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## **Hospital Building Safety Board Codes and Processes Committee**

**Wednesday, May 7, 2024  
10:00 a.m. – 4:00 p.m.**

### **Locations:**

2020 West El Camino Ave, Conference Room 930, Sacramento, CA 95833  
355 South Grand Avenue, Conference Room 2000, Los Angeles, CA 90071

### **Committee Members Present**

Michael O'Connor, Committee Chair  
Cody Bartley  
Louise Belair  
Jennifer Cox  
Michael L. Davis  
Gary Dunger  
Teresa Endres  
Jim Malley  
Carl Newth

### **Consulting Members Present**

Kelly Martinez  
Belinda Young

### **HCAI Staff Present**

Chris Tokas, Deputy Director  
Arash Altoontash  
Richard Tannahill  
Brett Beekman  
Larry Enright  
Joe Labrie  
Roy Lobo  
Mia Marvelli  
Diana Navarro  
Jamie Schnick  
Camille Dixon

### **HBSB Staff Present**

Veronica Yuke, Executive Director  
Marcus Palmer  
Evelt Torres

- 1 **1. Call to Order and Welcome**
- 2 **Facilitator:** Michael O'Connor, Principal, Nichols, Melburg & Rossetto; Committee
- 3 Chair

1 Michael O'Connor officially called the meeting to order at 10:00 a.m. on May 7,  
2 2025. He welcomed attendees to the Hospital Building Safety Board Codes and  
3 Processes Committee meeting and then turned the floor over to Veronica Yuke for  
4 the roll call and advisories.

## 6 **2. Roll Call and Meeting Advisories/Expectations**

7 **Facilitator:** Veronica Yuke, Supervisor, HCAI; Executive Director

8  
9 Veronica Yuke conducted roll call, confirming the presence of committee members  
10 and HCAI staff. A quorum was established. She emphasized that all HCAI staff and  
11 committee members must identify themselves before speaking and described the  
12 roll-call method for voting.

## 14 **3. Update on Electronic Test, Inspection, and Observation (eTIO)**

15 **Facilitator:** Joe LaBrie, Regional Compliance Officer (on behalf of Chris Davis, SE,  
16 HCAI)

### 17 **Discussion and Input:**

18 Joe LaBrie presented an update on the development of the eTIO system. He  
19 explained that internal and public beta testing had occurred, and issues were being  
20 resolved. A controlled summer beta rollout for small- to mid-sized projects was  
21 planned. The team aimed to complete a major milestone by May 9, 2025. Joe  
22 emphasized the intent to fine-tune the platform before applying it to larger-scale  
23 projects.

### 24 **Committee and Public Comments:**

- 25 • Cody Bartley inquired about the types of projects targeted for beta testing and  
26 offered DPR's current projects as candidates.
- 27 • Joe LaBrie welcomed board members' participation and confirmed a  
28 preference for smaller projects to ensure a manageable and informative  
29 rollout.
- 30 • Michael O'Connor supported the continuation of beta testing involving board  
31 projects to enhance familiarity and expectations.

### 32 **Informational & Action Items:**

- 33 • Identify beta test project candidates.
- 34 • Solicit board member engagement for testing.

- Proceed with summer pilot launch for select projects.

#### 4. Standard Details Update

**Facilitator:** Gary Dunger, Executive Director, Design and Construction, Cedars-Sinai Health System

##### **Discussion and Input:**

Gary Dunger shared an overview of new and previously drafted standard detail drawings, noting a delay due to his Revit expert being on family leave. He introduced a new set of wood-frame construction details—provided by Michael O'Connor—that required committee feedback. These included wall backing, door/window infills, slip mechanisms, and structural elements like headers and joist connections.

- Michael O'Connor clarified the goal: develop details applicable for typical construction cases (especially non-structural) while avoiding complications from seismic or fire code conflicts. He acknowledged context-sensitive issues in structural applications and emphasized caution.
- Chris Tokas suggested that proprietary hardware like Simpson clips should be referenced by performance characteristics only, avoiding specific brand names.
- Jamie Schnick supported this, citing prior similar treatment for partition detailing.
- Gary Dunger noted potential complications from building fire ratings and clarified that current details do not incorporate fire resistance.

##### **Committee and Public Comments:**

- Brett Beekman advised greater clarity on load considerations and proposed limiting the applicability of certain header tables unless fully contextualized.
- Roy Lobo recommended reviewing structural details under new 2025 CBC requirements (ASCE 7-22) and volunteered to assist.
- Belinda Young raised concerns about rigid size specifications in the drawings and suggested the use of ranges or "minimum/maximum" language to maintain flexibility.
- Michael O'Connor and Gary Dunger affirmed plans to genericize the designs for broader applicability and to add cautionary notes on structural assumptions.
- Bob Lyons asked if the standard details applied strictly to non-bearing walls. Michael O'Connor confirmed this was the intent.

- A chat message (read by Veronica Yuke) recommended including stud notching details and using "maximum/minimum" formatting for dimensions.
- Gary Dunger agreed and said this was already under consideration.

#### **Informational and Action Items:**

- Submit reviewed standard detail package to Evett Torres for distribution.
- Assign Brett Beekman to participate in future review of structural details.
- Add item to October 22, 2025. Structural/Non-Structural Committee meeting agenda.
- Clarify and enhance drawings per committee input.

### **5. 2025 Intervening Code Cycle Update and Timeline**

**Facilitator:** Mia Marvelli, Architect and Supervisor, HCAI

#### **Discussion and Input:**

Mia Marvelli provided a comprehensive update on the upcoming 2025 Intervening Code Cycle and outlined target milestones:

- Internal review by July 2025
- Final submission to CBSC by December 1, 2025
- Effective implementation in July 2028
- She reviewed key code areas under revision:
  - Primary Care Clinics (SB 1382)
  - Alternative Birthing Clinics (ABCs)
  - Behavioral Health/Crisis Stabilization Units
  - Chemical Dependency Recovery Hospitals (AB 2376)

She summarized recent stakeholder engagements, public meetings, and interagency collaboration with CDPH, DSA, and State Fire Marshal.

#### **Committee and Public Comments:**

- Teresa Endres asked about the qualifications of the CPCA advisory committee.
  - Mia Marvelli and Richard Tannahill confirmed it includes architects, operators, and experienced designers.

- Michael O'Connor asked whether the Title 24–Title 22–FGI comparison table would be publicly available.
  - Mia Marvelli confirmed it would be shared before the June 12 public meeting.
- Chris Tokas emphasized this regulatory moment as an opportunity to “right-size” requirements, differentiating between clinical facility types.
- A member of the public inquired about the unclear regulatory boundaries between medical labs and clinics.
  - Mia Marvelli acknowledged the gray area and welcomed collaborative input.

#### **Informational and Action Items:**

- Host a public meeting on June 12, 2025, to discuss clinic regulations.
- Continue refining scope for code changes and guidance materials.
- Maintain coordination with CPCA, CDPH, and other agencies.

### **6. Comments from the Public/Committee Members on Issues Not on the Agenda**

**Facilitator:** Michael O'Connor

#### **Discussion and Input:**

Michael O'Connor opened the floor for comments unrelated to the formal agenda. One chat suggestion from the public encouraged inclusion of construction stud notching guidelines.

#### **Committee and Public Comments:**

- Gary Dunger confirmed this comment aligned with current planning for detailed inclusion.

#### **Informational and Action Items:**

- Suggestions to be reviewed for future agenda inclusion.

### **7. Adjournment**

Michael O'Connor thanked all participants and officially adjourned the meeting at 11:39 a.m.

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