

First Preventers

- Whether their title is Building Official, Fire Marshal, Inspector, or Plans Examiner, their mission is the same: to prevent harm by ensuring compliance with building and fire safety codes before a disaster occurs. Prevention goes unnoticed by design and definition. Success is a non-event. First Preventers play a major role in saving lives, protecting property, and reducing recovery costs often borne by the public.



Clark County WASHINGTON

Adoption of the 2015 International Codes

Presented to the Clark County Council
by

Jon Dunaway, Fire Marshal / Building Manager

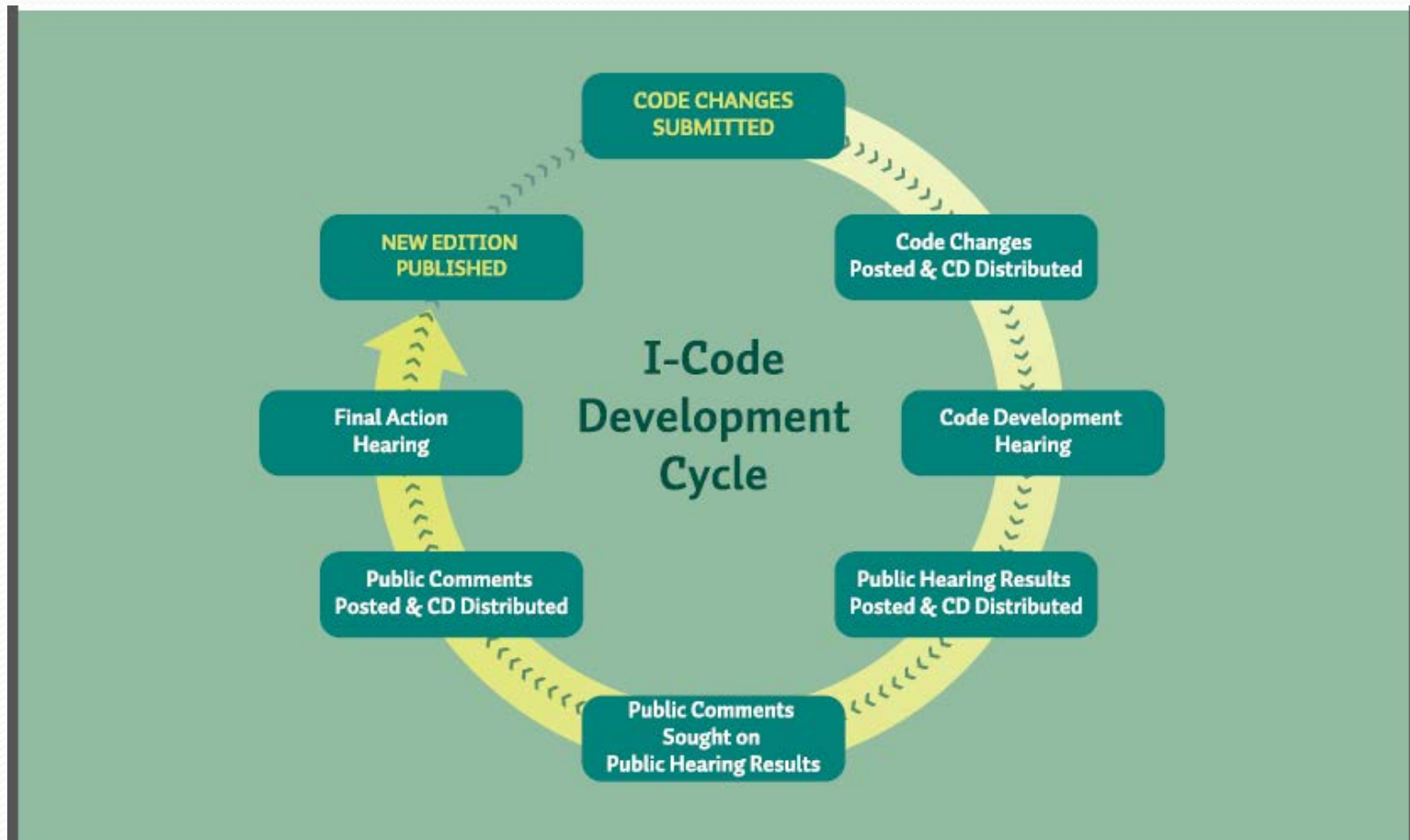
Jim Muir, Chief Building Official

History of National Codes

- **The Model Codes**
- I-Codes (International Codes): The International Code Council (ICC) was founded in 1994 by the three regionally-based model code organizations: the Building Officials and Code Administrators International (BOCA), the International Conference of Building Officials (ICBO) and the Southern Building Code Congress International, Inc. (SBCCI).
- The purpose was to streamline the building regulatory system through a single family of codes offering consistency and compatibility to multiple layers of requirements existing at the federal, state and local level.
- The final consolidation of ICC occurred in 2003, culminating in one organization with a combined history offering more than a century of experience in developing model construction codes.

Model Code – Consensus Process

New edition every 3 years



The State Codes - Process

- Washington State Building Code Council (SBCC)
 - Created to advise the Legislature on building code issues and to develop the building codes used in Washington State. These codes help to ensure buildings and facilities constructed in the state are safe and healthy for building occupants, accessible to person with disabilities and the elderly, and energy efficient.
 - Council consists of a broad range of stakeholder representatives including county and city government, legislature, contractors, developers, manufacturers, trades organizations, design professionals, engineers, and the public.

The State Codes - Process

- State Building Code updated every 3 years
 - 1 year after the model code is published
- Rule-making provides a process for amendments
- Technical Advisory Groups (experts)
- The code is developed through open meetings and public hearings for each of the codes
- Results in a code that is the MINIMUM construction requirement for Washington under RCW 19.27

The State Codes - Process

Beginning July 1, 2016, the State Building Code includes:

