

STATE FIRE PREVENTION AND BUILDING CODE TECHNICAL SUBCOMMITTEE MEETING

BUILDING CODE TECHNICAL SUBCOMMITTEE MEETING

Minutes of the November 2, 2012 teleconference meeting of the technical subcommittee reviewing the **2012 International Building Code** for adoption by New York State. The items discussed below reflect recommendations of the Subcommittee. These items have not yet been adopted by the Code Counsel.

PRESENT: Mark Blanke (Chair)
James Brzezinski
Laura Cooney
Mark Dedrick
Edward Haher
Gerard Hathaway
Jody Nolan
Brian Tollisen

MEETING MINUTES:

1. The meeting was called to order at 9:00 AM with eight members present and a quorum was established. The agenda was reviewed and modified to include a discussion on Section 1009.9.3 concerning enclosures under machine rooms.
2. There were no public comments and no formal code change proposals presented from the public. Code changes from the Committee were presented during the discussions of topics on the agenda.
3. The Committee discussed the proposed changes made to Section 3007 concerning occupant evacuation elevators. The Committee did not have any concerns with these changes.
4. The Committee discussed the proposed change recommended by the Elevator Task Group for Section 3001.2 concerning the frequency of tests and inspections for elevator equipment. This was reviewed in connection with a proposal before the Property Maintenance Code Committee to adopt a new Table 606.1. The Committee agreed to the following proposed modification to Section 3001.2 of the IBC 2012 to replace the current enhancement in the 2010 Building Code of New York State (BCNYS) and coordinate with the newly proposed Property Maintenance Code Table 606.1 if adopted:

3001.2 Reference standards. Except as otherwise provided for in this code, the design,

construction, installation, alteration, repair and maintenance of elevators and conveying systems and their components shall conform to ASME A17.1/CSA B44, ASME A90.1, ASME B20.1, ALI ALCTV, and ASCE 24 for construction in flood hazard areas established in Section 1612.3. Frequency of tests and inspections of equipment shall be in accordance with Table 606.1 of the Property Maintenance Code of New York State and the requirements of other standards as applicable.

The Committee also agreed that if the newly proposed Property Maintenance Code does not adopt Table 606.1, the current enhancement to Section 3001.2 of the BCNYS should be maintained with the last sentence reading as follows:

Frequency of tests and inspections of equipment shall be in accordance with Appendix N, Table-1 of ASME A17.1 and the requirements of other standards as applicable.

The Committee also discussed the proposed exception recommended by the Elevator Task Group for Section 3001.2 allowing the use of ASME A17.7, Performance Based Safety Code for Elevators and Escalators, in lieu of other listed reference standards. The Committee accepted a motion from Mark Dedrick to modify the exception to Section 3001.2 as follows:

Exception: Construction of elevator and escalator equipment in accordance with ASME A17.7 shall be permitted where approved.

5. The Committee discussed the proposed changes recommended by the Elevator Task Group to add a new section to address Stage Lifts and require such equipment to comply with a newly proposed Appendix ZZ. No motions were made to adopt this recommendation.
6. The Committee discussed the proposed changes recommended by the Elevator Task Group to add new special inspection requirements to Chapter 17 for elevators, dumbwaiters, escalators, and platform lifts. Brian Tollisen agreed to modify this proposal to coordinate with other chapter 17 enhancements for consideration at a future meeting.
7. The Committee discussed the New York State enhancement to Section 3109.5 of the BCNYS which requires temporary barriers around swimming pools during the installation or construction of swimming pools. The Committee agreed to continue to recommend this enhancement.
8. The Committee discussed a proposed change to Section 3109.7 from Mark Dedrick concerning the requirement for pool alarms. The proposal would have an alternative that would in effect not require pool alarms under certain conditions. The Committee was concerned that this change might be in conflict with the Executive Law requirement that the Uniform Code require pool alarms. The committee agreed to review this for further consideration if permitted by Law.

9. The Committee discussed the proposed changes made to Section 1203.1 concerning the new requirement for mechanical ventilation in dwelling units based on the results of a blower door test. The Committee accepted a motion from Brian Tollisen to modify the Section 1203.1 as follows:

1203.1 General. Buildings shall be provided with natural ventilation in accordance with Section 1203.4, or mechanical ventilation in accordance with the ~~International~~ Mechanical Code of New York State.

Where the air infiltration rate in a dwelling unit is ~~less than 5~~ or less air changes per hour when tested with a blower door at a pressure 0.2 inch w.c. (50 Pa) in accordance with Section R402.4.1.2 of the ~~International~~ Energy Conservation Construction Code of New York State, the dwelling unit shall be ventilated by mechanical means in accordance with Section 403 of the ~~International~~ Mechanical Code of New York State.

