



## Clackamas Multnomah Washington COUNTIES

A BCD field office, the Tri-County Service Center administers the minor label program and coordinates forms, processes, and application of code for building programs in Clackamas, Multnomah, & Washington counties.

## AGC to sponsor February forum

A free forum on commercial structural code issues, sponsored by AGC, takes place Wednesday, February 18, 4-7 p.m., at the Multnomah Building, Board Room 100, 501 SE Hawthorne, in Portland.

Attendees will discuss regional code applications and agree on acceptable standards for the tri-county region. The code panel provides code clarifications and determines common areas of code application. All code-interpretation questions are forwarded to statewide committees through the Building Codes Division. Tri-county-area building departments have committed to following the guidance of the code panels to advance consistent application of code in the region.

Architects and contractors working outside the tri-county region should consult with their local building departments.

Qualified participants may earn three hours of HSW credit, three hours of code-related or master-builder continuing-education credit from BCD, or three hours of home-inspector continuing-education credit from CCB.

Contractors and building department personnel may submit questions to the code forum by sending e-mail to joanie.m.stevens-schwenger@state.or.us or faxing questions to the center, (503) 872-6735. An answer-request form is available on the BCD Web site, www.oregonbcd.org. Click on "Tri-County" and then "Code Forum Program." ♦

## December 4 building code forum minutes and Q & A

**Energy code update.** John Perry, Department of Energy, discussed the energy conservation code change as it pertains to building design, and code changes in Chapters 12 (Ventilation) and 13 (Energy Conservation).

**City of Portland's Major Projects Group.** Jim Harris, City of Portland, represented Portland's Major Projects Group, which works with designers and developers of large construction projects as "code consultants" from the inception of such projects. Experts from the Bureau of Development Review work directly with the developer and design team to solve problems, provide code guidance, and facilitate actions with other city bureaus. The MPG is participating in the South Waterfront Development, which includes several buildings for OHSU.

**Commercial Checklist.** Scott Caufield, Clackamas County, led a discussion with the panel and attendees about the Tri-County Commercial Checklist. Audience and panel members indicated that the checklist was not widely used. Although the checklist has merit as a reference,

the 10-page checklist is often viewed as an array of onerous requirements. Caufield and Eric Schmidt, City of Gresham, called for more industry input to determine the information that would be important and useful on a checklist of no more than three or four pages. Two architects volunteered to serve on a BCD committee to help with the effort. Tri-County manager Joan Stevens-Schwenger will provide committee updates.



**Q Roll-down gates. There is some inconsistency throughout the tri-county area regarding roll-down gates in retail stores. Such gates enhance security after business hours but create problems regarding exiting from the secured spaces.**

**A** Using the method prescribed in Chapter 10 and Table 10-A, occupant loads for the spaces under consideration easily exceed 10 persons. However, store designers and owners and operators maintain that those occupant loads are

continued . . .

### Tri-County Service Center

123 NE 3rd Ave., Ste. 440  
Portland, OR 97232-2901  
Phone ..... (503) 872-6731  
TTY ..... (503) 373-1358  
Fax ..... (503) 872-6735  
Joan Stevens-Schwenger  
..... manager  
E-mail ..... Joanie.M.  
Stevens-Schwenger@state.or.us



### Building Codes Division

Web site .... www.oregonbcd.org





Clackamas  
Multnomah  
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COUNTIES

News *Line*

Mark your calendars!

2004 code forums:

- May 19
- September 22
- December 1

Forums are 4-7 p.m.,  
Wednesdays, in the  
Board Room of the  
Multnomah Building,  
501 SE Hawthorne St.  
Portland.

only realistic during normal hours of operation. Furthermore, they maintain that few employees, typically one to three, occupy these spaces when the gates are secured.

Section 1003.3.1.3 of the OSSC says that every required egress door serving an occupant load of 10 or more persons must be 3 feet, 0 inches by 6 feet, 8 inches. Thus, some building departments have been requiring a door for exiting the retail space when roll-down gates are shut.

**Q Which occupant load should be considered in the design of the exit system: the occupant load during normal business hours or the occupant load after the business has closed to the public?**

**A** Both occupant loads should be considered. The most important occupant load to consider is the occupant load during normal hours of business and the appropriate exit system for that load; however, it's appropriate to consider the occupant load after business hours and allow modifications accordingly.

**Q Should an egress door be required in addition to the roll-down gates?**

**A** No, an egress door would not be required unless the calculated occupancy requires two exits.

**Q Accessibility for a church baptistery. I believe there is an interpretation of the accessibility requirements for a church baptistery.**

**This question concerns a full immersion baptistery in which the pastor stands in the water and the individual is then baptized in the water. Usually the baptistery is similar to a spa tub but is only used in the church during a baptismal ceremony.**

**Does the State of Oregon or the tri-county area require OSSC Chapter 11 Accessibility to a baptistery? My understanding is the ADA does not.**

**A** Refer to *Oregon Interpretive Ruling 95-10: Disabled access to church baptisteries*. Ruling: Church baptisteries are not listed as one of the spaces exempt from access in Section 3106(a)1.

Baptisteries are regulated by Section 3108(d) as a "spa or similar facility" and require access to the edge of the facility. Such access to the edge of the baptistery would be by ramp, elevator, or platform lift. ♦

440-2736 (2/04/COM)

Tri-County Service Center  
123 NE 3rd Ave., Ste. 440  
Portland, OR 97232-2901

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