



STATE OF WASHINGTON
STATE BUILDING CODE COUNCIL

May 2018
Log No. _____

1. State Building Code to be Amended:

- | | |
|---|---|
| <input checked="" type="checkbox"/> International Building Code | <input type="checkbox"/> International Mechanical Code |
| <input type="checkbox"/> ICC ANSI A117.1 Accessibility Code | <input type="checkbox"/> International Fuel Gas Code |
| <input type="checkbox"/> International Existing Building Code | <input type="checkbox"/> NFPA 54 National Fuel Gas Code |
| <input type="checkbox"/> International Residential Code | <input type="checkbox"/> NFPA 58 Liquefied Petroleum Gas Code |
| <input type="checkbox"/> International Fire Code | <input type="checkbox"/> Wildland Urban Interface Code |
| <input type="checkbox"/> Uniform Plumbing Code | |

For the Washington State Energy Code, please see specialized [energy code forms](#)

Section(s):

IBC 503.1.4.1

Title:

Enclosures over occupied roof areas.

2. Proponent:

Proponent: Washington Association of Building Officials, Technical Code Development

Title: WABO TCD Committee Chair

Date: May 24, 2021

3. Designated Contact Person:

Name: Micah Chappell

Title: Technical Code Development Manager, Seattle Department of Construction and Inspections

Address: 700 Fifth Ave. Suite 2100, Seattle, WA. 98104

Office Phone: (206) 256-5157

Cell: (206) 305-4362

E-Mail address: micah.chappell@seattle.gov

4. Proposed Code Amendment.

Code(s) IBC Section(s) 503.1.4.1

503.1.4.1 Enclosures ~~of over~~ occupied roof areas. Elements or structures enclosing the occupied roof areas shall not extend more than 48 inches (1220 mm) above the surface of the occupied roof.

~~Exception:~~ Exceptions:

1. Penthouses constructed in accordance with Section 1511.2 and towers, domes, spires and cupolas constructed in accordance with Section 1511.5.

2. High rise buildings.

5. Briefly explain your proposed amendment, including the purpose, benefits and problems addressed.

The current limit on the guard height was based on fire department access to the roof. Once the roof deck is higher than fire ladder access, there is no longer justification for this limitation. There have been concerns that higher guards are needed on higher roofs to prevent people from jumping off the roof deck and/or to allow for wind breaks to limit items blowing off the roof deck and falling on people below. This proposal address both of these concerns

6. Specify what criteria this proposal meets. You may select more than one.

- The amendment is needed to address a critical life/safety need.
- The amendment clarifies the intent or application of the code.
- The amendment is needed to address a specific state policy or statute.
- The amendment is needed for consistency with state or federal regulations.
- The amendment is needed to address a unique character of the state.
- The amendment corrects errors and omissions.

7. Is there an economic impact: Yes No

Explain:

The code change proposal will not increase or decrease the cost of construction. It merely allows additional design options for guards around roof decks.