

Florida Building Commission

Attachment to the August 9-10, 1999 Minutes

**Facilitators' Report of the August 9 – 10, 1999
Commission Meeting**

St. Petersburg Beach, Florida

Meeting Design & Facilitation By:



Florida Building Commission
August 9 & 10, 1999
St. Petersburg

I. Overview of Meeting and Key Decisions

The Florida Building Commission met on August 9 & 10 to review and adopt Draft II of the Florida Building Code. The Commission had approved in July a schedule of five public workshops on Draft II. At this meeting, the Commission unanimously adopted review criteria and a process for evaluating public comment and proposed modifications for Draft II. In addition the Commission adopted: a revised workplan with new TAC assignments; adoption of 12th members for many of the TACs/TGs; and a unanimous decision to file rule adopting the 1999 Edition of the National Electric Code.

After a review of the South Florida Integration Issues Drafting Group recommendations and both consent and discussion items forwarded for Commission review by the Technical Advisory Committees, the Commission unanimously adopted Draft II as refined on August 10 for purposes of public input over the next two months.

II. Florida Building Commission's Draft II Consensus Guide

The facilitators reviewed with members the following guidelines for the Draft II consensus building process:

1. Consensus = Aspire for 100% support for adoption of Draft II. Need at least 75% support of FBC to adopt Draft II.
2. Chair will seek 2 motions – (1) adopt S.F. integration issues into Draft II (2) Motion to adopt Draft II as refined including consent and discussion agenda issues.
3. Chair may use Straw Polls to test the level of support for an issue, package or section. These will be recorded for later reference.
4. Consent Agenda – any member may move an item to the discussion agenda. Consent agenda will be adopted as a consent package.
5. Discussion Agenda – review issues and TAC review, seek clarification from TAC as needed. Take Straw Poll (Y/N), discuss as needed, potential changes, take exit Straw Poll.

III. Draft II South Florida Integration Issues

The Chair Following a report from Commissioner D'Andrea on behalf of the Drafting Committee setting forth the committee's recommendation, the members ranked the overall framework and each component as follows:

	3	2	1
Conceptual Framework	6	12	1
1. Wind Load Design Initial Straw Ranking	6	12	1
2. Roofing – Initial Straw Ranking	6	13	0
3. Administration – Initial Straw Ranking	14	5	0

FBC Consensus Scale

3 = Wholehearted Support – I Can Live With This
2 = I Can Support This – Would Like to See Changes As Follows... (from heartfelt concern to heartburn)
1 = I Can't Support This Unless Following Changes Are Addressed to Meet My Serious Concerns (from palpitations to coronary)

A. Wind Load Design

The members then discussed the wind load design recommendation and identified several possible alternatives. Below is a summary of the points raised in the Commission’s discussion:

- Important to protect safety of public with any option
- Current proposal falls short
- Changing a national standard and artificially creating zone is not sound
- Public wants stronger built homes
- Proposal “D” had highest rating from Commission in July
- Weakens rest of the State due to ASCE 7-98
- Adopt ASCE 7-98 in entirety
- Adopt mandatory wind debris protection
- High wind velocity protection area
- Commission should opt for stronger requirement
- Find a way to incorporate requirements in code – not as subchapter B
- Adopt ASCE 7-98 in entirety, opt-in process should not have deadline
- How can we ignore rest of coastal areas in Florida?
- Mandate protection for rest of state according to wind zone science that underlies ASCE 7-98
- Support negative pressure requirements
- Subchapters “B” should be available to any county that want them
- Make ASCE 7-98 required – mandated protection leave B chapters open to those who want them
- S. FL integration issues the Commission will address will include product approval. Won’t address it in Draft II.
- ASCE 7-98 should be incorporated as is throughout the state
- Areas outside of 120 mph – does not mandate wind-borne debris can also use internal pressure method

