



2020 West El Camino Avenue, Suite 800  
Sacramento, CA 95833  
hcai.ca.gov



## **HOSPITAL BUILDING SAFETY BOARD Full Board Meeting**

**Thursday, August 17, 2023**  
10:00 a.m. – 4:00 p.m.

**Department of Health Care Access and Information**  
2020 W. El Camino Avenue, Suite 900  
Sacramento, CA 95833

### **Appointed Members Present**

Scott Jackson, Vice Chair  
Cody Bartley  
David Bliss  
Bruce Clark  
Michael Davis  
Gary Dunger  
Teresa Endres  
Michael Foulkes  
Sharon Goei  
Marshall Lew  
Scott Mackey  
Jim Malley

### **Director-Appointed Ex-Officio Members Present**

Bert Hurlbut  
Michael O'Connor

### **Ex-Officio Members Present**

Elizabeth Landsberg, HCAI, Director  
Wendy Collins, State Fire Marshal, Delegate  
Jennifer Thornburg, State Geologist, Delegate  
Kevin Day, Building Standards Commission,  
Acting Executive Director  
Nathaniel Gilmore, Department of Public Health,  
Delegate  
Chris Tokas, OSHPD, HCAI, Deputy Director

### **HCAI Staff Present**

Arash Altoontash  
Richard Tannahill  
Joe LaBrie  
Mia Marvelli  
Ali Sumer  
Nanci Timmins  
John Gray

### **HBSB Staff Present**

Veronica Yuke, Acting Executive Director  
Marcus Palmer  
Evelt Torres

1     **1. Call to order and Welcome**

2     Scott Jackson, Vice Chair, called the meeting to order on August 17, 2023, at 10:00  
3     a.m., and Veronica Yuke, Acting HBSB Executive Director called roll.  
4

5     **2. Roll Call and Meeting Advisories/Expectations**

6     Nine members of the Committee present constitute a quorum. There being twelve  
7     present at the time of roll, a quorum was established.  
8

9     Ms. Yuke read the public announcement regarding meeting rules and procedures.  
10

11    **3. Department of Health Care Access and Information (HCAI)**

12    **Presenter:** Elizabeth Landsberg, HCAI Director  
13

14    Ms. Landsberg swore in new HBSB members: Michael Davis, Inspector of Record  
15    Representative; Teresa Endres, Architect Representative; and Sharon Goei, Local  
16    Building Official Representative. She also recognized outgoing HBSB members  
17    Deepak Dandekar and David Khorram and thanked them for their excellent work.  
18

19    Ms. Landsberg gave an update on bills and budget proposals stating that HCAI had  
20    distributed funds for the Healthcare Workforce department and had formed the Racial  
21    Equity Team.  
22

23    Ms. Landsberg said that HCAI was working together with California Health Facilities  
24    Financing Authority (CHFFA) to administer the Distressed Hospital Loan Program.  
25

26    Ms. Landsberg reported that HCAI was overseeing CalRx Biosimilar Insulin initiative.  
27

28    **Discussion and Input**

- 29
  - None  
30

31    **Informational and Action item**

- 32
  - None  
33

34    **4. Overview and approval of the April 20, 2023, Full Board draft Meeting and**  
35    **Leadership Training for Board Members draft Meeting Report/Minutes**

