

BY AUTHORITY

ORDINANCE NO.
SERIES OF 2025

COUNCIL BILL NO. CB25-0735
COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

A B I L L

For an ordinance repealing and reenacting Denver Revised Municipal Code section 10-16 concerning the building and fire codes.

BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:

Section 1. That Denver Revised Municipal Code section 10-16 is hereby repealed and reenacted to read as follows:

Sec. 10-16. – Denver building code and Denver fire code adopted.

(a) *Denver building code.* The following codes as published by the International Code Council, all errata to the below codes published by the International Code Council, and the amendments to the below codes filed on May 29, 2025 in City Clerk File Number 20250086 are hereby adopted as the 2025 Denver Building Code (“2025 DBC”): the International Building Code (“IBC”), International Fuel Gas Code (“IFGC”), International Mechanical Code (“IMC”), International Plumbing Code (“IPC”), International Existing Building Code (“IEBC”), and International Residential Code (“IRC”), all series 2024; and the International Energy Conservation Code (“IECC”) series of 2021.

(b) *Denver fire code.* The 2024 International Fire Code as published by the International Code Council, all errata to the 2024 International Fire Code as published by the International Code Council, and the amendments to the above codes filed on may 29, 2025 in City Clerk File Number 20250087 are hereby adopted as the 2025 Denver Fire Code (“2025 DFC”).

(c) *Effective date of the 2025 Denver building code.* Except as otherwise provided below, the 2025 Denver Building Code shall be effective on December 31, 2025.

(1) An application for a permit for the construction, alteration, relocation, enlargement, replacement, repair, equipment, use and occupancy, location, maintenance, removal, or demolition of a building or structure (“Building Code Permit Application”) submitted to the department of community planning and

development (“CPD”) for review after June 12, 2025 and on or before December 31, 2025 may continue to use the 2022 Denver building code (“2022 DBC”) in its entirety, so long as the Building Code Permit Application does not expire based on 2022 Denver Building Code Section 131.2. No extensions of time will be granted beyond those allowed in 2022 DBC Section 131.2.

(2) For purposes of this subsection (c), a Building Code Permit Application will be considered submitted to CPD when a set of complete construction documents has been electronically provided by the applicant through the city’s web-based permitting portal. Construction documents means written, graphic, and pictorial documents prepared or assembled for describing the design, location, and physical characteristics of the elements of a project necessary for obtaining a permit as set forth in 2025 Denver Commercial Building Code Section 133.

(d) *Effective date of the 2025 Denver fire code.* Except as otherwise provided below, the 2025 Denver Fire Code shall be effective on December 31, 2025.

(1) An application for a construction or operational permit required by the 2022 or 2025 Denver Fire Code (“Fire Code Permit Application”) submitted to the division of fire prevention for review after June 12, 2025 and on or before December 31, 2025 may continue to use the 2022 Denver fire code in its entirety, so long as the Fire Code Permit Application does not expire based on 2022 Denver Fire Code Section 105.2.3. No extensions of time will be granted.

(2) For purposes of this subsection (d), a Fire Code Permit Application will be considered submitted to the division of fire prevention when a set of complete construction documents has been electronically provided by the applicant through the city’s web-based permitting portal. Construction documents mean written, graphic, and pictorial documents prepared or assembled for describing the design, location, and physical characteristics of the elements of a project necessary for obtaining a permit as set forth in 2025 Denver Fire Code Section 106.

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1 COMMITTEE APPROVAL DATE: May 20, 2025
2 MAYOR-COUNCIL DATE: May 27, 2025 by Consent
3 PASSED BY THE COUNCIL: _____,
4 _____ - PRESIDENT
5 APPROVED: _____ - MAYOR _____,
6 ATTEST: _____ - CLERK AND RECORDER,
7 EX-OFFICIO CLERK OF THE
8 CITY AND COUNTY OF DENVER
9 NOTICE PUBLISHED IN THE DAILY JOURNAL: _____ ; _____,
10 PREPARED BY: Adam C. Hernandez, Assistant City Attorney DATE: May 29, 2025
11 Pursuant to section 13-9, D.R.M.C., this proposed ordinance has been reviewed by the office of the
12 City Attorney. We find no irregularity as to form, and have no legal objection to the proposed
13 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to §
14 3.2.6 of the Charter.
15
16 Katie J. McLoughlin, Interim City Attorney
17
18 BY: Anshul Bagga, Assistant City Attorney DATE: 05/29/2025,