorized agent. Exceptions:

(A) Exception 1. Where an addition is being added on an existing Group E building, and where the addition is not of sufficient size to accommodate the required occupant capacity of the storm shelter for the building, the storm shelter shall, at a minimum, accommodate the students and staff within the new addition.

(B) Exception 2. The required occupant capacity of the shelter shall be permitted to be reduced by the occupant capacity of any existing storm shelters.

(C) Exception 3. Where approved by the building official, temporary facilities shall be exempt from storm shelter requirements, when said temporary facilities are part of a phased project that includes a storm shelter.

(3) Section 303.4 Change of use or occupancy. This section has been added to clarify when any existing building or structure is undergoing a change of use group or occupancy to a Group E occupancy, storm shelters must be provided in compliance with Section 423 of the International Building Code® and provides an exception for buildings in which an E use exists in operation and in which the change of use or occupancy is performed in conjunction with not more than a level 2 alteration. This section has been added to read: 303.4 Change of use or occupancy. Any existing building or structure undergoing a change of use group or occupancy to a Group E occupancy shall be required to provide storm shelters in compliance with the provisions of Section 423 of the International Building Code®. Exception: Buildings in which an E use currently exists in operation and in which the change of use or occupancy is performed in conjunction with no more than a level 2 alteration.

(4) Section 306.7.12 Toilet rooms. This section has been modified to remove the wording "in the same area" and provide a 500-foot travel distance from existing toilet rooms to an accessible toilet room. This section has been modified to read: 306.7.12 Toilet rooms. Where it is technically infeasible to alter existing toilet rooms to be accessible, one accessible single-user toilet room or one accessible family or assisted-use toilet room constructed in accordance with Section 1110.2.1 of the International Building Code is permitted. The toilet room shall be located on the same floor as and within a 500-foot travel distance of the existing toilet room. At the inaccessible toilet rooms, directional signs indicating the location nearest such toilet room shall be provided. These directional signs shall include the International Symbol of Accessibility, and sign characters shall meet the visual character requirements in accordance with ICC A117.1.

(5) Section 306.7.13 Bathing rooms. This section has been modified to remove the wording "in the same area"

and provide a 500-foot travel distance from existing bathing rooms to an accessible bathing room. This section has been modified to read: 306.7.12 Bathing rooms. Where it is technically infeasible to alter existing bathing rooms to be accessible, one accessible single-user bathing room constructed in accordance with Section 1110.2.1 of the International Building Code® is permitted. The bathing room shall be located on the same floor as and within a 500-foot travel distance of the existing bathing room. At the inaccessible bathing rooms, directional signs indicating the location nearest such bathing room shall be provided. These directional signs shall include the International Symbol of Accessibility, and sign characters shall meet the visual character requirements in accordance with ICC A117.1®.

748:20-8-9. Reserved

748:20-8-10. IEBC® 2018 Chapter 5 Prescriptive Compliance Methods [REVOKED]

748:20-8-11. Reserved

748:20-8-12. Reserved

748:20-8-13. Reserved

748:20-8-14. IEBC® 2018 Chapter 9 Alterations, Level 3 [REVOKED]

748:20-8-15. IEBC® 2024 Chapter 10 Change of Occupancy

Chapter 10 of the Oklahoma adopted IEBC® 2024 is adopted with the following modification: Section 1011.7.1 Exterior wall rating for change of occupancy classification to a higher-hazard category. This section has been modified to add a second exception to the section when approved by the building official. This section has been modified to read: 1011.7.1 Exterior wall rating for change of occupancy classification to a higher-hazard category. Where a change of occupancy classification is made to a higher hazard category as shown in Table 1011.7, exterior walls shall have a fire resistance, exterior opening areas and opening protectives as required by the International Building Code®. Exceptions:

- (1) Exception 1. A 2-hour-fire-resistance rating shall be allowed where the building does not exceed three stories in height and is classified as one of the following groups: A-2 and A-3 with an occupant load of less than 300, B, F, M, or S.
- (2) Exception 2. Where approved by the building official, in multi-tenant buildings, only the portion of the exterior wall that is part of the tenant undergoing the change of occupancy must have the fire resistance and exterior opening protectives as required by the International Building Code®, given: The tenant undergoing the change of occupancy is fully encapsulated by fire barriers and horizontal assemblies, constructed in accordance with Section 707 and 711 of the International Building Code®, having the same fire resistance rating required for the exterior wall. In this condition a parapet is not required. Exceptions:
 - (A) Exception 2.1. If a parapet is not required by Section 705.12 of the International Building Code®, a fire resistance rated horizontal assembly is not required.
 - (B) Exception 2.2. Walls opposite of the fire resistance rated exterior wall do not need to be fire resistance rated.

