

CODE CONSIDERATIONS FOR EDUCATIONAL OCCUPANCIES 2025 CALIFORNIA BUILDING CODE

The California Building Code defines Group E occupancy as a use in any portion of a building or structure by more than six persons at any one time for educational purposes through the twelfth grade. A day-care facility is also defined as a Group E occupancy when occupied by more than six children two years of age and older who receive educational, supervision or personal care services for fewer than 24 hours per day. There are certain exceptions for home schools in a residence, and spaces which are within and accessory to places of religious worship.

This handout lists many of the Building Code considerations that will be reviewed for applications that are determined to be Group E occupancies.

OCCUPANCY REQUIREMENTS:

1. General occupancy information, CBC Section 302.
2. Child day-care use, CBC Section 305.2.
3. Location of the building on-site as related to the public right-of-way, CBC Section 452.1.1.
4. Yards with fences and gates, CBC Section 452.1.3.

OCCUPANCY SEPARATION:

1. Occupancy separations between the "E" and other occupancies, CBC Table 508.4.
2. Occupancy separation constructed as a fire barrier, CBC Section 707.
3. Provide and identify fire wall above suspended ceiling, CBC Section 703.5.
4. Protection of openings:
 - a. Doors and Windows, CBC Table 716.1.
 - b. Mechanical penetrations, CBC Sections 714 & 717.

FIRE PROTECTION:

1. Fire sprinklers General, CBC Section 903.
2. Fire alarm and detection, CBC Section 907.
3. Day care uses, CBC Section 903.2.3.

EGRESS:

1. Separate egress system required, based on the occupant load, CBC Section 452.1.2.
2. Class rooms above the level of exit discharge, CBC Section 452.1.4.
3. Maximum floor area allowances per occupant, CBC Table 1004.5.
4. Required number of exits, CBC Tables 1006.2.1 or 1006.3.4(2).
5. Minimum distance between required exits, CBC Section 1007.
6. Doors to swing in the direction of egress travel with occupant loads of 50 or greater, CBC Section 1010.1.2.1.
7. Panic hardware on doors serving an occupant load of 50 or more, CBC Section 1010.2.9.
8. Rated corridor required, CBC Tables 1020.2 or 1020.3.
9. Floor level exit signs and path markings in corridors, CBC Section 1013.7.

10. Emergency lighting when two exits are required, CBC Section 1008.
11. Exit signs, CBC Section 1013.
12. Tactile signage, CBC Section 1013.4.

ACCESSIBILITY:

1. General accessibility requirements, CBC Section 11B.
2. Accessible parking, CBC Section 11B-502.
3. Accessible path of travel to area served, CBC Section 11B-202.4.
4. Recommended plumbing fixture dimensions, CBC Table 11B-604.9