36    **Presenter:** Scott Jackson, Vice-chair  
37

38    Mr. Jackson gave a review of the April 20, 2023, Full Board meeting. The topics  
39    discussed were: -

- 40
  - **Item 1:** Welcome and Introductions

- 1       • **Item 2:** Roll Call and Meeting Advisories/Expectations
- 2       • **Item 3:** HCAI Update – Ms. Landsberg gave a report on hospitals facing
- 3       challenges, especially small and independent non-profits. She also explained
- 4       AB 412, new legislation to create loan programs for distressed hospitals.
- 5       Ms. Landsberg recognized outgoing HBSB member Bruce Rainey. She gave
- 6       an update on HCAI entering contract with Civica RX Pharmaceuticals for
- 7       three biosimilar insulin products at a transparent and affordable price, the
- 8       Office of Healthcare Affordability, and a budget review.
- 9       • **Item 4:** Bagley-Keen Open Meeting Act Requirement - Louise Belair, Board
- 10      Chair. Mr. Gray talked about:
- 11             ○ The requirements for in-person meeting governed by Code 11123
- 12             prior to the pandemic.
- 13             ○ State Bill 189, establishing the government code 11133.
- 14             ○ Requirement of 11133 for board members to attend in person in
- 15             Sacramento and Los Angeles.
- 16             ○ State Bill 544.
- 17      • **Item 5:** Overview and Approval of the December 7 and 8, 2022, Full Board
- 18      draft Meeting report/Minutes - Louise Belair, Board Chair
- 19      • **Item 6:** Code and Processes Committee – Michael O’Connor, Committee
- 20      Chair
- 21             ○ Overview and approval of the October 13, 2022, draft meeting
- 22             report/minutes
- 23                 ▪ 2022 intervening code adaptation update.
- 24                 ▪ Committee goals for 2023.
- 25      • **Item 7:** Instrumentation Committee – Marshall Lew, Committee Chair
- 26             ○ Overview and approval of the October 27, 2022, draft meeting reports
- 27                 ▪ Annual update on HCAI instrumentation and collaboration with
- 28                 California Stored Strong Motion Instrumentation program
- 29                 (CSIMP).
- 30                 ▪ Discussion and editing of white paper draft – “The Benefits of
- 31                 Strong Motion in Hospital Facilities.”
- 32      • **Item 8:** Structural and Nonstructural Regulations Committee – Jim Malley,
- 33      Committee Chair
- 34             ○ Overview and approval of the November 7, 2022, draft meeting
- 35             reports/minutes
- 36                 ▪ Discussion of Policy Intent Notice (PIN) for AB1882 Hospital
- 37                 Seismic Safety, reporting, and identification.

- Proposed amendments to the 2022 California Administrative Code, Title 24, Part 1, Chapter 6 on Small and Rural Hospital Relief Programs.
- 2023 Committee goals.
- **Item 9:** Ad hoc Board Procedures Committee – Michael Foulkes, Committee Chair
  - Overview and approval of the November 18th, 2022, draft meeting reports/minutes
    - Discussion about joint committee meetings.
    - Proposed HBSB leadership training for chairs and vice chairs.
    - The next step - monitor SB 544 proposed legislation that would permanently allow remote meetings.
- **Item 10:** Education and Outreach Committee – Scott Mackey, Committee Chair
  - Overview and approval of the January 18 and March 8, 2023, meeting report/minutes
    - Webinar topics
    - Discussion and planning of 2023 seminar.
    - Continue to establish curriculum and calendar dates for 2023.
- **Item 11:** OSHPD Update – Chris Tokas, OSHPD Deputy Director and Ali Summer, OSHPD Seismic Compliance Unit Supervisor
  - Review of mission statement and comment on the values and achievements of the organization.
  - Importance of resilience.
  - HCAI leadership in earthquake safety.
  - Reports on the reconnaissance trip to Turkey after the devastating earthquake on February 6, 2023.
- **Item 12:** Healthcare Microgrids updates – Jamie Schnick, HCAI Senior Electrical Engineer
  - Microgrids as Emergency Power Supply (EPS) for hospitals and Skilled Nursing Facilities (SNFs) added to the 2022 Intervening Code Cycles to follow the national codes.
  - CMS categorical waiver of healthcare microgrid systems to be used as EPS for hospitals and SNFs.
  - Review of proposed language to be added to code 517.30 Sources of Power for Hospitals and SNFs.
  - Discussion for AB2511 implementation for microgrids.