748:20-8-16. IEBC® 2018 Chapter 11 Additions [REVOKED]

748:20-8-17. Reserved

748:20-8-18. Reserved

748:20-8-19. Reserved

748:20-8-20. IEBC® 2024 Chapter 15 Construction Safeguards

Chapter 15 of the Oklahoma adopted IEBC® 2024 is adopted with the following modifications:

(1) Section 1509.1 Where required. This section has been modified to change the height from 40 feet to 30 feet at which the standpipe needs to be installed for use during construction. This section has been modified to read: 1509.1 Where required. In buildings required to have standpipes by Section 905.3.1 of the International Building Code®, not less than one standpipe shall be provided for use during construction. Such standpipes shall be installed prior to construction exceeding 30 feet (9144 mm) in height above the lowest level of the fire department vehicle access. Such standpipes shall be provided with fire department hose connections at locations adjacent to stairways complying with Section 1508.1. As construction progresses, such standpipes shall be extended to within one floor of the highest point of construction secured decking or flooring.

(2) Section 1512.1 When required. This section has been modified to clarify in the exception, the fire code official has the ability to approve other alternatives for isolated buildings or a group of buildings in rural areas or small communities where the development full fire flow requirements is impractical. This section has been modified to read. 1512.1 When required. An approved water supply for fire protection, either temporary or permanent, shall be made available as soon as combustible building material arrives on the site, on commencement of vertical combustible construction and on installation of a standpipe system in buildings under construction, in accordance with Sections 1512.1 through 1512.5. Exception: The fire code official is authorized to reduce the fire flow requirements or allow other alternatives for isolated buildings or a group of buildings in rural areas or small communities where the development of full fire flow requirements is impractical.

(3) Section 1512.2. Combustible building materials. This section has been modified to add an exception for the fire code official to reduce the fire flow requirements or allow other alternative for isolated buildings or a group of buildings in rural areas or small communities where the development of full fire flow requirements is impractical. This section has been modified to read: 1512.2 Combustible building materials. When combustible building materials of the building under construction are delivered to a site, a minimum fire flow of 500 gallons per minute (1893 liters per minute) shall be provided. The fire hydrant used to provide this fire flow supply shall be within 500 feet (152 meters) of the combustible building materials as measured along an approved fire apparatus access lane. Where the configuration is such that one fire hydrant cannot be located within 500 feet (152 meters) of all combustible building materials, additional fire hydrants shall be required to provide coverage in accordance with this section. Exception: The fire code official is authorized to reduce the fire flow requirements or allow other alternative for isolated buildings or a group of buildings in rural areas or small communities where the development of full fire flow requirements is impractical.

748:20-8-21. IEBC® 2024 Chapter 16 Referenced Standards

Chapter 16 of the Oklahoma adopted IEBC® 2024 is adopted with the following modifications:

(1) The reference to the International Building Code® has been modified to include after the title the words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has been modified to read: IBC®-24 International Building Code® as adopted and modified by the State of Oklahoma through the OUBCC.

(2) The reference to the International Energy Conservation Code® has been modified to change the edition year to 2006. This section has been modified to read: IECC®-06 International Energy Conservation Code®.

(3) The reference to the International Fire Code® has been modified to include after the title the words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has been modified to read: IFC®-24 International Fire Code® as adopted and modified by the State of Oklahoma through the OUBCC.

(4) The reference to the International Fuel Gas Code® has been modified to include after the title the words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has been modified to read: IFGC®-24 International Fuel Gas Code® as adopted and modified by the State of Oklahoma through the OUBCC.

(5) The reference to the International Mechanical Code® has been modified to include after the title the words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has been modified to read: IMC®-24 International Mechanical Code® as adopted and modified by the State of Oklahoma through the OUBCC.

(6) The reference to the International Plumbing Code® has been modified to include after the title the words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has been modified to read: IPC®-24 International Plumbing Code® as adopted and modified by the State of Oklahoma through the OUBCC.

(7) The reference to the International Residential Code® has been modified to include after the title the words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has been modified to

read: IRC®-24 International Residential Code® as adopted and modified by the State of Oklahoma through the OUBCC.

(8) The referenced standard for NFPA® 70 National Electrical Code® has been modified to include after the title the words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has been modified to read: 70-23 National Electrical Code® as adopted and modified by the State of Oklahoma through the OUBCC.