

## NEW 2013 GEORGIA APPENDICES AND CODE AMENDMENTS ADOPTED BY DCA

The Georgia Department of Community Affairs (DCA) Board, on the recommendation of the State Codes Advisory Committee (SCAC), have adopted one new optional appendix and one amendment to the International Residential Code for One- and Two-Family Dwellings (IRC), one new optional appendix to the International Building Code (IBC) and one amendment to the International Plumbing Code (IPC), which will become effective on January 1, 2013. A synopsis of the approved optional appendices and GA amendments is listed below:

- Optional Georgia State International Residential Code Appendix R Disaster Resilient Construction
- Optional Georgia State International Building Code Appendix N Disaster Resilient Construction

GA Amendment to the International Residential Code (IRC):

- Delete the 2010 and 2009 GA Amendments to Section R202 'Definitions' for "Townhouse" and substitute (with new definition).

GA Amendment to the International Plumbing Code (IPC):

- Revise the definition of 'Public Sewer'.

Please be reminded that the new 2013 Georgia State Construction Code Amendments shall be used in conjunction with previously adopted state code amendments. For example, the 2007 + 2008 + 2009 + 2010 + 2012 IFGC code amendments with the 2006 International Fuel Gas Code (IFGC) constitutes the current State Fuel Gas Code.

Copies of the new optional appendices and 2013 Georgia State Construction Code amendments, as well as, copies of any other applicable and current Georgia State Construction Code amendment packages may be downloaded for free from DCA's webpage at: <http://www.dca.state.ga.us/development/constructioncodes/programs/codeAmendments.asp>.

For questions or further assistance regarding the new optional appendices and/or Georgia State Code Amendments, please contact the Office of Construction Codes at (404) 679-3118 or [constructioncodes@dca.ga.gov](mailto:constructioncodes@dca.ga.gov)

## DCA TO BEGIN REVIEW OF THE 2012 EDITIONS OF THE INTERNATIONAL PLUMBING CODE (IPC), INTERNATIONAL MECHANICAL CODE (IMC), INTERNATIONAL FUEL GAS CODE (IFGC), AND THE OPTIONAL INTERNATIONAL SWIMMING POOL AND SPA CODE

The Georgia Department of Community Affairs (DCA) will begin the process of reviewing the 2012 Editions of the following International Codes in 2013.

The process will include:

- Task Force Review of the 2012 International Plumbing Code (IPC)
- Task Force Review of the 2012 International Mechanical Code (IMC)
- Task Force Review of the 2012 International Fuel Gas Code (IFGC)
- Task Force Review of the Optional 2012 International Swimming Pool and Spa Code (ISPSC)

The 2012 International Fire Code (IFC) will not be reviewed and will be adopted with any amendments submitted by the Safety Fire Commissioner's Office.

Seven new code editions will become effective on January 1, 2014:

2012 editions of the following codes with any approved GA Amendments:

### Mandatory Codes:

- International Building Code (IBC)
- International Residential Code (IRC)
- International Plumbing Code (IPC)
- International Mechanical Code (IMC)
- International Fuel Gas Code (IFGC)
- International Fire Code (IFC)

### Permissive:

- International Swimming Pool and Spa Code (ISPSC)

If you have questions or would like to be placed on the interested parties list for the above referenced Code Review Task Forces, please contact the Office of Construction Codes at [constructioncodes@dca.ga.gov](mailto:constructioncodes@dca.ga.gov) or 404-679-3118.

## DISASTER RESILIENT CONSTRUCTION APPENDICES WORKSHOPS

The Georgia Department of Community Affairs (DCA) was awarded a grant through the U.S. Department of Housing and Urban Development (HUD) to develop new Disaster Resilient Building Code (DRBC) Appendices for the International Building Code (IBC) and the International Residential Building Code (IRC). A task force of 19 stakeholders were appointed to look for opportunities to improve any provisions relating to hurricane, flood, and tornado disasters. In addition to improving existing provisions in the codes, the task force developed new provisions that address these issues.

The results:

Georgia State International  
Building Code Appendix N  
Disaster Resilient Construction  
&  
Georgia State International  
Residential Code Appendix R  
Disaster Resilient Construction

The optional appendices contain increased construction requirements (code plus) for disaster resilience that may be adopted in whole or part and are available for adoption by local jurisdictions in the State of Georgia beginning January 1, 2013.