- 1       • **Item 13:** Leadership and Training for Board Members – Louise Belair, Board  
2       Chair, and Scott Jackson, Vice-chair.
  - 3           ○ Review purpose of HBSB, roles and responsibilities of different roles,  
4           meeting protocols and behaviors.
  - 5           ○ The purpose of the Bagley-Keen Open Meeting Act Requirement.
  - 6           ○ Review of Robert’s Rules of Order as it applies to HBSB meetings by  
7           Carl Scheuerman.
  - 8           ○ Facilities (CAHF).
  - 9           ○ Mention of upcoming webinars.
- 10       • **Item 14:** There were no comments from the public/board members not on the  
11       agenda.
- 12       • **Item 15:** Louise Belair, Board Chair, adjourned the meeting on April 20, 2023,  
13       at approximately 3:45pm.

#### 14   Overview of motions

- 15       ○ Motion 1: The board unanimously voted to approve the December 7 –  
16       8, 2022, Full Board draft meeting report/minutes.
- 17       ○ Motion 2: The board unanimously voted to approve the October 13,  
18       2022, Codes and Processes Committee draft meeting report/minutes  
19       including the proposed Building Standard Code (BSC) revisions for the  
20       2022 Intervening codes.
- 21       ○ Motion 3: The board unanimously voted to approve the October 27,  
22       2022; Instrumentation Committee draft meeting report/minutes as  
23       presented.
- 24       ○ Motion 4: The board unanimously voted to approve the November 7,  
25       2022, Structural and Nonstructural Regulations Committee draft  
26       meeting report/minutes with corrections.
- 27       ○ Motion 5: The board unanimously voted to approve the November 18,  
28       2022, Ad HOC Board and Procedures committee draft meeting  
29       report/minutes.
- 30       ○ Motion 6: The board unanimously voted to approve the Jan 18, 2023,  
31       and March 8, 2023, Education and Outreach Committee draft meeting  
32       report/minutes as presented.

#### 34   **MOTION: [Jackson/Mackey]**

35   The board unanimously voted to approve the April 20, 2023, Full Board Meeting and  
36   Leadership Training for Board Members draft meeting report/minutes.

1 **Information and Action item**

- 2 • None
- 3

4 **5. Energy Conservation and Management Committee**

5 **Presenter:** Scott Jackson, Committee Chair

6 Mr. Jackson gave an overview and approval of the March 16, 2023, draft meeting  
7 report/minutes.

8 Mr. Jackson stated that in the March 16, 2023, meeting, there were presentations on  
9 these topics:

- 10 ○ The decarbonation of the built hospital environment.
- 11 ○ Using indoor air quality monitoring in hospital research spaces.
- 12 ○ Examining possibilities for monitoring airflow in OR spaces.
- 13 ○ Supply chain and climate impacts on healthcare design and construction.
- 14 ○ Research indoor air quality monitoring for UC universities.
- 15 ○ Impact of code changes such as AB1125 on SNFs.

16 Mr. Jackson reported that in 2023 and 2024, the Energy Conservation and Management  
17 Committee would be pursuing topics in:

- 18 ○ Microgrid operations under the new implementation for SNFs.
- 19 ○ Practical applications in California medical facilities for indoor air quality  
20 monitoring.
- 21 ○ Diverse application for emergency power and their carbon footprint  
22 reductions.
- 23 ○ Committee goal setting for 2024.

24

25 **Discussion and Input**

- 26 • None.
- 27

28 **Information and Action item**

- 29 • None.
- 30

31 **MOTION: [Jackson/Lew]**

32 The board unanimously voted to approve the Energy Conservation and Management  
33 Committee March 16, 2023, draft meeting report/minutes.

