



**Informal Interpretation Report
Number 7768**



Date 04/05/2016

Report 2014

Section 202

Question:

Is it the intent of a. From definition #2, a component or group of components which supports more than 30% of the total area of the structures roof or floor i. Does total refer to the sum of all roof or floor areas throughout the entire structure, or for the roof section as defined by Chapter 2? ii. If a 20x50= 1,000SF one-story building has fire walls which section the building into five, 20 long x 10 wide office spaces, would fire damage to the roof of one office space (20 x 10 = 200 SF) be considered as 20% of the total building area and therefore would not be considered as substantial damage OR would each office space be considered its own roof area, with 100% (>30%) of the roof (200 SF) considered as damaged, and require analysis of if the roof had been reduced per the remainder of the definition? b. From definition #2, the remaining capacity of such affected elements, with respect to all dead and live loads, is less than 75 percent of that required by this code for new buildings of similar structure, purpose and location. i. If the damaged vertical component(s) have been reduced by more than 20% of its predamage condition, is it appropriate to only load Dead and Live load onto the remainder (undamaged) cross-section, and exclude wind, seismic, etc? ii. Is it acceptable for the remainder (undamaged) cross-section to have less capacity than required by the current code Live and Dead load (exclude wind, seismic, etc), as long as it has more than 75% of the required capacity? For instance, a beam with a capacity of 76 k*in is acceptable to resist an applied Moment of 100 k*in.

Answer:

It is difficult at best to imagine a 1000 sq ft office building with fire walls dividing it into five offices. This appears to be a hypothetical situation that has no chance of being a real situation.

On 05/25/2016 at 2:58 PM

Commentary:

Hypothetically, if the "fire walls" are constructed in accordance with the code in effect for true "fire walls" which includes being structurally independent, when the building was constructed, and have the rating required to

provide a "building" wall to establish an effective lot line, the spaces might be considered separate buildings, assuming parapets or other requirements needed to establish structural independence and fire ratings, and could be required to be analyzed separately when calculating substantial damage. The question is, are they true fire walls or are they fire barrier walls? This does not seem a likely scenario.

Notice:

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