### Appendices Workshops

The state has developed and is conducting a comprehensive training program for building officials on the importance, implementation and

*Continued next page*

enforcement of the disaster resilient construction appendices.

DCA will start with 10 workshops which will include the communities that have been most affected by the recent tornado, high-wind and flooding events.

The training will focus on the provisions within the appendices and aid in helping a community to determine which options may apply to provide increased requirements beyond what may be currently enforced.

The one day workshops consist of (2) three hour sessions with a lunch break. The appendices workshops are provided free of charge and registration is required. Contact DCA to register:

Dee Leclair, DRBC Project Manager  
Phone: 404-327-7909  
Email: [dee.leclair@dca.ga.gov](mailto:dee.leclair@dca.ga.gov)

**Upcoming workshops:**

- Swainsboro: Dec. 5, 2012
- Waynesboro: Dec. 6, 2012
- Atlanta/Tucker: Jan. 22, 2013
- North Fulton/Johns Creek: Jan. 24, 2013
- Macon: Feb. 6, 2013
- Carrollton: Feb. 13, 2013
- Brunswick: March 18, 2013
- Rome: April 3, 2013
- Dublin: April 10, 2013

Download appendices from DCA website: (or click on links below)

<http://www.dca.ga.gov/development/constructioncodes/programs/codeAmendments.asp>

Appendix R Disaster Resilient Construction -

<http://www.dca.ga.gov/development/constructioncodes/programs/documents/AppendixN-IBC-2013-proposed.pdf>

Appendix N Disaster Resilient Construction -

<http://www.dca.ga.gov/development/constructioncodes/programs/documents/AppendixR-IRC-2013-proposed.pdf>

**Workshop Outline:**

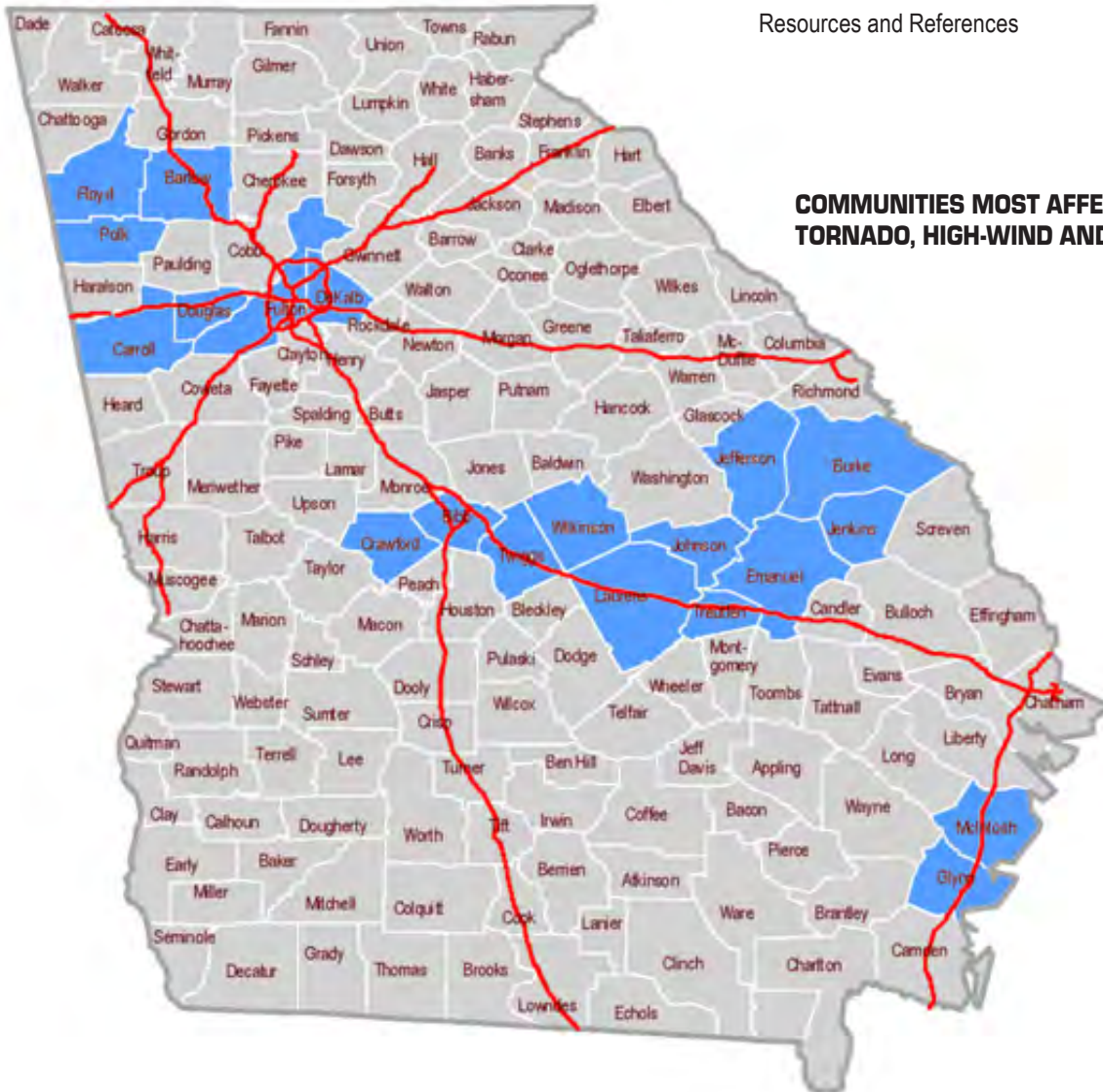
Morning Session: Appendix N (IBC) 9am — 12 pm