## 6. Structural and Nonstructural Regulations Committee

**Presenter:** Jim Malley, Committee Chair

Mr. Malley gave an overview of the April 11, 2023, draft meeting report/minutes. The topics discussed were:

- Discussion on the findings and lessons from the Turkey earthquake - the purpose was to learn about the shaking and how it affected modern engineered buildings and the ability of a large set of strong motion records.
- Updates to PIN 62 OSHPD Preapproval of Manufacturer's Certification (OPM) – the update was to reference the 2022 CBC which references ASCE 7-16 instead of ASCE 7-10.
- Testing criteria for allowable load rating of vibration isolators to determine the best rating system for HCAI since ASCE 7 does not provide guidance for nonstructural elements on these isolators.
- Committee goals for 2023:
  - Seismic compliance issues related to NPC -3, NPC- 4D, and NPC -5.
  - Review of obsolete code amendments.
  - Develop and implement procedures and enforceable building standards to ensure safe and sustainable healthcare facilities.
  - New products, materials, and methods to benefit the public by early adoption rather than to wait for incorporation into the building codes.
  - Increase IOR (Inspector of Record) competency.
  - Implementation of the small and rural hospital relief program, including technical assistance and raising awareness.
  - Implementation of AB882 requirements and reaching out to stakeholders via seminars and webinars to raise awareness.
  - Training and outreach to the industry on code changes and tips for working with HCAI, with training meetings highly recommended.

Mr. Malley stated that the following motions were made in the April 11, 2023, meeting:

- Motion to support adopting the proposed changes to PIN 62.
- Motion to support moving forward with testing the market with the revised criteria for allowable rating about ration isolators.

All the motions were unanimously approved by the committee members.

## Discussion and input

1 Mr. Mackey asked why revisiting NPC 5 requirements was removed from the 2023  
2 goals. Mr. Sumer stated that NPC 5 requirements were not anticipated and thus  
3 removed from the agenda. The A5 guide had already been published.

4  
5 **Information and Action item**

- 6 • None.

7  
8 **MOTION: [Malley/ Foulkes]**

9 The board unanimously voted to approve the Structural and Nonstructural Regulations  
10 Committee April 11, 2023, draft meeting/report.

11  
12 **7. Codes and Processes Committee**

13 **Presenter:** Michael O'Connor, Committee Chair

14 Mr. O'Connor reported on the May 9, 2023, Code and Processes Committee meetings.  
15 The topics discussed were:

- 16 ○ California Building Standards Code Revision Cycle for 2022 intervening code  
17 cycle.
- 18 ■ Mia Marvelli was introduced as the new Building Standards Unit  
19 Supervisor.
- 20 ■ 2024 California Electrical Code Cycle, Part 3, based on the 2023  
21 National Electrical Code. The primarily changes that were proposed  
22 related to model code changes in the 2023 National Electrical Code  
23 were:
- 24 • Article 100 definitions.
- 25 • Definitions added to article 100.
- 26 • Article 517 introduction to healthcare microgrid accepted as  
27 source of emergency power.
- 28 • Carry forward 2023 National Electrical Code changes.
- 29 • HCAI revision to match already approved California  
30 amendments.
- 31 • Remove California amendments for hospital microgrids.
- 32 ○ Update on electronic Test, Inspection, and Observation (eTIO) Development -  
33 written concept summary that suggested how the committee had prepared a  
34 document outlining the key details and procedures for conducting the eTIO.
- 35 ○ Standard Detail Update – discussion of the development process for HCAI  
36 Preapproved Details (OPD) and the potential needs for wood frame details.



1 Mr. O'Connor noted a correction on page 3 of the meeting report that clarified proposals  
2 to remove California amendments for hospital microgrids since they were included via  
3 model code.

4  
5 **Discussion and input**

- 6 • None.

7  
8 **Information and Action item**

- 9 • None.

10  
11 **MOTION: [O'Connor/Hurlbut]**

12 The board unanimously voted to approve the Codes and Processes Committee May  
13 9th, 2023, draft meeting report/minutes with correction.

14  
15 **8. Offsite Fabrication/Preassembled Components Webinar Subcommittee of the**  
16 **Education and Outreach Committee**

17 **Presenter:** Cody Bartley, Subcommittee Chair

18 Mr. Bartley gave a summary of the June 21, 2023, subcommittee meeting:

- 19 ○ Discussed media to be used and settled on PowerPoint presentations.  
20 ○ The intent of the webinar was to create awareness around the topic of pre-  
21 fabrication and off-site fabrication.  
22 ○ Discussed the presentation order and projects in case studies.

