

By Senator Albritton

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1                                   A bill to be entitled  
 2           An act relating to the Florida Building Code; amending  
 3           s. 553.73, F.S.; requiring that the Florida Building  
 4           Code require that the entire envelope of certain  
 5           buildings being constructed or rebuilt be impact  
 6           resistant and constructed with high wind-resistant  
 7           construction materials; requiring that all parts or  
 8           systems of a building or structure envelope meet  
 9           impact test criteria or be protected with an external  
 10          protection device that meets such criteria; providing  
 11          exceptions; specifying certain items that shall be  
 12          deemed to comply with impact tests for wind-borne  
 13          debris; providing an effective date.

14  
 15 Be It Enacted by the Legislature of the State of Florida:

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 17           Section 1. Subsection (21) is added to section 553.73,  
 18 Florida Statutes, to read:

19           553.73 Florida Building Code.—

20           (21) (a) The Florida Building Code shall require that the  
 21 entire envelope of a building be impact resistant and require  
 22 the use of high wind-resistant construction materials for the  
 23 construction of:

24           1. Multistory residential group R1 or multistory  
 25 residential group R2 occupancies;

26           2. New residential construction that is:

27           a. Within 10 miles of the coastal mean high-water line and  
 28 where the ultimate design wind speed is 130 miles per hour or  
 29 greater; or

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30 b. In areas where the ultimate design wind speed is 140  
31 miles per hour or greater;

32 3. New residential construction in the high-velocity  
33 hurricane zone, as defined in the code; and

34 4. Buildings designated or used as hurricane shelters.

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36 A structure listed in subparagraph 1., subparagraph 2.,  
37 subparagraph 3., or subparagraph 4. which is being rebuilt after  
38 being deemed uninhabitable or destroyed by a hurricane, a  
39 tropical storm, or a fire must also meet the requirements of  
40 this paragraph.

41 (b) The code shall require that all parts or systems of a  
42 building or structure envelope, including, but not limited to,  
43 exterior walls, roofs, outside doors, skylights, glazing, and  
44 glass blocks, meet impact test criteria or be protected with an  
45 external protection device that meets the impact test criteria.  
46 This paragraph does not apply to:

47 1. Roof assemblies attached to a building which do not  
48 breach the exterior wall or building envelope and have no  
49 enclosed sides other than screening;

50 2. Soffits, soffit vents, or ridge vents. The size and  
51 location of a soffit, soffit vent, or ridge vent must be  
52 detailed by the designer and may not compromise the integrity of  
53 the diaphragm boundary;

54 3. Vents in a garage that is designed to hold no more than  
55 four cars. The size and location of such vents must be detailed  
56 by the designer and may not exceed the minimum required area by  
57 more than 25 percent;

58 4. Exterior wall or roof openings for wall- or roof-mounted

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59 HVAC equipment;

60 5. Openings for roof-mounted personnel access roof hatches;

61 6. Storage sheds that are not designed for human habitation  
62 and that have a floor area of no more than 720 square feet;

63 7. Louvers that comply with American Society of Civil  
64 Engineers Standard ASCE 7-16;

65 8. Buildings and structures for marinas, cabanas, swimming  
66 pools, or greenhouses; or

67 9. Exterior balconies or porches under existing roofs or  
68 decks which are enclosed with screen, removable vinyl, or  
69 acrylic panels and an opening in a wall separating a unit from  
70 such balcony or porch, unless otherwise required by the code.

71 (c) The following shall be deemed to comply with impact  
72 tests for wind-borne debris:

73 1. Exterior concrete masonry walls that are constructed in  
74 accordance with the code and that are, at minimum, 8 inches  
75 thick;

76 2. Exterior frame walls or gable ends sheathed with, at  
77 minimum, 19/32-inch C-D exposure 1 plywood and clad wire lath  
78 and stucco that is installed in accordance with the code;

79 3. Exterior frame walls and roofs constructed in accordance  
80 with the code, sheathed with, at minimum, 24-gauge rib-deck-type  
81 material, and clad with an approved wall finish;

82 4. Exterior reinforced concrete elements that are  
83 constructed of solid normal weight concrete with no voids and  
84 which are, at minimum, 2 inches thick; or

85 5. Roof systems constructed in accordance with the code,  
86 sheathed with, at minimum, 19/32-inch C-D exposure 1 plywood or  
87 nominal 1-inch wood decking, and surfaced with an approved roof

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88 system installed in accordance with the code.

89 Section 2. This act shall take effect October 1, 2020.