- Overview & Adoption
- Administration Provisions
- Flood-resistant Construction
- High-wind Resistive Construction
- Storm Shelters, Safe Rooms and Best Available Refuge Areas
- Resources and References

Lunch Break: 12 pm — 1 pm

Afternoon Session: Appendix R (IRC) 1 pm — 4 pm

- Overview & Adoption
- Administration Provisions
- Flood-resistant Construction
- High-wind Resistive Construction
- Residential Storm Shelters and Safe Rooms
- Resources and References



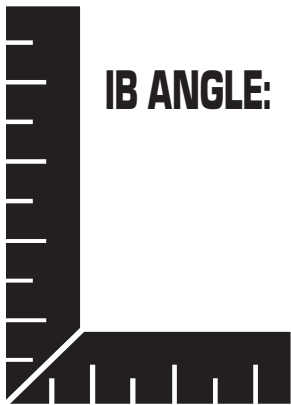
**COMMUNITIES MOST AFFECTED BY THE RECENT  
TORNADO, HIGH-WIND AND FLOODING EVENTS**



## DUCT AND ENVELOPE TIGHTNESS (DET) EQUIPMENT LOAN PROGRAM

On July 1, 2011, DET testing became mandatory for all residential construction in Georgia as required by the 2011 GA Supplements and Amendments to the 2009 IECC State Minimum Standard Energy Code. DCA awarded a grant to the Home Builder's Association of Georgia (HBAG) in January 2012, to establish a statewide equipment loan program for duct and envelope tightness testing (DET). This grant was made possible with funding provided by the Georgia Environmental Finance Authority (GEFA) under the American Recovery and Reinvestment Act (ARRA) of 2009. HBAG is responsible for administering a standardized equipment rental program in conjunction with their local Home Builder Associations (HBAs). DCA purchased the DET equipment (30 blower doors and 30 duct blasters) which was loaned to HBAG for a two year period. The DET testing equipment was distributed to local HBAs in Georgia and is available for public rental to HBAG members and non-members alike. The equipment can cost more than \$5000 to purchase new, but the program's low cost rental fee is set at no more than \$100 per day and \$150 per weekend. For a list of local HBA offices that have DET blower door and duct leakage testing kits available for rent, and where or how to find a certified DET verifier who can perform the required residential DET tests in your area, please visit [www.hbag.org](http://www.hbag.org) or contact Kelly Lass with HBAG at 404-763-2453 or [klass@hbag.org](mailto:klass@hbag.org).

