



Informal Interpretation Report Number 7048



Date September 24, 2012

Edition 2010

Section 502.1

Question:

Is it the intent of FBC to require the prescriptive requirements of Table 502.1.1.1(1) to apply to a speculative shell building that is a "cold, dark shell"?

Answer

These provisions are applicable if the applicant does not run a performance calculation to demonstrate compliance with Section 506 as specified in Note b. The applicant may run the calculations using the criteria as they believe it will be and when the build out or build outs occur, compliance with 506 must be demonstrated which may require revision to the original submission.

Commentary:

APPLICABLE CODE SECTION:

101.4.9 Shell buildings.

Nonresidential buildings that are permitted prior to design completion or which will be finished in sections at a time after construction of the shell shall comply with either Sections 502, 503, 504 and 505 or with Section 506 prior to granting of a permit to build. If Sections 502, 503, 504 and 505 are used, a code submittal(s) using Section 506 shall be submitted when completion of the building (or part of the building) is permitted. If Section 506 is used, all assumptions made about features not installed until later that are not on the building plans shall be listed and appended to the compliance form submitted to the building department. Unless the building is completed as per all assumptions made in the original code compliance submittal, a revised code submittal(s)

using Section 506 shall be submitted when completion of the building (or part of the building) is permitted.

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.