

**FINAL**  
**State of Oregon**

Agenda Item I.D.
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**Building Codes Structures Board**

**Regular meeting minutes**

**February 6, 2008**

**Members present:** Martin Brown, acting chair  
Chris Davis  
Terry Dieter  
Bruce Dobbs  
Thomas Sjostrom

**Members absent:** Blair Bubenik  
Jim Schwager

**Staff present:** Mark Long, administrator  
Twyla Knowles, policy and technical services assistant manager  
Richard Rogers, structural program chief  
Chris Huntington, policy analyst  
David Galati, regional services manager  
Celina Patterson, policy analyst  
Shane Sumption, fire, life safety/ADA code specialist  
Kaylan McAllaster, boards coordinator  
Debi Barnes-Woods, boards coordinator

**Guests Present:** None

**I. Board business**

**A. Call to order.**

Acting chair Martin Brown called the Building Codes Structures Board meeting to order at 9:45 a.m. The meeting was held at Building Codes Division, Conference Room "A," 1535 Edgewater NW, Salem, Oregon.

*Agenda heard out of order*

**III. Reports**

**A. Building Codes Division administrator's report**

Administrator Long presented the [BCD Update](#) packet.

**Oregon eBuilding Permit Initiatives.** Administrator Long discussed the electronic permitting program. The division is in the process of finalizing contracts for the system software and will shortly be moving into the development stage. When fully operable eBuilding Permits will make information easily accessible electronically. The system will allow for the electronic submission of plans, purchasing of permits, and scheduling inspections. This program will save contractors and local jurisdictions time and money by allowing persons to obtain permits online.

The division has been in procurement and selection since July 2007 and plans to announce a vendor by mid-February.

The division is putting together a business processing team to compile all the best practices that are occurring in jurisdictions already using the Quick Permits electronic permitting system in order to incorporate them into the new system. Eugene and Lane Counties are interested in becoming early adopters of the eBuilding Permit system.

Administrator Long provided a reminder about the surcharge on all permit fees, which went into effect on January 1, 2008, the result of HB 2405 (2007).

The 2008 Building Code Structures Board meeting dates, residential code adoption timelines, and the summary of rulemaking and other projects were discussed.

Administrator Long distributed a Board Responsibilities [Matrix](#) – General Overview. The matrix provided the board members an overview of the respective responsibilities of the boards and the division.

[Senate Bill 10](#) is effective as of January 1, 2008. This is important to board members because the scope of public officials includes board members, not just elected officials. There are new limits on how much a public official can receive in gifts.

If you have questions, you can contact the Building Codes Division or the Ethics Commission. The division is compiling a list of questions to give to the Ethics Commission to develop a FAQ sheet. As the division receives more information, it will be shared with the boards.

Bruce Dobbs expressed concerns about the standards for green buildings.

Administrator Long gave a general overview of what is happening with green building.

There has been some discussion that the Residential Building Code may not be green builder friendly, the division is looking into that. The current Residential Building Code is fifteen percent above the international energy conservation standard.

Portland is planning to request to adopt higher requirements for green building and to mandate development of green zones.

*Agenda back in order*

**I. Board business**

**B. Roll call**

Blair Bubenik was absent, excused. Jim Schwager was absent, excused. Bruce Dobbs arrived at 9:50a.m.

**C. Approval of agenda and order of business**

Acting chair Brown **RULED** the agenda approved.

**D. Approval of the December 5, 2007 regular board meeting minutes**  
Acting chair Brown **RULED** the December 5, 2007 regular board meeting minutes approved.

**E. Date of the next regularly scheduled meeting**  
May 7, 2008

**II. Public comment - None**

**III. Reports (continued)**

**A. Building Codes Division administrator's report**

Administrator Long gave an update on the engineering requirements for fire protection systems. The thought right now is that plans will need to have a stamp of approval from a registered engineer or a licensed architect, but not necessarily a fire protection engineer.

**B. Legislative update – None**

**C. Program update**

Richard Rogers, structural program chief, gave the board an update on the International Existing Building Code. The ad hoc committee that has been helping the division formulate a code change proposal has been halted pending the outcome of the hearings that are coming up in a few weeks in Palm Springs, which could significantly change structural standards.

Sections 310.1 and 310.2 of the Building Code define family childcare homes and limits them to 12 children. This definition is in conflict with the Childcare Division's statutes, which allow a limit of up to 16 children in a certified childcare home. The division is currently working with other state agencies to align the code language so that it does not conflict with other agency's statutes.

**IV. Communications - None**

**V. Appeals – None**

**VI. Unfinished business – None**

**VII. New business - None**

Richard Rogers, structural program chief, reviewed with the board recommendations for the mid-cycle code amendments to the Oregon Structural Specialty Code.

**Item 1** – Clarify language for pocket door hardware to be consistent with federal ADA standards.

**Item 2** – Clarify language for when seismic recording instrumentation is required in new construction.

**Item 3** – Language change for the early adoption of the 2009 International Building Code section 1019.2.

**Items 4 & 5** – Update to current editions of NFPA.

Acting Chair Brown asked a question about conflicting with the proposed adoption of the Residential Code Appendix referencing the NFPA 2002 edition.

Chief Rogers clarified the same correction was made in the last Residential Structures board meeting.

**Item 6** – Recognition of the new NFPA 13 seismic provisions for sprinkler systems

**Items 7 & 8** – Delete section 1504.3 (overflow drains and scuppers) and section 412.2.3 (aircraft hangar floor drains) as these installations are under the purview of the Plumbing Board

**Item 9** – Amended language for section 903.2.7.2 - Fire sprinklers.

Bruce Dobbs requested clarification, in item 9, of the difference between: “When more than 50 percent of the dwelling units within a building are substantially altered or damaged” and “Any alterations where the total cost of all alterations for a building or facility within any 12-month period amounts to 25 percent or more of the assessed value of the structure before the building alteration occurred”

Acting Chair Brown responded by giving an example of a twelve-unit apartment complex that caught fire and damaged four units, but less than 50 percent of the complex was damaged. However, within the 12 month limit there was another fire that damaged two or three units, putting the building over the 50% limit so they were required to install fire sprinklers in the entire building.

Acting Chair Brown commented that it could be confusing if sprinkler systems were only installed in a few units. In the event of a fire, the fire department would show the building as having a sprinkler system.

Acting Chair Brown asked if the next step is a public hearing.

Assistant Manager Knowles reviewed the [timeline](#) for the OSSC supplemental Code Amendment, included in the board packet. It is a rulemaking process and will go to hearing on June 17, 2008.

Acting Chair Brown asked if the March 31, 2008 meeting would allow any other interested parties to come forward with any other code change requests.

Assistant Manager Knowles responded that the March 31, 2008 meeting is specifically for the board members and the fire marshal because the fire marshal has not been through their initial mid-cycle amendment process yet.

**Terry Dieter makes a motion** to approve the supplemental code amendments, items 1 through 8 with the finding that the added cost, if any, is necessary to the health and safety of the occupants or the public, or necessary to conserve scarce resources.

Motion passes **unanimously**

**Terry Dieter makes a motion** to approve the supplemental code amendment item 9 as recommended on agenda item VII, with the finding that the added cost, if any, is necessary to the health and safety of the occupants or the public, or necessary to conserve scarce resources.

Motion passes **unanimously**

**VIII. Announcements** – None

**IX. Adjournment**

Acting Chair Brown adjourned the meeting at 11 am.

Respectfully submitted by,

Kaylan McAllaster  
Division Boards Coordinator