For questions and additional assistance regarding the DET testing requirements, please contact the DCA Construction Codes Office at 404-679-3118 or [constructioncodes@dca.ga.gov](mailto:constructioncodes@dca.ga.gov).



The Industrialized Buildings Advisory Committee (IBAC) met on October 11, 2012 in DCA Room 202 at 10:00 AM. The IBAC is comprised of 11 members representing the factory built industrialized buildings industry in Georgia. This important voluntary committee meets quarterly as needed and is responsible for overseeing the Georgia State Industrialized Buildings (IB) Program which is administered by DCA.

Five new members were appointed by Commissioner Beatty and approved by Governor Deal to fill vacant positions and expired terms of existing members serving

on the current IBAC committee:

- Commissioner Walter Gibson, representing Georgia Association of Regional Commissions
- Mr. Mike DeLaigle, representing Industrialized Buildings Installation Industry
- Mr. Kenneth Godfrey, PE, representing Licensed Design Professionals
- Mr. Doug Lightsey, representing Commercial Industrialized Buildings Manufacturing Industry
- Mr. Tommy Lyons, representing County Governing Body (Association of County Commissioners of Georgia)

Model Plans Filed for Record. At the IBAC meeting, the Committee voted unanimously to recommend that all model plans submitted for renewal and revision shall now be considered as filed for record.

**IMPORTANT REMINDER!** In order to comply with Georgia's Illegal Immigration Reform and Enforcement Act of 2011, Georgia Industrialized Building Manufacturers and Third-Party Inspection Agencies **MUST SUBMIT** at least one *Secure and Verifiable Document* and one *Sworn Affidavit* verifying the applicant's lawful presence in the United States to DCA as soon as possible.

O.C.G.A. 50-36-1 requires the Department of Community Affairs to require every applicant for public benefits to provide one Sworn Affidavit and at least one Secure and Verifiable Document to verify the applicant's lawful presence. O.C.G.A. 50-36-1 also states that it shall be unlawful for any agency (DCA) to provide any public benefit in violation of this code section.

- **DEFINITION OF "APPLICANT":** any natural person, 18 years of age or older, who has made application for access to public benefits on behalf of an individual, business, corporation, partnership, or other private entity.
- **APPLICABLE "PUBLIC BENEFITS":** "Authorization to conduct a commercial enterprise or business" and "Registration of a regulated business"
- The required *Sworn Affidavit* and a list of *Secure and Verifiable Documents* are available at: <http://www.dca.state.ga.us/development/constructioncodes/programs/industrialized.asp>

If you have not already done this, please fill out the required affidavit, make a copy for your records, and return the *notarized* original with a copy of at least one *secure and verifiable document* to DCA at:

Industrialized Buildings Program  
Georgia Department of Community Affairs,  
60 Executive Park South NE,  
Atlanta, GA 30329-2231

***Failure of an Industrialized Building Manufacturer or Third-Party Inspection Agency to comply with these requirements will result in the revocation of approval for a manufacturer or third-party agency in the Georgia Industrialized Buildings Program!***

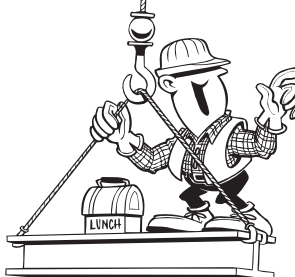
If you have any questions or need further assistance, please contact the Industrialized Buildings Office at (404) 679-3118 or by email at [industrializedbuildings@dca.ga.gov](mailto:industrializedbuildings@dca.ga.gov).



**Q:** Is the State of Georgia planning on adopting any new editions of the mandatory State Minimum Standard Codes in the near future? If so, when are the effective dates?

**A:** Yes, the State of Georgia is planning to adopt the 2012 International Plumbing Code, 2012 International Mechanical Code, 2012 International Fuel Gas Code, 2012 International Building Code, 2012 International Residential Code, and the 2012 International Fire Code. All of these codes have a tentative scheduled effective date of January 1, 2014.