- Support ASCE 7-98 with mandatory inclusion for other coastal areas opt-in for other (non-coastal areas) need strong administrative section
- Code can be modified from current proposed option – hard to modify if ASCE 7-98 is everywhere in the state
- Can't support increased standards for those who haven't already adopted them – incorporate Dade into body not subchapter B
- ASCE 7-98 for Florida or else design as partially enclosed structure – update chapter 23 to be in accordance with ASCE 7-98
- This is not an A & B code it addresses specific situations as a part of the code – B Chapter address specific situations – we can modify as needed between Draft II & Draft III
- Building Code is minimum not maximum performance standard – cost will drive buyers out of home market if it is a maximum code
- FHBA supports option for S. FL
- Draft II consistent with Governor's recommendations – no weakening of current standards but no mandating of more stringent code for other locales

The Commission first took a straw poll on the committee wind load design recommendation and then ranked on a 3 point scale three alternatives to the recommendation. The results are shown below:

Straw Poll – Wind Load Design

	Yes		No
1) Committee Proposal	18		1
	3	2	1
2) Alternative ASCE 7-98 Statewide (C. Danger)	8	3	7
3) Alternative ASCE 7-98 State (Bassett) Opt In to Mandatory Wind Borne Debris	5	2	11
4) Option M (Browdy)	7	5	7

B. South Florida Integration Drafting Committee Recommendation

Following the Commission discussion of wind load, a motion was made and seconded to adopt Drafting Committee's Recommendation on the South Florida Integration Option (including wind design load, roofing and administration) for inclusion in Draft II. It was understood by members that this option was to be included in Draft II for public input and that the option would receive further attention and possible refinements by the Commission prior to adopting Draft III in December. The vote on this motion was recorded as follows:

- 15 In support of motion**
***2 Not in support of motion** (Steve Bassett and Charlie Danger with Suzanne Marshall, a non voting member, also casting a no vote)

Motion passed 15 to 2 in favor

IV. Draft II Package

The Commission reviewed and agreed to include in Draft II all the TACs and TGs proposed consent items with the exception of one item from Special Occupancy which was addressed by the South Florida Integration Option. The Commission then reviewed each of the TACs/TGs discussion items and decided whether to include each in Draft II. Below is a summary of these actions that was reviewed by the Commission prior to its adoption of Draft II package on August 10.

South Florida Integration Option

Commission adopted the proposed Drafting Group option for inclusion in draft II covering windload design, roofing, administration.

The Commission agreed to review and further discuss three additional alternatives suggested by several members in the effort to further develop the technical basis for the South Florida Integration option that will be developed for inclusion in Draft III. These alternatives were each ranked with a 3-2-1 scale. (3= wholehearted support; 2=I can support but want to see changes; 1=I can't support unless changed as follows...."):

Alternative # 1 (Bassett) ASCE 7-98 would be adopted unmodified. County could mandate mandatory Wind Borne Debris Protection with Palm Beach, Broward, Miami-Dade and Monroe Counties with the ability of any county to opt in."

Rank	3	2	1
	5	2	11

Alternative # 2 (Danger) Adopt ASCE 7-98 statewide with mandatory protection for the 120 mph contour line

Rank	3	2	1
	8	3	7

Alternative #3 (Browdy) (M) Adopt ASCE 7-98 with Miami-Dade, Broward, Palm Beach and Monroe Counties classified as windborne debris protection zone.

Rank	3	2	1
	7	5	7

The Commission reviewed TAC recommendations on consent items (both approval and denial) and on discussion agenda issues. Below is the result of that review. Discussion items were individually reviewed, moved and adopted.

