



# CODE REVIEW COMMITTEE

SACRAMENTO VALLEY ASSOCIATION OF BUILDING OFFICIALS

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## Code Review Committee Question/Survey for July 2008 and Committee Supported Responses

### Subject: Fire-Resistive Construction for Combustible Projections

1. An R-2 Occupancy of Construction Type V-A is sprinklered. Do combustibles projections require fire-resistive construction according to Section 704.2.3 if the fire separation distance is:

1a. Between 3' and 5'?

YES		NO	
10	77%	3	23%

1b. Between 5' and 30'?

YES		NO	
7	50%	7	50%

1c. Greater than 30'?

YES		NO	
0	0%	13	100%

#### Comments by Spokespersons

1a) I am unable to answer because the question is not specific as to the type of projection.

- Between 5' and 30'. It depends. See Table 704.8.
- See Tables 602 & 715.4
- It appears that if the projections are sprinklered they do not need to be of fire-resistive construction.

#### Code Review Committee Supported Response

1a. The committee response is no because the building is sprinklered. For 1b and 1c the answer is no.

At least 1-hour fire resistance-rated construction is only required in the above example if the fire separation distance is 3 feet or less.

Start with CBC Section 704.2. (The language at the end of 704.2 should look familiar because it was in Section 503.2.1 in the 2001 CBC. In the 2001 CBC, we used Table 5-A to find the distances from the property line where openings were prohibited and where openings were required to be protected.) In the 2007 CBC, the distance where openings are prohibited is clearly shown in Table 704.8 as 3 feet for protected openings. The distance where openings are required to be protected is not as clearly shown in Table 704.8, but is 5 feet (unprotected openings are prohibited less than 5 feet). However, Section 704.8.1 allows the unprotected openings to be 3 feet from the property line if the building is sprinklered (except Groups H-1, H-2 and H-3). 2007 CBC Section 704.2.3 requires combustibles projections to be at least 1-hour fire resistance-rated construction, Type IV construction, fire-retardant-treated wood or as required by Section 1406.3 (fire sprinkler protection of the projection). Note that CBC Section 704.2.3 allows R-3's to be unprotected Type V-B construction.

If the building in this question were not sprinklered, Section 704.2.3 would require combustibles projections to be fire-resistive construction if the fire separation distance was less than 5 feet.

## Subject: Safety Glazing at the Top of Stairs

2. Is safety glazing required three feet (horizontally) from the top nosing of a flight of stairs per CBC 2406.3 Item #10?

YES		NO	
9	69%	4	31%

### Comments by Spokespersons

- "Within" 3 feet indicates 3ft or less. The Antonym for "within" is "outside".
- I don't know if I understood the question, but there's a very good illustration on Page 357 of the "Building Code Illustrated".
- Including the 3 foot landing at the top of the stairs, safety glazing would be required within 6 feet from the top nosing of a flight of stairs.
- It would be required within 60 inches vertically of the walking surface measured from the top nosing at the landing.

Required? No. However, yes if less than 60" above the nosing.

### Code Review Committee Supported Response

Yes, safety glazing is required.

"Stairway" is defined by CBC Section 1002.1 to include the landings. CBC Section 1009.4 requires landings at the top and bottom of the stairway. Although CBC 2406.3 Item #11 measures 60" from the bottom tread of the stairs, CBC 2406.3 Item #10 measures 36" horizontally of a walking surface of stairways ramps and landings. Therefore, the bottom landing would have safety glazing as per #11 and #10 would apply to the top landing and any intermediate landings. Since the top landing is not bounded by walls it can be defined by using CBC Section 1009.4. The landing is as wide as the stairway and as deep (in the direction of travel) as wide as the stairway but no greater than 4 feet. For example, if the stairway is 36 inches wide, the top landing would be 36" wide and 36" deep. If the bottom of a window (in the same wall as the stairway) is less than 60" above the walking surface of the top landing and the edge of the window closest to the stairway is less than 72" from the top nosing, safety glazing is required.