## CODY SAYS



*Per Georgia State Amendments to the 2006 International Plumbing Code, effective January 1, 2013, a 'Public Sewer' will be defined as "That part of the drainage system of pipes installed or maintained by a city, township, county, public utility company or other public entity, on public property, in the street or in an approved dedicated easement of public or community use."*



*Pictured: Ted Miltiades, Director, Construction Codes and Research; Jan Royals, Comptroller, Scholarship Coordinator, Home Builders Association of Georgia*

Ted Miltiades, Director Construction Codes and Research, was awarded the Home Builders Association of Georgia (HBAG) 2012 Presidential Award for his service to the State of Georgia's Construction Codes Program. Recipients of the Presidential Award are chosen by the Home Builders Association of Georgia Senior Officers in appreciation of their outstanding leadership and service to the building industry.

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## WEB SITES OF INTEREST

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International Association of Building Officials (IABO)  
[www.iabohome.org](http://www.iabohome.org)

International Codes Council (ICC)  
[www.iccsafe.org](http://www.iccsafe.org)

ICC Codes and Standards Discussion Forum  
[www.iccsafe.org/iccforums/pages/default.aspx](http://www.iccsafe.org/iccforums/pages/default.aspx)

Building Officials Association of Georgia (BOAG)  
[www.boagcodes.org](http://www.boagcodes.org)

Governor's Office of Consumer Protection  
<http://georgia.gov/agencies/governors-office-consumer-protection>

Georgia State Inspectors Association (GSIA)  
<http://gastateinspectors.com/>

Georgia Plumbers Trade Association (GPTA)  
[www.gpta.net](http://www.gpta.net)

Georgia Association of Home Inspectors (GAHI)  
[www.gahi.com](http://www.gahi.com)

Georgia Secretary of State (SOS) Contractors Licensing Board  
<http://sos.georgia.gov/plb/>

Georgia Fire Safety Commissioner (State Fire Marshal)  
[www.oci.ga.gov/FireMarshal/Home.aspx](http://www.oci.ga.gov/FireMarshal/Home.aspx)

Georgia Department of Community Affairs (DCA)  
[www.dca.ga.gov](http://www.dca.ga.gov)

Call before you DIG  
[www.georgia811.com](http://www.georgia811.com)




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## MARK YOUR 2013 CALENDAR



### JANUARY

- 8 State Codes Advisory Committee 10:00 AM @ DCA
- 14 General Assembly Convenes
- 22 Disaster Resilient Building Code Workshop 10AM @ Atlanta
- 24 Disaster Resilient Building Code Workshop 10AM @ North Fulton

### FEBRUARY

- 6 Disaster Resilient Building Code Workshop 10AM @ Macon
- 13 Disaster Resilient Building Code Workshop 10AM @ Carrollton

### MARCH

- 16-19 World of Modular, Scottsdale, AZ
- 18 Disaster Resilient Building Code Workshop 10AM @ Brunswick
- 25-28 National Hurricane Conference, New Orleans, LA

### APRIL

- 3 Disaster Resilient Building Code Workshop 10AM @ Rome
- 10 Disaster Resilient Building Code Workshop 10AM @ Dublin
- 11 State Codes Advisory Committee 10:00 AM @ DCA
- 16-18 Manufacturing Housing Institute Congress and Expo, Las Vegas, NV
- 21-28 International Code Council Hearings, Dallas, TX

### MAY

- 9 Industrialized Building Advisory Committee 10:00 AM @ DCA
- 13-17 BOAG Annual Conference, Saint Simons, GA

### JUNE

- 10-13 NFPA World Safety Conference and Exposition, Chicago, IL

If you have any meetings that you would like to include in this newsletter, please contact the Construction Codes Program at 404-679-3118.



### TOM BUTTRAM

Tom Buttram is the Building Official for Macon-Bibb County Georgia. Having spent some 40 years in the construction industry, Tom brings private and public sector experience to the job.

After graduation from High School and achieving an Associates of Arts Degree in the Florida Panhandle, Tom worked various jobs in construction throughout the Midwestern states and Colorado. Upon completion of a project in North Dakota in 1975, he returned to school at North Dakota State University and completed a Bachelor of Science Degree in Architecture.

Returning to The South and his southern roots as a Graduate Architect, Tom moved to Atlanta in 1978 and, once again, entered the construction arena, working with several companies on medium to high rise building projects in Atlanta. After gaining experience and expertise in tenant finishes, he opened a small business installing doors and specialty hardware in the new high rise office towers around the Perimeter, the Peachtree corridor, and in Buckhead. It was during this time, through dealing with fire walls, doors, alarms, and opening protections, that Tom first became interested in Building Codes.