Accessibility

Consent Items: Gen. Mod 1 (delete ch.11, Sub. FL Accessibility Code) Gen. Mod 2, Gen. Mod 3 (include Fair-housing as part B to ch. 11), Gen. Mod 4-7, Gen. Mod 9

Discussion Agenda Decisions:

Priority #1- Refer to formatting committee

Administration/ Code Enforcement

Consent Items: 004, 005, 006, 007, 009, 011, 016, 017, 018, 029, 034, 046, 030/ c-AE52

Addendum Consent Items: 053, 054, 055, 058, 060, 064

Discussion Agenda Decisions:

Priority #1- B-Struct 008/ c-AE19

Unanimous Adoption

Priority #2- Adm enf 030/ c-AE52

Move to consent, Unanimous

Building/ Fire

Consent Items: 022, 004, 005, 006, 007, 008, 009, 010, 011, 012, 013, 014, 015, 016, 017, 018, 019, 020, 021, 022, 023, 024, 025, 026, 027, 028, 029, 030, 031, 032, 033, 034, 035, 036, 037, 038, 039, 040, 041, 042, 043, 044, 045, 046, 047, 048, 050, 051, 052, 053, 054, 055, 056, 057, 059, 060, 061, 062, 065, BF001r1/ c-BF23, BF03r1/ cBF24, c-BF30

Addendum Consent Items: 085, C-BF22, 087, 089, 090, FM 99-185

Discussion Agenda Decision:

Priority #1- Delete section 3401.5.3

Unanimous

Priority #2- Move to consent BF001r1/ c-BF23

Unanimous

Priority #3- BF03r1/ cBF24 Move to consent agenda

Unanimous

Priority #4- c-BF30 Move consent agenda

Unanimous

Building / Structural

Consent Items: 003, 014, 015, 016, 020, 021, 022, 023, 024, 026, 027, 028, 029, 030, 031, 036, 038, 039, 040, 043, 044, 045, 046, 047, 048, 049, 050, 051, 052, 053, 054, 055, 056, 057, 058, 059, 062, 063, 065, 066, 070, 072, 076, 082, 008, (c-BS27, 42, 102, 122) 009, 010, 012, 013 (BS126)

Addendum Consent Items: 093, 097, 100, 101, C-BS126

Discussion Agenda Decisions:

Priority #1- Defer to SF Integration issues including 020

Priority #2- Move to consent -008, (c-BS27, 42, 102, 122)

Priority #3- Defer to Format Committee

Priority #4- Move to consent - 009, 010, 012, 013 (BS126)

Electrical/ Alarm

Consent Items: 004, 006, 008, 018, 019, 020, 021, 022, 023

Discussion Agenda Decisions:

Priority #1- #3 Withdrawn by TAC

Priority #4- Review Mod. 027 for consideration in Draft II

Energy

Consent Items: 002, 005r1, 006r1, 007r1, 009, 013, 014, 015, 016, 017, 018, 019, 020, 021, 022, 023, 024, 025, 026, 027, 028, 029, 030, 031, 032, 004r2- 001r2

Addendum Consent Items: 091, 042, 043, 044, 046

Discussion Agenda Decision:

Priority #1- Energy 004r2- Move to consent Unanimous
Priority #2- Energy 010, 011- Move to consent Unanimous upon 2nd motion
Priority #3- Energy 001r2- Move to consent (Vote: 18 yes-1 no)
Priority #4- Energy 012 Commission agrees w/ TAC to deny

Mechanical / Elevator

Consent Items: 001, 002, 012, 013, 026, 029r1, 031r1, 038, 042, 045, 055, MECH 003
Addendum Consent Items: 046, 047, 050, 052, 053, 062
Priority #1 MECH 003-Move to consent, Unanimous

Plumbing /Gas

Consent Items: PL: Accessibility, Potty Parity, SPC 305.6.1 issues
PL:002, 003, 005, 006, 007, 008, 009, 011, 012, 023, 024, 025, 026, 027A, 030, 031, 032, 034,
036, 037, 042r1, 047, 049, 081r1, 083, 084, 085r1, 086r1, 089, 096, 097, 098, 100
Gas: PL056, 058, 060, 061, 062, 065, 070r1, 070r2, 070r3, 070r4, 071, 072, 073, 075, 076, 078,
079, 080, 082
Mech 003, Energy 012 (and proposed new mods Mech 054-061)
Addendum Consent Items: PL 108, 109, 110
Gas: 102r1, 102r2, 102r3, 102r4, 107, 146, 147, 149, 150, 151, 152, 156, 158, 159, 160, 161,
162, 163

