



This list is intended to assist with understanding some of the significant changes. The county will continue to update additional changes as referenced.

FBC-BUILDING

308.4- Group I-2

Subdivided into two basic categories:

- Condition 1- long term care. (nursing homes)
- Condition 2 – short term care(hospitals)

310.5.2- Lodging houses

Specifically defined in Chapter 2, Owner occupied with 5 or fewer guest rooms are typically permitted to be constructed in accordance with the Residential Code.

406.3.1- Group U- Private Garages and Carports

Private garages are limited to 1000 sq. ft. The allowance for an allowable increase up to 3000 has been deleted.

454.1.1/454.2.4.2.1 Public/Private Pools

Pools in flood hazard areas shall comply with FBC 1612. FBC 1612 references ASCE 24-14 which requires associated pool equipment to be elevated (ASCE 24-14 section 9.6).

507.9- Unlimited mixed occupancy buildings with Group H-5

Buildings are now permitted to be unlimited in area under the special provisions of Section 507.

602.4.2- Cross Laminated Timber in Exterior Walls

Cross laminated timber is now permitted in exterior walls with assemblies of 2 hours or less where protected by one of the 3 specified materials.

717.1.1- Ducts and Air Transfer Openings

Ducts will be allowed to exit a shaft transition horizontally and then enter another shaft without continuous shaft construction.

903.2.1.6- Assembly Occupancies on Roofs

An automatic sprinkler system will now be required in a building when the roof is used for a Group A-2 assembly occupancy with an occupant load exceeding 100 as well as for other Group A occupancies where the occupant load exceeds 300.

907.2.3- Fire Alarm Group E

Fire alarm systems requirements in Group E increased from an occupancy of 30 to 50.

1603.1.7- Flood Design Data

The term “subject to high velocity wave action” has been replaced with “coastal high hazard areas”.

1603.1.8.1- Photovoltaic Panel Systems

The dead load of rooftop mounted photovoltaic must now be identified on the construction documents.

1607.12.5-Photovoltaic Panel Systems

Sections added for roof structures supporting photovoltaic design requirements and panels or modules that are designed to be the roof.

1609.1.2-Protection of Openings

In windborne debris regions the prescriptive attachment provisions for using wood structural panels has been revised.

- Maximum spans reduced from 8 feet to 44 inches
- Fastener requirements changed.

1612.4 -Flood Prone Areas

FBC Chapter 35 “Referenced Standards” references ASCE 24-14 for design and construction of buildings and structures located in flood hazard areas (FBC 1612.4)

2104-Masonry Construction Materials

The charging language of section 2102.2 is now simplified so that it references TMS 402/ASCE5 or TMS 403 for design and construction [known as the Masonry Standards Joint Committee code (MSJC code)] It was found to be simpler to delete the references to various sections rather than update and maintain references to these referenced standards.

2210- Cold Form Steel

A new Steel Deck Institute standard addressing the design and construction of composite concrete slabs and steel decks has been added to Chapter 35.

- SDI-C-2011 Standard for Composite Steel Floor Deck Slabs

3109.1- Structures Seaward of a Construction Control Line (CCCL)

The 3109 Exception language changed to include advisory note that if a modification or repair is determined to be a substantial improvement or repair of substantial damage the Existing Building Code requirement applicable to flood hazard areas shall apply.

3109.2- Approval Prior to Construction

A FDEP permit for activities seaward of CCCL is required to be submitted to the building official prior to the start of construction (3109.1.2).