

**BUILDING CODE COUNCIL  
MINUTES OF May 14, 2008 MEETING**

Member in Attendance: William Brizee, Timothy Hiu, Ralph Nagamine, Gary Chock, Socrates Bratakos, Brian Kajikawa, Keith Rudolph, and Russ Saito. Excused: Douglas Haigh and Jerry Haruno. Staff present: Alvin Tamashiro, Department of Accounting and General Services (DAGS) and Patricia Ohara, Department of the Attorney Office.

1. Timothy Hiu called the meeting to order at 2:02p.m.
2. The minutes from the April 8, 2008 meeting were reviewed and approved with one correction by Gary Chock for item number 6; Sam Dannaway represented the Society of Fire Protection Engineers of Hawaii instead of the AIA-Honolulu Chapter.
3. There were three comments from the members of the public: 1) one member from the public asked about the process and when would the codes be adopted and Timothy said that it would be covered in the investigative committee reports; 2) Patty Johnson from the Department of Human Services (DHS) expressed her gratitude to the Council for making the time to discuss their consultant's work on the Assisted Living Facilities; and 3) Raymond Bizal, Western Regional Manager, National Fire Protection Association offered assistance in the administrative rules adoption process and format and also offered free training to code officials on the code. This invitation was also extended to the State Fire Code.
4. Dan Purgiel from LRS Architects, Inc. made a presentation on the DHS's proposed accessibility amendments to the International Building Code (IBC) relative to licensed care, specifically assisted living. In summary his presentation noted:
  - a. DHS hired them to do a 50 state assisted living study relative to life safety for residents that are allowed to live in assisted care facilities across the country and how it fit into the building code knowing that there were issues with the code.
  - b. Assisted living or similar State licensed designation is allowed in all 50 states but all are different because each State has their own licensing system and the licensing is not on a national level. As a result there are 50 different types of regulations.
  - c. 46 states have at least one category of State licensed assisted living that allows occupants that may need assistance in evacuation. That

means they are not fully capable in self preservation which are two terms used by the Life Saving Code and the Building Code.

- d. The IBC Groups I-1 and R-4 are the occupancy designations for personal care. The Group I-1 Section 308.2 states that the residence shall be capable of responding to an emergency situation without physical assistance from staff.
- e. One of the main issues is that based on the statistics, 51% of the 89 assisted living categories in the country of over 5 residents allow residences that are not fully capable of self preservation. This creates an inconsistent application of the codes. Hawaii wants to have the same type of residence that is more common of assisted living in the country.
- f. The study looked at five adjacent states, Alaska, Washington, California, Oregon, and Idaho. At least three states amend the IBC at a statewide level to incorporate similar aspects of allowing residents that may require assistance with evacuation. Hawaii is also in the process of considering similar amendments.
- g. Recommended that the IBC should be amended for the State of Hawaii, incorporating similar concepts found in the NFPA 101 Residential Board and Care occupancies and IBC amendments from the nearby states. To use the same approach for Hawaii, they have simplified the proposed amendments, which amount to inserting only four pages in the book.
- h. There is a movement by an ad hoc committee in Oregon to propose the amendments at a national level for consistency. This would settle the occupancy requirements for the I-1 and R-4, which is the only variable right now.

#### 5. Report from investigative committees (IC)

- a. Hiring of Executive Director and Executive Assistant: Alvin reported that the request to the State Procurement Office for assistance to hire the Executive Director and Executive Assistant will be sent out tomorrow. Russ explained the process in hiring both consultants and said that it would take approximately three to six months to hire the consultants.
- b. Structural Standards and Provisions: Gary Chock reported that there is one more wind map to be completed for Maui. Also an interim map will be completed for Kauai which would make use of the 2001 research as the basis for the maps.