Discussion Agenda Decisions:

Priority #1- Mech 003- Move to consent Unanimous
Priority #2- Energy 012 (and proposed new mods Mech 054-061) Move to consent Unanimous

Special Occupancy

Consent Items: Gen.1, Gen.2, Gen.3 (except injection wells & 446) Gen.4, Gen.5, 001,
002r1, 007, 009, 010, 14r1, 015
Discussion Agenda Decisions:
Priority #1- Defer to state agency issue review - October
Priority #2- Agree to take no action- Unanimous

V. Other Issues

In addition to adoption Draft II, the Commission also unanimously adopted:

- Review criteria and a process for evaluating public comment and proposed modifications for Draft II;
- A revised workplan with new TAC assignments;
- The 12th member for many of the TACs/TGs; and
- A decision to file rule adopting the 1999 Edition of the National Electric Code.

**August 9 - 11, 1999
St..Petersburg, Florida**

Meeting Evaluation Summary

How well did the Commission achieve the meeting objectives?

	<i>Circle One</i>					
	<u>Good</u>		<u>Poor</u>			<u>Avg</u>
• To Review and Agree on an Option To Address South Florida Code Integration Issues	5	4	3	2	1	4.14
	5	7	4	4	0	
• To Review TAC Consent Agendas	5	4	3	2	1	4.43
	7	6	1	0	0	
• To Adopt TAC/TG Recommendations for a 12 th Member	5	4	3	2	1	4.79
	12	1	1	0	0	
• To Establish the Criteria and Process for Reviewing Proposed Modifications and Public Comment on Draft II of the FBC	5	4	3	2	1	4.54
	9	2	2	0	0	
• Approve Filing of Rule to Adopt 1999 Edition of the NEC	5	4	3	2	1	4.71
	10	4	0	0	0	
• Review, Discuss and Resolve TAC Discussion Agenda Items	5	4	3	2	1	4.38
	6	8	0	0	0	
• To Review Commission's Priority List and to Adopt an Updated Workplan and Committee Assignments List	5	4	3	2	1	4.50
	8	5	1	0	0	
• To Adopt Draft II of the Proposed Florida Building Code	5	4	3	2	1	4.57
	8	6	0	0	0	

Rate the following aspects of the meeting?

Clarity of the meeting purpose and plan	5	4	3	2	1	4.29
	6	6	2	0	0	
Balance of structure and flexibility	5	4	3	2	1	4.36
	7	6	0	1	0	
Group involvement and productivity	5	4	3	2	1	4.57
	9	4	1	0	0	
Facilitation	5	4	3	2	1	4.14
	8	4	0	0	2	
Facility	5	4	3	2	1	3.31
	2	4	4	2	1	

Florida Building Commission

August 9 - 11, 1999
St.Petersburg, Florida

Meeting Evaluation Summary

What did you like best about the meeting?

Discussion.

Straw Votes to assess progress towards consensus.

Short.

It moved along.

The Commission's effort to control the process and to facilitate the agenda.

We were able to get comment on the code integration issues, and move forward adopting Draft II.

We moved efficiently taking care of business in 2 days instead of 3.

How could the meeting have been improved?

Allow more decisions to be made on most important items. Don't schedule three days and then cut short discussions and go home early. Gives impression of trying to railroad.

Temperature control, access.

Facility.

Provision of draft provisions to be included in Draft II at meeting.

Time limits set for public input.

Better clarification on motions prior to vote. There was a lot of confusion on what was approved regarding the "concept" on chapters 1, 15, 16 & the 21, 22, 23 chapters.

Other Comments:

It is strangely ironical to be considering accessibility waivers in a facility that has such access problems.

Special meeting info should be sent to Commissioners prior to arrival so that information can be reviewed and input can be given (7/31/99 meeting).

We have a beginning solution to the South FL integration issues. This is a step forward! I think the staff has done a most commendable job in staying on track with the little time and tight schedule.