



**Informal Interpretation Report
Number 6981**



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Section 101.4.1 Existing building

Question:

Is it the intent of Section 101.4.1 of the Florida Building Energy Conservation Code, when fenestration product replacement is proposed, which is part of the exterior envelope but does not exceed 30 percent of the assessed value of the structure, that the maximum U-factor and/or SHGC be waived?

Answer

Yes, it is not waived, but 403.2.6, does not apply. Simply stated, if the work to the building envelope (i.e. fenestration) does not fall under the definition of renovation, the code section does not apply. Wind and water intrusion provisions must still be met.

Commentary:

The answer is yes, unless the fenestration replacement cost equals or exceeds 30% of the assessed value of the structure or if the fenestration replacement is part of a broader scope of work which results in a cumulative cost equaling or exceeding the 30% assessed value threshold over a 1-year period.

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.