- 2015 International Building Code with statewide amendments
- ICC/ANSI A117.1-09, Accessible and Usable Buildings and Facilities, with statewide amendments
- 2015 International Residential Code with statewide amendments
- 2015 International Mechanical Code with statewide amendments
- 2015 International Fuel Gas Code with statewide amendments (part of the IMC adoption)
- 2014 Liquefied Petroleum Gas Code (NFPA 58)
- 2015 National Fuel Gas Code (NFPA 54) (for LP Gas installation only)
- 2015 International Fire Code with statewide amendments
- 2015 Uniform Plumbing Code with statewide amendments
- 2015 International Energy Conservation Code/Washington State Energy Code
- 2015 International Existing Building Code with statewide amendments found in the IBC
- 2015 International Swimming Pool and Spa code

Clark County Code - Process

- In coordination with the national and state process, we adopt the codes locally every 3 years per RCW 19.27
- Correlate county, state, and national provisions
- Local amendments can be added:
 - Wildland / Urban Interface to prevent wildfires;



Clark County Code - Process

- Access and fire flow requirements;



Clark County Code - Process

- Building permits – valid for 2 years (state code is 6 months)
- Exemptions from permitting beyond state code
 - Agricultural structures
 - Floating structures
 - Work in the public right-of-way
 - Privately owned radio antennas less than 70 feet tall

What We Do...

- RCW 19.27 requires the State Building Code to be enforced by counties and cities
- Building Safety and Fire Marshal programs
 - New construction review and inspection
 - Commercial and residential
 - Site plans, subdivisions, other land use reviews
 - Complaints, hazardous conditions, fire investigations
 - Stormwater and erosion control

...how we do it...

- Daily effort
 - Inspections (averaging approx. 200 per day)
 - LEAN single-family home plan reviews (8 to 10 per day)
 - Plan review – other residential, commercial, and fire
 - Customer service (phone calls, walk-ins, meetings)
- Innovations
 - Sherlock Video Inspections
 - Tik Tok Appointment Inspections
 - SMART Permits (RSW, LTD, TI, Fresh Start, Simple Structures, Minor Repair)
 - Outreach / education / training

...and our partners

- Building Industry Association (BIA)
- American Institute of Architects (AIA)
- Fire Departments
- Developers
- Contractors
- Business Associations (HDSCBA)
- Vancouver Greater Chamber of Commerce
- Clark County Sheriff's Office
- Development and Engineering Review Board (DEAB)

Among others....

Some things we come across...



And during fire inspections...



Questions?

