

Concise Explanatory Statement

Rhode Island Government Register

In accordance with the Administrative Procedures Act, R.I. Gen. Laws § 42-35-2.6, following is a concise explanatory statement:

AGENCY: Rhode Island Department of Business Regulation
DIVISION: Building Code Commission
RULE IDENTIFIER: 510-RICR-00-00-20
REGULATION TITLE: State Rehabilitation Building and Fire Code for Existing Structures
RULEMAKING ACTION: Full rulemaking
Amendment
COMMENT PERIOD: June 27, 2025 – July 27, 2025

A. Statement of Purpose of the Amendments

The Building Code Standards Committee (BCSC) is proposing amendments to Regulation 510-RICR-00-00-20, the State Rehabilitation Building and Fire Code for Existing Structures (Part 20). Concurrent with updating amendments to Parts 1-20 of the Rhode Island Building Code, BCSC is adopting as new Part 7 the International Code Council (ICC) International Existing Building Code (IEBC) which Part 7 will be cited as Regulation 510-RICR-00-00-7 and titled “Existing Building Code”. Part 7 will govern repairs, renovations, modifications, additions, etc. of 4+ family and commercial structures. This adoption of Part 7 will eliminate the need for duplicative building elements provisions in Part 20.

Additionally, the proposed regulation amendment includes edits for clarity and internal consistency of formatting and style.

Former §20.1 is reformatted as §§20.1 through 20.18, with:

- a. New §§ 20.4 and 20.5 amended to reflect the incorporation by reference of the Rhode Island Life Safety Code (RILSC), Chapter 43 titled Building Rehabilitation as adopted by the RI Fire Safety Code Board of Appeal and Review (FSCBAR) for the fire code element and the International Existing Building Code (IEBC) as adopted by the BCSC (Part 7, Regulation 510-RICR-00-00-7 – see box B1 above) for the building code element. New §§20.1 and 20.6 added to confirm the statutory authority and conflict resolution with respect to any inconsistency between Part 7 and the RILSC.
- b. New §§ 20.1 through 20.18 edited for formatting, consistency and clarity.

Former§20.2 through 20.12 are deleted since they are duplicative and no longer necessary with the adoption of Part 7, 510-RICR-00-00-7.

B. Summary of the Regulatory Analysis

This regulation applies to building owners of existing 4+ family/commercial structures undergoing rehabilitation, including but not limited to repairs, additions, changes of use, and renovations in Rhode Island.

These amendments include clarifying language relative to the fire code and building code requirements incorporating references to the RILSC and the IEBC, which streamlines and simplifies the regulation. This adoption provides needed flexibility for property owners seeking to renovate or alter existing buildings, thereby mitigating costs that may be associated with compliance with other code provisions.

C. Summary of Comments Not Resulting in Regulatory Language Changes

Below is a summary of other public comments received that did not result in changes to the text of the Regulation and a brief description of the Department's reasons for not making any such changes after due consideration.

1. *510-RICR-00-00-20* - Commentary was received suggesting the adoption without amendment of the most up-to-date version of the model codes.

The proposed amendments to the State Building Codes reflect a conscientious effort to ensure that the Rhode Island State Building Code is updated in accordance with national standards while taking into consideration that the model code may not capture the circumstances that exist for building in Rhode Island. Therefore, certain amendments to the model codes have been made.

Accordingly, the Department declines to make a change in response to this comment.