23 Mr. Bartley gave a summary of the June 27, 2023, subcommittee meeting:

- 24 ○ Reviewing slide content collected at the June 21, 2023, subcommittee  
25 meeting.  
26 ○ Discussed specific PCS (Prefabricated Components and Systems) examples  
27 and had public comment and request for additional examples to be included.  
28 ○ Additional public comment indicated a need for additional information on the  
29 approved process, time, and cost.

30  
31 Mr. Bartley gave an overview of the Off-site fabrication/Pre-assembled Components  
32 agenda.

- 33 ○ Background  
34 ○ Definitions

- PPCS (Preapprove Prefabricated Components and Systems) types and systems
- Why off-site fabrication is being discussed
- Modular planning approach
- Goals of PPS
- The “How” and Timing
- PPCS approval process
- Offsite project specific prefabrication
- Inspection process
- Examples

#### **Discussion and input**

- None.

#### **Information and Action item**

- None.

#### **MOTION: [Bartley/Davis]**

The board unanimously voted to approve the June 21 and June 27, 2023, Offsite Fabrication/Preassembled Components Webinar Subcommittee of the Education and Outreach Committee draft report/minutes.

### **9. Office of Statewide Hospital Planning and Development (OSHDP) Update**

**Presenter:** Chris Tokas, HCAI, OSHPD Deputy Director

Mr. Tokas stated that the purpose of HCAI strategic planning was to:

- Reflect the values of HCAI.
- Inspire change and revision in product/services and target markets.
- Clearly define the criteria for achieving success.
- Assist in daily decision making.

Mr. Tokas mentioned the HCAI core values and guiding principles, which are service, equity, innovation, and professionalism.

He communicated that each HCAI office implemented an operational plan to achieve these goals:

- Deliver valuable service.
- Integrate and promote equity throughout HCAI.
- Promote and inclusive HCAI community of professional learning and growth.
- Maximize operational efficiency and effectiveness through innovation.
- Optimize fiscal stewardship and transparency.

Mr. Tokas gave an update on HCAI review and field performance stating that AB2511 guide had been published and FREER manual had been updated.

NPC 5 water rationing plan guide shall be based on:

- Water usage under normal operating conditions
- Sources of emergency water supply
- Identification of water use in buildings
- Water replenishment/ tankers trucks
- Temperature
- Impacted services in the building

#### **Discussion and input**

- None.

#### **Information and Action item**

- None.

### **10. Inspection Service Unit**

**Presenter:** Joe LaBrie, Inspection Services Unit Supervisor

Mr. LaBrie gave an overview of the progress of the goals of the Inspection Service Unit:

- Field operations manual updates –update sent out on August 15, 2023, and the annual update was completed.
- Administration of the HICE exams – exams rewritten and scheduled for October 2023.
- Administration of IOR revert training and exams – scheduled for September 2023.
- CO training – 8 of 12 training session completed.
- IOR mobilization survey to IORs to be sent out in July 2023.

- Field brief advice – weekly FBA to be completed by the end of August 2023.
- Tip of the day – ongoing distribution, two tips per week and posted on HCAI website.
- eTIO – consultant working with Inspection Service Unit for proof of concept.
- HBSB seminar – preparation of presentation, Tips manual updates ongoing.
- Safety training – Los Angeles completed on June 14, 2023, and Sacramento to be completed on September 13, 2023.
- Enhanced monitoring and training – ongoing IOR meetings.

## **Discussion and input**

- None.

## **Information and Action item**

- None.

## **11. Building and Standard Units Update**

**Presenter:** Mia Marvelli, Building Standards Unit Supervisor

## **Discussion and input**

Ms. Marvelli gave an update on the Building Standard Unit stating that the unit was launching into the 2024 Triennial Code Adoption Cycle.

