

## **ENB-15.11 - Use of Cargo Containers as Buildings - UBC/3/#1 & CABO/1/#2**

### **USE OF CARGO CONTAINERS AS BUILDINGS**

*Administrative Rule Adopted by Bureau Pursuant to Rule-Making Authority*

ARB-ENB-15.11

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**TOPIC:** Special Construction - UBC/3/#1 & CABO/1/#2

**CODE:** Structural Specialty Code: 1998 Edition  
One & Two Family Dwelling Specialty Code: 1996 Edition

**REVISED:** March 1, 1999

**REFERENCE:** Section 301 -Structural Specialty Code  
Section 103 -One & Two Family Dwelling Specialty Code

**SUBJECT:** Use of Cargo Containers as Buildings

**QUESTION:** Can cargo containers be installed on properties and used as structures?

**RESPONSE:** The Bureau will approve the installation of cargo containers as structures under the following conditions:

Residential Use - Any Size

1. Containers may be used in residential zones as accessory structures when used only for residential storage. Under the dwelling code, these containers shall be classified as Group U, Division 1 occupancies;
2. All structures on the lot, including the container shall not exceed the maximum lot coverage allowed in the Zoning Code;
3. Containers shall meet the setback requirements of accessory structures contained in Section 33.110.250 of the Zoning Code;
4. Containers shall be anchored to the ground to prevent overturning;
5. Containers shall be provided with natural ventilation equal to 10% of the floor area;
6. Containers shall be provided with an egress door not less than 3 feet wide by 6 foot, 8 inches high; and
7. A building permit shall be obtained for each installation regardless of size.

The permit documentation shall include a plot plan and a floor plan. The permit shall be approved by both the Planning and Building Bureau prior to issuance.

Commercial Uses - Any Size

Containers may be used in commercial and industrial zones as accessory structures when used only for accessory storage. Where a container is to be used as an installation in commercial and industrial zones, one of the following methods shall be met:

1. A building permit shall be obtained from the Bureau of Buildings for each installation regardless of size.

The permit application shall include plans and supporting documentation that address structural adequacy, foundations, exiting, ventilation, setbacks (building code) and zoning regulations; or

2. Containers may be approved by the State Building Codes Division as pre-fabricated structures.

Construction Site Storage

Containers may be used, without permit, as storage facilities at construction sites for the duration of the construction. They shall not be used for any use other than storage, or made permanent without obtaining a permit as described above.

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### **HISTORY**

Updates July 1, 1996 edition

Replaces UBC/5/#1 & CABO/1/#2 which replaced Policy & Procedure # D-61.

Revised March 1, 1999

Filed for inclusion in PPD September 29, 2004