In 1991, Tom first entered the public sector, moving to Savannah and taking a job as the Director of Inspections for the City of Savannah. In that position, he served as the Building Official, Fire Marshal and Zoning Administrator for Georgia's First City. He managed a department of 20+ Inspectors and administrative personnel, and saw downtown Savannah turn an economic corner through rehabilitation and reuse of many downtown buildings. During his tenure there, Property Code enforcement was also moved into the department, and strides were made to upgrade the Property Inspectors training program and increase cooperation between Property Maintenance Inspectors and Building Inspectors.

In 1996, entrepreneurial endeavor beckoned once again, and Tom left the City of Savannah to reenter the private sector as a builder of custom homes in the low country of Georgia and South Carolina. Partnering with an Award winning local Architect Tom produced one-of-a-kind homes in Bray's Island, the Ford Plantation, Belfair Plantation, and The Landings on Skidaway Island as well as in-fill projects around Savannah, and the South Carolina low country.

In February of 2011, Tom was appointed Director of the Bureau of Inspections & Fees for the City of Macon. Since that time he has worked to upgrade the technological capabilities of the Building Department, bringing the Field Inspectors from radio communication to smart phones and email. Enhancement of the professionalism of the Department has also been a point of focus through more uniform dress requirements and communication upgrades.

On July 1, 2012, the Bureau of Inspections transitioned from a City of Macon entity to become a Bibb County Department. Overseeing the transition was great experience for Tom and has proved be a perfect prelude to the imminent consolidation of the entirety of the City of Macon and Bibb County governments. The new government, mandated by the local electorate through approval of State House Bill 1171, is to be named Macon-Bibb County. The consolidation is required to be complete and ready for operation on January 1, 2014.

Mr. Buttram sees consolidation as a tremendous opportunity for Macon-Bibb and looks forward to the work of re-engineering local governmental processes to enhance and improve Service Delivery to the business and development community.

## NEW REQUIREMENTS FOR HIGH EFFICIENCY PLUMBING FIXTURES AND COOLING TOWERS

(SB 370 - Effective on July 1, 2012)

**1. Requirements for high efficiency plumbing fixtures.** On or after July 1, 2012, in accordance with O.C.G.A. Section 8-2-3(a), the installation of high efficiency plumbing fixtures are required in all new construction. This includes both residential and commercial installations.

Note: The requirements for high efficiency plumbing fixtures resulted from Senate Bill 370 which was enacted into State law in July 2010 with a delayed effective date of July 1, 2012.

### 2. Definitions of High Efficiency Plumbing Fixtures:

- **Single flush water closet.** A single flush water closet or toilet, including gravity, pressure assisted, and electro-hydraulic tank types, which the average flush volume does not exceed 1.28 gallons and is listed to the Water Sense Tank-Type High Efficiency Toilet Specification. Single flush toilets shall also comply with the flush volume testing requirements of ASME A112.192/CSA B45.1-2008 or ASME A112.19.14-2006.
- **Dual flush water closet.** A dual flush water closet or toilet which the average flush volume of two reduced flushes and one full flush does not exceed 1.28 gallons and is listed to the WaterSense Tank-Type High Efficiency Toilet Specification. Dual-flush toilets shall comply with the flush volume testing requirements of ASME A112.19.2-2008 and ASME A112.19.14-2006.
- **Urinal.** A urinal and associated flush valve that uses no more than 0.5 gallons of water per flush and is listed to the WaterSense Specification for Flushing Urinals. Urinals shall also comply with the flush volume testing requirements of ASME A112.19.2/CSA 45.1.
- **Nonwater urinal.** A urinal that discharges into the sanitary drainage system but is not supplied by a water distribution system. Non-water urinals shall conform to ASME A112.19.3 CSA/ B45.4 or A112.19.19/CSA B45. Where non-water urinals are employed, they shall be cleaned and maintained in accordance with the manufacturer's instructions after installation and have a properly sized water distribution line roughed-in to the urinal location at a minimum height of 56 inches (1,422 mm) to allow for the installation of an approved backflow prevention device in the event of a retrofit. Note: Nonwater urinals are not required to be WaterSense listed.



