



DIVISION OF HOUSING AND BUILDING
12650 DETROIT AVENUE • LAKEWOOD, OHIO 44107

MAIN (216) 529-6270
FAX (216) 529-5930

housing.building@lakewoodoh.net
www.onelakewood.com

ATTENTION CONTRACTORS & HOMEOWNERS EFFECTIVE JULY 1, 2019 SIGNIFICANT CHANGES TO THE RESIDENTIAL CODE OF OHIO

As of July 1st the 2019 Residential Code of Ohio will be replacing the current 2013 Residential Code of Ohio. Any plans submitted prior to July 1st 2019 will be reviewed based on the current code cycle. Below are a few examples of what some of the significant changes will be.

- [RCO 4031.4.4] The exemption of freestanding accessory structures such as garages 600 sq ft or less with 8' walls, or 400 sq ft or less with 10' walls built with light frame construction has been deleted. All accessory structures such as garages are required to have frost protected footings in accordance with sections of the RCO.
- [RCO 405.1] Footer tile, or the washed gravel shall be surrounded by an approved filter membrane.
- [RCO 502] Chapter 5 has been expanded to include deck framing with further illustration, span tables, footing methods, and post connections.
- [RCO 1105.1] Is now requiring documentation (New Construction) on air sealing details, duct sealing, equipment, systems, insulation materials and R values etc.
- [RCO 1108] Additions shall comply with the revisions of this code and comply to new construction standards.
- [RCO 1109] Alterations need not apply to the revisions of this code if the energy consumption of the building has not increased: 1) Storm windows installed over existing fenestration. 2) Existing ceiling, wall, or floor cavities exposed during the course of construction are filled with insulation. 3) Construction where the existing roof, wall, or floor cavity is not exposed. 4) Roof recover. 5) Roofs without insulation in the cavity where the sheathing or insulation is exposed during re-roofing shall be insulated above or below the sheathing.

This list is an example of the changes we can expect. You can also find the entire RCO 2019 here https://www.com.ohio.gov/documents/bbst_ResidentialCodeofOhioEffectiveJuly1,2019.pdf

If you have any questions please feel free to reach out to any one of us by phone or e mail. Again these code changes will be active **July 1st 2019**.

Thank You,
Christopher S. Parmelee
Residential Building Official