Ms. Marvelli announced a coordination council meeting to be held at the end of September 2023. The meeting aims to encourage collaboration between leaders of different state agencies on code changes.

She reported an ongoing call for applications for the code advisory committee to review all proposed code changes for technical merit.

Ms. Marvelli stated that the California Building Standards Commission (CBSC) is seeking representatives for acute care hospitals, skilled nursing facilities (SNFs), and primary care or specialized clinics.

HCAI/ California Department of Public Health (CDPH) coordination:

- Title 22 rewrite – ongoing.
- Water rationing plans.
- Methods of procedures guidance.

- Process for survey discovery of unauthorized projects.
  - Functional program rewrite.
  - Rewrite on functional program/guide – ongoing.
  - Covid reset coordination/program flex review and other emergency/disaster operations.
- HCAI/ California Administrative Code (CAC) coordination
- Quarterly meetings - ongoing.
  - OSHPD 3 clinic webinar – done.
  - Clinic standards as compared to outpatient services of a hospital being reviewed.
  - AB1612 coordination.
- HCAI/ AIA coordination.
- AIA Central Valley Chapter – monthly HCAI share.
  - AIA Pasadena Chapter.
  - AIA Orange County Chapter.

Ms. Marvelli mentioned the upcoming OSHPD webinars. The OSHPD Tips from Experts seminar scheduled for October 5, 2023, in Newark, and October 10, 2023, in Irvine.

Dr. Bliss asked if the CBSC appointments were for design professionals or specific people to fill the roles. Ms. Marvelli answered that the appointees needed to be knowledgeable in the said areas.

#### **Information and Action item**

- None.

#### **12. Structural Service Section Update**

**Presenter:** Roy Lobo, Principal Structural Engineer

#### **Discussion and input**

Ali Sumer reported the number of buildings in each structural performance category: 41 SPC 1, 669 SPC 2, 375 SPC 3, and 787 SPC 4.

He highlighted that AB2190 focused on SPC 1 buildings.

1 Mr. Sumer mentioned that the AB2190 building had 93 buildings, 63 were finished, and  
2 30 still under construction.

3 He stated that there was an additional NPC 4D building operational plan tab on the  
4 Facility Detail website page, which can be downloaded to view the building operational  
5 plan.

6 Mr. Sumer reported on AB1882 public notices and annual status updates.

- 7 ○ Proposed seismic regulations 2022 Intervening Code Cycle.
- 8 ○ PIN 75 – published.
- 9 ○ Application portal opened.
- 10 ○ Three facilities wide application for service reporting
- 11 ○ 29 building for signage application.

12  
13 Upcoming Seismic Compliance Unit webinars.

- 14 ○ NPC 5 Water training plan – August 22, 2023.
- 15 ○ AB1882 Hospital Public Notices – August 31, 2023.
- 16 ○ Small and Rural Hospital Relief Program – September 2023.

17  
18 Mr. Scheuerman reported that 29 hospitals had applied for admission to the Small and  
19 Rural Hospital Relief Program. Of those, 20 had their revised compliance plans  
20 approved, while nine applications were still pending.

## 21 22 **Information and Action item**

- 23 • None.

## 24 25 26 **13. Comments from the public/committee members on issues not on this agenda**

27 **Presenter:** Michael O'Connor, Board Chair

28 Future Full Board meeting scheduled on December 6 – 7, 2023.

## 29 30 **Discussion and input**

31 Dr. Bliss asked if the Fire and Life Safety Department had feedback from Maui  
32 regarding the recent wildfire experience. Mr. Schnick answered that the National Fire  
33 Protection department had provided input on their website and would investigate and  
34 share findings on the Maui wildfire.

1    **Information and Action item**

- 2    • None.

3

4    **14. Adjournment**

5    Mr. O'Connor adjourned the meeting on August 17, 2023, at approximately 2:55 p.m.