



Informal Interpretation Report Number 7134



Date February 22, 2013

Edition 2010

Section 601.2

Question:

Is it the intent of 601.2 to not allow an existing building or portion thereof to be altered so that it becomes less safe even if the alteration meets the requirements of the FBC, Building?

Answer

Yes, with a caveat... There is no conflict in the wording.
A Level 1 renovation may proceed without requiring current FBC Building Code compliance. If the renovation proceeds that way, no safety reduction is allowed.

Commentary:

CAVEAT:

ONE POSSIBLE SCENARIO: If an existing building exceeded the code that was in effect when built, the safety could be reduced. For example, if the code when built required two exits and the current code requires two exits, but the original construction had three exits, one could be closed off provided the two remaining exits met the current code.

ANOTHER POSSIBLE SCENARIO: If an existing building incorporates features that may have been required by a previous Code and yet are no longer required by a current Code, the "safety" of the building may be downgraded, as long as the downgrade is in compliance with current Code requirements.

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.