- **Lavatory faucet or lavatory replacement aerator.** A lavatory faucet or lavatory replacement aerator that allows a flow of no more than 1.5 gallons per minute at a pressure of 60 pounds per square inch and is listed to the WaterSense High Efficiency Lavatory Faucet Specification.
- **Kitchen faucet or kitchen faucet replacement aerator.** A kitchen faucet or kitchen replacement aerator that allows a flow of no more than 2.0 gallons of water per minute. Note: Kitchen faucets or kitchen faucet replacement aerators are not required to be WaterSense listed.
- **Shower head.** A shower head that allows a flow of no more than the average of 2.5 gallons of water per minute at 60 pounds per square inch of pressure. Note: Shower heads are not required to be WaterSense listed.
- **WaterSense.** A voluntary program of the United States Environmental Protection Agency (EPA) designed to identify and promote water efficient products and practices.



- 3. Requirements for flushometer valves and tanks.** On or after July 1, 2012, flushometer valves and flushometer tanks for commercial type toilets or water closets shall have an average flush volume that does not exceed 1.28 gallons. Flushometer valves are not required to be WaterSense listed. However, Flushometer (pressure assist) toilets or water closet tanks must be listed to the Water Sense Tank-Type High Efficiency Toilet Specification.
- 4. Sale of non-high efficiency toilets or water closets.** After July 1, 2012, in accordance with O.C.G.A. 8-2-3(j), the sale of a gravity tank type, flushometer valve or flushometer tank toilet or water closet that uses more than an average of 1.28 gallons of water per flush is prohibited in Georgia.
- 5. High Efficiency Cooling Towers.** On or after July 1, 2012, all new high efficiency cooling towers must be of the high efficiency type (commercial use). A cooling tower means a building heat removal device. Cooling towers shall comply with ASHRAE 90.1-2007 as adopted by the Department.
- 6. Waiver for exemption to the requirements of high efficiency plumbing fixtures.** On or after July 1, 2012, in accordance with O.C.G.A. Section 8-2-3, counties and municipalities are permitted to adopt an ordinance which shall provide procedures and requirements to apply for an exemption to the requirements of subsection (c) of this Code section, relative to new construction and to the repair or renovation of an existing building, under the following conditions:
  - 1) When the repair or renovation of the existing building does not include the replacement of the plumbing or sewage system servicing toilets, faucets, or shower heads within such existing building;
  - 2) When such plumbing or sewerage system within such existing building, because of its capacity, design, or installation, would not function properly if the toilets, faucets, or shower heads required were installed;
  - 3) When such system is a well or gravity flow from a spring and is owned privately by an individual for use in such individual's personal residence; or
  - 4) When units to be installed are:
    - a. Specifically designed for use by person with disabilities;
    - b. Specifically designed to withstand unusual abuse or installation in a penal institution; or
    - c. Toilets for juveniles

Look for the WaterSense label on all new residential plumbing fixtures installed after July 1, 2012. For more information about the EPA WaterSense Program, visit: <http://www.epa.gov/WaterSense/>. A copy of SB 370 with the

new state law requirements for high efficiency plumbing fixtures and cooling towers is available for downloading from the Georgia General Assembly's website located at: [http://www1.legis.ga.gov/legis/2009\\_10/versions/sb370\\_SB370\\_APP\\_8.htm](http://www1.legis.ga.gov/legis/2009_10/versions/sb370_SB370_APP_8.htm).

The State Minimum Standard Plumbing Code has been amended by DCA to include the SB 370 new requirements for high efficiency plumbing fixtures and cooling towers. Refer to the 2012 GA State Amendments to the 2006 International Plumbing Code (IPC) which can be downloaded free at: <http://www.dca.state.ga.us/development/constructioncodes/programs/codeAmendments.asp>

If you have any questions or need further assistance, please contact DCA Construction Codes Office at (404) 679-3118 or [constructioncodes@dca.ga.gov](mailto:constructioncodes@dca.ga.gov).

## CODES AND INDUSTRIALIZED BUILDINGS

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