

**SOUTH CAROLINA BUILDING CODES COUNCIL
KINGSTREE BUILDING, ROOM 108
COLUMBIA, SOUTH CAROLINA
THURSDAY, NOVEMBER 4, 2004**

MEMBERS PRESENT

Gregory P. Parsons
Frank Hill, Jr.
Lloyd D. Schumann
William T. McDowell, Jr.
Van M. McAlister
Merv Poston (for M. Thomas)
Wendell Davis
Kenneth P. Padgett
Ernest F. Dorsey
Thomas E. Brock
Richard N. Sandler

MEMBERS ABSENT

Frank P. Hodge
Gable D. Stubbs
James A. Ham, Jr.
Jerry Witherspoon

STAFF PRESENT

Gary Wiggins
Jennie Meade

OTHERS PRESENT

Earnest L. Knight
Darbis Briggman
William R. Butler
Gerry Poss
Douglas M. Smits
Ward Braswell
Steve Landrith
Siggi Valentin
James T. Palmer

Channon Chambers
James Whittaker
Herb Yingling
Bruce Boulineau
Steve Skalko
Sonny DuBose
Michael Robinson
David Gautley
Robert Harkins

Andrew Jordan
Gregg Lowden
Georgia Toney
Danny Brown
Julian Barton
Matt Sigler
C. W. Clendenin
John Humphries
Mark Dillard

NOTE: The Notice and Agenda for the November 4, 2004 meeting of the South Carolina Building Codes Council were posted in accordance with Section 30-4-80 of the 1976 amended code, relating to the Freedom of Information Act.

1. Call to Order

The November 4, 2004 meeting of the S. C. Building Codes council was called to order at 10:30 AM by Vice Chairman Gregory P. Parsons

2. Approval of Agenda

Vice Chairman Parsons asked if there were any changes to the agenda. Mr. Frank Hill made the motion to approve the agenda as written. The motion was seconded by Mr. Ernest F. Dorsey and the vote was unanimous.

3. Approval of Minutes

Vice Chairman Parsons asked if there were any corrections to the minutes of the August 25, 2004 meeting. Mr. Hill made a motion to approve the minutes as presented. The motion was seconded by Mr. Dorsey and passed unanimously.

4. Approval/Disapproval for Absent Members

Vice Chairman Parsons stated that Mr. Gable Stubbs was absent due to a doctors appointment and a meeting; Mr. Jay Ham was absent due to a doctors appointment; Chairman Frank Hodge was absent due to a ICC function; and Mike Thomas was unable to attend and sent Mr. Merv Poston of the State Engineers office as his proxy. Mr. Thomas Brock made a motion to approve the absences and the motion was seconded by Mr. Hill. The motion was passed unanimously. The tabled issue concerning the unexcused absences of Mr. Witherspoon was addressed. Vice Chairman Parsons asked for a motion. After discussion the motion was made by Mr. Brock and seconded by Mr. Hill for staff to address the issue with legal staff and take whatever action that is appropriate. The motion passed.

5. Staff Announcement

Vice Chairman Parsons recognized Mr. Gary Wiggins. Mr. Wiggins announced that Chairman Frank Hodge was elected as the President of the International Code Council.

6. Old Business

A. Emergency Regulations

Vice Chairman Parsons recognized Mr. Wiggins who stated that at its last meeting, Council addressed several modifications to the 2000 International Building and Fire Codes that the industry felt was necessary to carry over to the 2003 codes. He went on to explain that the items were not submitted for consideration during the 2003 code adoption process. Mr. Wiggins stated that Council instructed staff to prepare language for emergency regulations to continue the modifications after the codes are implemented on January 1, 2005. He stated that the language was prepared and offered for review and approval by Council. After discussion, a motion was made by Mr. Hill and seconded by Mr. Brock to approve the language and move the emergency regulations forward. The vote was taken and the motion passed unanimously.

B. Proposed maps showing geographical locations of residential seismic and wind zones

(1) Designation of Seismic Zones for the IBC – Vice Chairman Parsons recognized Mr. Wiggins. Mr. Wiggins stated, at the last meeting staff requested guidance from Council on how to designate specific seismic zones based on the map depicted in the IBC. He said the map approved by Council, designating the seismic zones C through D2 was prepared from the map depicted in the IRC and is valid only for one and two family residences. Mr. Wiggins said that for commercial buildings, the IBC uses a map based on ground motion, which divides the state into 11 specific areas. He went on to say, to attempt to define those lines by physical, geographic features or elements will be impossible. He said that Council had asked staff to digest the situation and provide Council with a recommendation. Mr. Wiggins said that his recommendation was not to attempt to redraw lines for commercial purposes. Instead he suggested allowing the designers to use the disk that is supplied with IBC for design purposes. Mr. Richard Sandler made the motion to use the seismic design parameters CD ROM to be used with the IBC to determine the seismic requirements for commercial buildings. Mr. Dorsey seconded the motion and the vote passed unanimously.

(2) Wind Speed Zone request, City of Charleston – Vice Chairman Parsons recognized Doug Smits, Building Official for the City of Charleston. Mr. Smits requested that the 130 mph wind speed line be extended farther west, to include sections of the City of Charleston that extended into Berkeley County. Mr. Smits said by doing so, the entire City of Charleston would be within the 130 mph zone, which would allow for more consistent construction requirements. During the discussion, it was pointed out, that if the line were moved, it would create an isolated area of Berkeley County, completely surrounded by the City of Charleston, that would change from 120 mph to 130 mph. After a thorough discussion, Mr. Smits withdrew his request.

