

**CHANGE TYPE:** Modification

**CHANGE SUMMARY:** Classification as a Group U occupancy is now appropriate for those communication equipment structures that are less than 1,500 square feet in floor area.

**2018 CODE: 312.1 General.** Buildings and structures of an accessory character and miscellaneous structures not classified in any specific occupancy shall be constructed, equipped and maintained to conform to the requirements of this code commensurate with the fire and life hazard incidental to their occupancy. Group U shall include, but not be limited to, the following:

Communication equipment structures with a gross floor area of less than 1,500 square feet (139 m<sup>2</sup>)

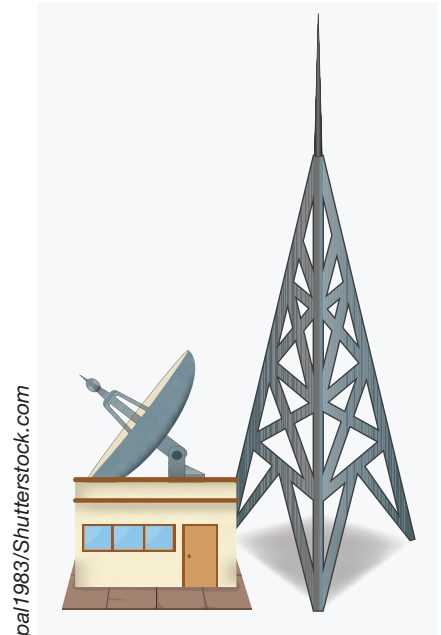
*(No changes to other listed items.)*

**CHANGE SIGNIFICANCE:** The classification of Group U is to be applied to those buildings and structures that pose a limited hazard. Such occupancies have no public occupancy and are generally regarded to be accessory or miscellaneous in nature. In those uses where occupancy does occur, the occupants are typically employees and their time spent in the building is limited. Examples of Group U occupancies include agricultural buildings, barns, livestock shelters, sheds, stables, fences, tanks, and towers. Communications equipment structures have traditionally met the conditions of a Group U occupancy, particularly those of limited size, but without clarification in the code they have often been classified as Group S or F as well. Classification as a Group U occupancy is now appropriate for those communication equipment structures that are less than 1,500 square feet in floor area.

The size limitation established for such equipment structures is unique to the Group U category as the other structures classified as Group U are only regulated for size based upon the provisions of Chapter 5 addressing allowable building area. The 1,500-square-foot limit should be inclusive of the typical equipment structures that are visited infrequently by only authorized and knowledgeable personnel.

## 312.1

### Classification of Communication Equipment Structures



Communications structures



This excerpt is taken from *Significant Changes to the International Building Code®*, 2018 Edition. Significant Changes publications take you directly to the most important changes that impact projects. Key changes are identified then followed by in-depth discussion of how the change affects real-world application. Photos, tables and illustrations are included to further clarify application. Available for the IBC, IRC, IFC and IPC/IMC/IFGC, the Significant Changes publications are very useful training and review tools for transitioning to a new code edition.