



Informal Interpretation Report Number 8189



Date October 24, 2018

Edition 2017

Section 706.1 General

Question:

Is it the intent of the Florida Building Code: Existing Building, regarding commercial re-roofing due to hurricane damage and when rooftop HVAC equipment must be removed and reset to allow for the roofing material to be installed, that curb heights be corrected to meet the requirements of FBC: Building, Section 1510.10, as interpreted from 1511.1, 1511.1.1, 1521.4 and 1522.3.2? In the case of total re-roof (more than 25%), does the code compel the contractor to raise mechanical curbs and install hurricane ties?

Answer

Yes...based on the Section cited, the equipment must be placed on code compliant curbs. The issue of "hurricane ties" may be less settled. See comments below:

Section 101.1 of the FBC, EB indicates the provisions of Chapter 1 of the FBC, B also apply. Section 102.8 of the FBC, B volume indicates, "An agency or local government may not require that existing mechanical equipment located on or above the surface of a roof be installed in compliance with the requirements of the Florida Building Code except during reroofing when the equipment is being replaced or moved and is not in compliance with the provisions of the Florida Building Code relating to roof-mounted mechanical units."

Additionally, Section 706.1.1 of the FBC, EB, 1511.1.1 and 1521.4 of the FBC, B require conformance with the current building code when reroofing. Curb height for HVAC equipment is a minimum of 8" above the roof surface.

Regarding "hurricane ties", Section 301.15 of the FBC, M, Section 1609.1.1 Exception 8 and the Exception of Section 1620.1 all indicate, "Exposed mechanical equipment or appliances fastened to a roof or installed on the ground in compliance with the code using rated stands, platforms, curbs, slabs, walls, or other means are deemed to comply with the wind resistance requirements of the 2007 Florida Building Code, as amended."

Commentary:

None.

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.