



Informal Interpretation Report Number 6604



Date August 29, 2010

Edition 2007

Section 403.3

Question:

Is it the intent of Table 403.3 to upgrade the ventilation requirements of a business classification 'office' space to a business classification 'college classroom' space under 2007 FBC Existing Building/Mechanical?

Answer

In this case, the occupancy classification remains a Business, the use is changing from an office to a classroom. Table 403.3 stipulates a far greater occupancy load per 1000 sq. ft. for classrooms than for offices (50 people per 1000 vs. 7 people) and as such would require additional ventilation air be provided to the space.

Commentary:

403.3 provides the ventilation guidelines for different occupancy classifications and uses of spaces within buildings. Table 403.3 is enforceable in existing structures when compliance with the following sections is required:

901.2.1 Repair and alteration with no change of occupancy classification. Any repair or alteration work undertaken in connection with a change of occupancy that does not involve a change of occupancy classification shall conform to the applicable requirements for the work as classified in Chapter 4 and to the requirements of Sections 902 through 911. 909.1 Mechanical requirements.

Where the occupancy of an existing building or part of an existing building is changed such that the new occupancy is

subject to different kitchen exhaust requirements or to increased mechanical ventilation requirements in accordance with the Florida Building Code, Mechanical. The intent of the respective Florida Building Code, Mechanical provisions shall be complied with for the new occupancy.

Notice:

The Building Officials Association of Florida, in cooperation with the Florida Building Commission, the Florida Department of Business & Professional Regulation, ICC, and industry and professional experts offer this interpretation of the Florida Building Code in the interest of consistency in their application statewide. This interpretation is informal, non-binding and subject to acceptance and approval by the local building official.