

**COCOA Code Consistency Committee**  
**September 16, 2009**

**Question:** Tim Wakely, Union County. How in-depth do most plans examiners go when reviewing RESchecks.

**Discussion:** Each jurisdiction present does review the code version, the general quantities and assemblies listed, equipment efficiencies, and general fenestration especially when a large amount of openings are proposed. A lot of additions use the prescriptive provisions of the code.

**Question:** Nick Montan, ECOBA. Exterior walk in coolers have equipment on the roof. Would a guard be required per OMC 304.10.

**Discussion:** BBS staff has stated they are required. They are approved as industrialized units without guards. The units can be interpreted as equipment and guards would not be required. The consensus is IU's approved without guards do not require guards. Some of the jurisdictions would enforce the guard, some would not, and some are not decided.

**Question:** Dave Daniels, City of Columbus. Appendix G has a requirement for an audible alarm to be heard throughout the house. How is that being determined.

**Discussion:** Some listen for the alarm at the most remote portion of the home. There is no standard sound level. There are UL2017 and ASTM F2208 standards, and one of the manufacturer's claims their device meets the 85 dB @ 10' of a California jurisdiction. It would be reasonable if an alarm cannot be heard with no ambient noise like radios and hair dryers, it does not meet the code. There are wireless remote alarms to supplement the main alarm. Some jurisdictions may adopt a minimum standard to make enforcement easier.

Keith Wagenknecht, City of Columbus. Primary and secondary services and site lighting requirements. NEC talking points document was distributed. If the installer is not a PUCO regulated installer, then Columbus will be requiring a licensed contractor and installation per the NEC. Developers are hiring private installers and not PUCO regulated installer.

**Question:** Jan Rozanski, City of Dublin. RCO column pads sizing, especially depth, cannot be determined prescriptively.

**Discussion:** The limits for projections dictate the minimum thickness of unreinforced footing pads. Otherwise, ACI 318 is the design standard to prevent punching shear.

**Question:** Alan Duffy, Village of New Albany. Combustion air from outside is required in unusually tight construction. By definition, a vapor retarder on the ceiling is required for unusually tight construction. What are jurisdictions enforcing.

**Discussion:** Most jurisdictions present are requiring the combustion air from outside for all.

**Question:** Mike Frey, City of Gahanna. Is there a way to tell if a metal is galvanized, especially when looking at framing connections.

**Discussion:** There is a chemical test that turns black if zinc is present. Otherwise there is no easy way to visually tell if a fastener is galvanized or how thick is the coating.

**Question:** Ken Fultz, City of Gahanna. Roof top patio of a residential building, Type IA construction, and a combustible fabric panel is proposed for privacy between units.

**Discussion:** All jurisdictions present agreed if it is fixed to the structure, it must meet the radiant flux requirements for exterior finishes. If not fixed, it could be considered a piece of furniture.

**Question:** Bill Sauder, Dealer's Lumber. What is the attic ventilation requirement.

**Discussion:** OBC Chapter 1203.2 has the attic ventilation requirements.

**Question:** Steve Welsh, Mifflin Township. Annunciation panel of a generator is being forced to be at a constantly monitored location by the Ohio Fire Marshall.

**Discussion:** No one present was aware of this requirement in the OBC or the NEC. All agreed to ask the Ohio Fire Marshall to document the requirement.

Don Phillips, Worthington Engineering. Distributed via e-mail was an article in Structure Magazine that the 2009 IBC and IRC will be referencing an undated metal plate truss standard that will shift some responsibility including bracing to the building designer.