10. The Committee discussed the proposal from Dominick Marinelli of the United Spinal Association to replace Chapter 11 with a new Chapter 11 modeled after the future 2015 IBC. The Committee had not received the latest revision of the proposal which was to include the results of the most recent ICC Final Action hearings. The committee did not want to accept Chapter 11 of the IBC 2012 until they could see the final proposal for future consideration. No motions were made.
11. The Committee discussed a proposed change to add an exception to Section 1023.6 concerning penetrations into exit passageways. The Committee accepted a motion from Laura Cooney to add an exception to Section 1023.6 as follows:

Exception: 1. Membrane penetrations shall be permitted on the outside of the exit passageway. Such penetrations shall be protected in accordance with Section 714.3.2.

2. Penetrations of fire barriers enclosing exit passageways in covered mall buildings as permitted in Section 402.8.7.

12. The Committee discussed a proposed change to add an exception to Section 1009.9.3 concerning enclosures under interior stairways. The Committee accepted a motion from Laura Cooney to add an exception to Section 1009.9.3 as follows:

Exception: 1. Spaces under stairways serving and contained within a single residential dwelling unit in Group R-2 or R-3 shall be permitted to be protected on the enclosed side with ½-inch (12.7 mm) gypsum board.

2. Elevator machine rooms shall not be allowed within enclosed spaces under interior stairways.

13. The Committee discussed Section 707.3.10 concerning fire barriers and horizontal assemblies separating fire areas. There were no motions made to modify this section.
14. The Committee discussed Sections 420.3, 708.1 and 711.3 concerning fire partitions and horizontal assemblies for dwelling units. The Committee accepted a motion from Laura Cooney to modify Sections 420.3 and 711.3, and a motion from Ed Maher to modify Section 708.1 as follows:

420.3 Horizontal separation. Floor assemblies separating dwelling units in the same buildings, floor assemblies separating sleeping units in the same building and floor assemblies separating dwelling or sleeping units from other occupancies contiguous to them in the same building shall be constructed and rated as horizontal assemblies in accordance with Section 711.

708.1 General. The following wall assemblies shall comply with this section.

~~1. Walls separating dwelling units in the same building as required by Section 420.2.~~

~~2. Walls separating sleeping units in the same building as required by Section 420.2~~

1. Walls separating dwelling units, sleeping units, and walls separating dwelling units or sleeping units from other occupancies contiguous to them as required by Section 420.2.

~~3.~~ 2. Walls separating tenant spaces in covered and open mall buildings as required by Section 402.4.2.1.

~~4.~~ 3. Corridor walls as required by Section 1018.1.

~~5.~~ 4. Elevator lobby separation as required by Section 713.14.1.

711.3 Fire-resistance rating. The fire-resistance rating of floor and roof assemblies shall not be less than that required by the building type of construction. Where the floor assembly separates mixed occupancies, the assembly shall have a fire-resistance rating of not less than that required by Section 508.4 based on the occupancies being separated. Where the floor assembly separates a single occupancy into different fire areas, the assembly shall have a fire resistance rating of not less than that required by Section 707.3.10. Horizontal assemblies separating dwelling units, sleeping units, and horizontal assemblies separating dwelling units or sleeping units from occupancies contiguous to them as required by Section 420.3 in the same building and horizontal assemblies separating sleeping units in the same building shall be a minimum of 1-hour fire-resistance-rated construction.

15. The Committee discussed Section 712.1.8 (item #2) concerning stairways and ramps in two-story openings. The Committee accepted a motion from Laura Cooney to modify Section 712.1.8 as follows:

712.1.8 Two-story openings. In other than Groups I-2 and I-3, a floor opening that is not used as one of the applications listed in this section shall be permitted if it complies with all of the items below.

1. Remains the same.
2. Does not contain a stairway or ramp required by Chapter 10 except as permitted by the exceptions to Section 1009.3.
3. - 7. Remain the same

16. The Committee discussed Section 506.5.2 concerning mixed occupancy area determination more than one story. The Committee accepted a motion from Ed Hafer to modify Section 506.5.2 as follows:

506.5.2 More than one story above grade plane. For buildings with more than one story above grade plane and containing mixed occupancies, each story shall individually comply with the applicable requirements of Section 508.1. For buildings with more than three stories above grade plane, the total building area shall be such that the aggregate sum of the ratios of the actual area divided by the allowable of all uses ~~each story divided by the allowable area of such stories~~ based on the applicable provisions of Section 508.1 shall not exceed 3.

17. The Committee adjourned at about 12:10 PM.