(3) Wind/Seismic Map Approval - Vice Chairman Parsons stated that the Council delayed granting final approval of the redrawn wind/seismic map to give local jurisdictions one more opportunity to offer comments or amendments. Mr. Smits request was the only one received. Mr. Sendler made the motion to give final approval to the wind and seismic map as amended at the August 25, 2004, meeting. The motion was seconded by Mr. Hill. Since the request by the City of Charleston was made prior to the acceptance of the maps, Mr. Smits can resubmit a request at a future date. The motion was modified to allow the City of Charleston to modify the Wind Speed Zone with Councils approval. Mr. Hill seconded the modification of the motion and the vote was unanimous.

7. New Business

A. Accessibility issue

Vice Chairman Parsons recognized Mr. Wiggins. Mr. Wiggins stated that Mr. Rick Bowers, Building Official for the City of Lancaster, made the request, but was unable to attend the meeting. Mr. Bowers, therefore, asked Mr. Wiggins to make a presentation on his behalf. Mr. Wiggins addressed the memo sent by Mr. Bowers (copy attached). Mr. Wiggins stated that Mr. Bowers was attempting to determine an appropriate opening pressure for exterior doors for accessibility purposes. He went on to say, the original language of the ADA stated a maximum opening pressure of eight pounds for exterior doors. In practical application, however, he said many buildings are designed with interior pressures higher than eight pounds on the inside, causing the exterior doors to blow open and to stay in the open position. Mr. Wiggins said, in an effort to assist Mr. Bowers, staff suggested that eight pounds be used as a maximum pressure in all buildings with internal pressure less than eight pounds and a pressure slightly less than internal design pressure for buildings with internal pressures higher than eight pounds. He then said he polled the accessibility committee members and offered the language for input and comment. He said Mr. Thomas of the State engineers office added the bolded language (copy attached) recognizing self-opening doors as a method of compliance. Mr. Wiggins stated that the language is to offer a non-binding, standard method of addressing exterior door opening pressure for those building officials that wanted to use it. After some discussion a motion was made by Mr. Hill and seconded by Mr. Wendell Davis to adopt the language as a Council opinion. The motion passed unanimously.

B. Barrier Free Design Statutory Amendment

Vice Chairman Parsons recognized Mr. Wiggins. Mr. Wiggins stated that several years ago, the Board for Barrier Free Design was abolished and the Accessibility Committee created to perform in its place. He went on to say that the transition is complete and it is time to amend the statute by removing the obsolete language that created the board and to clarify the creation of the committee. Mr. Wiggins presented a proposed statutory amendment to the Barrier Free Design Act and asked for Council's review and approval. After some discussion, Mr. William McDowell made a motion to accept the language as presented and Mr. Lloyd Schumann made a second to the motion. The vote was unanimous.

C. IBC – Chapter 17

Vice Chairman Parsons stated that Chapter 17 of the 2003 IBC would be going into effect on January 1, 2005. He said the IBC requires the local building official to make a determination as to whether a firm or individual is qualified to perform special inspections but does not list the entities that test and certify the specific disciplines. He further stated, at its last meeting, Council asked staff and Mr. Parsons to identify the entities that test and certify for special inspections and compile that information for potential use at the local level. Mr. Parsons said that was the purpose of the presented Special Inspections Policy. He also stated that the policy is offered as guidance and would not be mandatory.

Mr. Parsons thanked the groups and individuals that provided information and review of the document. Mr. Brock made a motion to accept the Special Inspection Policy. Mr. Hill seconded the motion. Vice Chairman Parsons called for discussion. Mr. Merv Poston stated that Mr. Thomas has some concerns with the section of the document that requires the special inspectors to be licensed architects, engineers or contractors. He said the State Engineer's Office has been requiring special inspections since it adopted the 2000 IBC and had utilized special inspectors certified by the ICC. He went on to say that Mr. Thomas is concerned about the policy being too restrictive, by not recognizing the certifications issued by the same entity that publishes the code that is being enforced. Mr. Poston said Mr. Thomas would like the State Engineer's Office to be consistent with local jurisdictions in the use of special inspectors, but does not believe it is necessary for them to be only licensed architects, engineers or contractors. Mr. Poston requested that approval of the document be delayed to provide more time to consider the ramifications. After further discussion, Mr. Brock withdrew the motion and Mr. Dorsey made the motion to table the issue until the next meeting. Mr. Hill seconded this motion and the vote was unanimous.

8. Public Comments

Vice Chairman Parsons recognized Mr. Darbis Brigman, Building Official for the City of North Charleston. Mr. Brigman invited the members of Council to the Coastal Code Conference December 5-8, 2004.

Georgia Toney stated that the ICC code hearings are February 23, 2005.

9. Date of Next Meeting

February 23, 2005. Mr. Brock made a motion to accept the meeting date contingent on the Chairman's approval. Mr. Sandler seconded the motion and the vote was unanimous.

10. Adjournment

The meeting was adjourned at 12:27pm.