
ENGROSSED SUBSTITUTE SENATE BILL 5156

State of Washington

69th Legislature

2025 Regular Session

By Senate Housing (originally sponsored by Senators Salomon, Bateman, Liias, Nobles, Riccelli, Shewmake, and Stanford)

READ FIRST TIME 01/28/25.

1 AN ACT Relating to elevator standards in smaller apartment
2 buildings; and adding new sections to chapter 19.27 RCW.

3 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF WASHINGTON:

4 NEW SECTION. **Sec. 1.** A new section is added to chapter 19.27
5 RCW to read as follows:

6 The state building code council shall adopt, by rule, for the
7 2027 technical codes, standards for cities and counties to allow, for
8 apartment buildings with at most six stories and at most 24 units in
9 total, passenger elevators minimally sized to meet federal
10 accessibility requirements.

11 NEW SECTION. **Sec. 2.** A new section is added to chapter 19.27
12 RCW to read as follows:

13 (1)(a) The state building code council shall convene a technical
14 advisory group to examine requirements for elevator hoistway opening
15 protection and for two-way visual emergency communications devices,
16 and evaluate whether current requirements properly balance cost and
17 safety for small apartment buildings.

18 (b) The technical advisory group convened under this subsection,
19 in addition to the requirements under RCW 19.27.033, must include:

1 (i) At least one position for a representative of the Washington
2 state fire chiefs association;
3 (ii) One building code official;
4 (iii) One position for a state elevator inspector;
5 (iv) One representative from a major elevator manufacturing
6 company;
7 (v) One representative of labor involved in the installation,
8 maintenance, and repair, or any combination thereof, of elevators;
9 (vi) One representative of a nonprofit with expertise in
10 elevators that is based in the state of Washington;
11 (vii) One representative from a disability rights group;
12 (viii) One representative from a senior citizen advocacy group;
13 (ix) One developer of small multifamily buildings; and
14 (x) One architect of small multifamily buildings.
15 (2) It shall be the intent of the state building code council and
16 the department of labor and industries to support national and
17 international standards harmonization efforts in order to foster the
18 most competitive elevator sector possible, improve the affordability
19 of elevators, and minimize modifications to model codes that increase
20 costs.

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