- William asked if the question raised at the April meeting was answered by the AG regarding how the Council can adopt colored maps relative to high wind design. Pat Ohara said that the Hawaii Administrative Rules (HAR) could make reference to an electronic document containing the colored maps that would make the colored maps the official maps in the HAR. Timothy added that the colored maps for the City and County of Honolulu are the official maps for their rules.
  - Question from the public: Would the wind maps have any affect on the costs of home insurance? Gary replied that we could not prohibit the insurance companies from using the maps and there is a possibility that it could affect the costs but insurance companies have already taken this into account with their own research.
  - Question from the public: Before any changes to the wind maps are included in the HAR, would further engineering studies be done? Gary replied; I would hope so.
- c. International Building Code, residential code, and existing building code: William reported that a subcommittee of the four county building officials is reviewing the list of proposed amendments. The list includes all of the amendments to the building code that were made by all four counties and if there were similar amendments made by at least three counties, it was selected to be included in the State Code. If two counties had similar amendments and it took less than 30 minutes to decide, it was selected to be included in the State Code. If it took more than 30 minutes to decide, it was deemed to be too controversial and would be looked at in 2009. Also met with the DCAB to work out the amendments that were acceptable to them. Indigenous architecture still has to be looked at. After the four county building officials unanimously approve the amendment package, it will be forwarded to the Executive Director to be adopted into the rules. Russ added that after the four county building officials unanimously approve the amendments, it would need to go to the full Council for approval and after that the rulemaking process can begin. William said that the next task for the IC is looking at the international residential code and they had their first meeting and will continue to have meetings generally on the third Thursdays of the month and generally from 11:30a.m. to 1:30p.m. in the Honolulu AIA conference room and will have the neighbor islands call in.
- Ralph asked if the unresolved issues would be deferred to 2009 and William replied that a priority list will be prepared to

determine when it should be included in the statewide building code.

- d. State Fire Code: Socrates reported that Hawaii is one of the few states that do not have a State Fire Marshall's Office. Instead they have a State Fire Council comprised of the four county Fire Chiefs. The Chair of the council is from the Honolulu Fire Department. Within the council is a Fire Prevention Committee that works on the State Fire Code. They are currently working on the Ramseyer format of the rules for the new State Fire Code with the Legislative Reference Bureau and the next council meeting is in July 12 and 13 in Hilo. Russ mentioned that unlike most of the other codes that are based on international and national standards, the State Fire Council can adopt the fire code through the rulemaking process without getting the approval of the State Building Code Council. After their public hearings are done, that will be the fire code.
- e. Plumbing and Individual Waste Water Systems Codes: Timothy reported that he was verbally told by the Chair of the IC that they have proposed that the 2006 uniform code will be the State Building Code without amendments. The minutes of Monday's meeting will be distributed shortly and will include this proposal to be presented to the State Building Code Council.
- f. Energy Conservation Code: Howard Wiig from the Department of Economic Development and Tourism presented the report as Chair of this IC. He asked Russ when the committee could submit the final version of the code and Russ replied that it could be submitted anytime because it is a separate code.

Howard reported on the following:

- For commercial buildings: 1) the committee is recommending requiring commissioning. The next step would be to meet with Russell Takata of the Department of Health; 2) require pool heating and pool covers but still need to address the safety issues; 3) include sub metering additions, 4) include provision for reducing outside air intake; and 5) non-air conditioned buildings, same envelope requirements as for cooled buildings, specify minimum free vent area of 5% of floor space.
- For residential buildings: 1) air leakage, exempting jalousie windows from 0.3 cfm requirements, permit 1.2 cfm per square foot; 2) non-air conditioned residences, require free vent area of 14% of floor space; 3) exempt fully-shaded and

north-facing windows from SHGC requirements; 4) adding Honolulu's existing residential energy code to roof insulation options; 5) designate Hawaii as having a very heavy termite infestation; and 6) pool covers to have the same insulation requirements.

- g. Electrical Code: Timothy was verbally told, similar to the plumbing code that IC will be recommending the 2008 version of the model code but have not yet received the written documentation.
6. The next meeting date will be June 10, 2008 at 9:00a.m. in the Comptroller's Conference Room.
  7. A report on the elevator code will be included in the July meeting agenda.
  8. The meeting was adjourned at 3:35p.m.