

MINUTES OF THE
MARICOPA ASSOCIATION OF GOVERNMENTS
BUILDING CODES COMMITTEE

January 16, 2013

Maricopa Association of Governments Office
302 N. 1st Ave
Chaparral Room
Phoenix, AZ

COMMITTEE MEMBERS

Michael Williams, Tempe, Chair

Randal Westacott, Avondale

*Phil Marcotte, Buckeye

*Mike Tibbett, Carefree

Mike Baxley, Cave Creek

A-Mike DeWys for Martin Perez, Chandler

Mary Dickson, El Mirage

*Jason Field, Fountain Hills

Larry Taylor, Gilbert

Tom Paradise, Glendale

Ed Kulik, Goodyear

*Chuck Ransom, Litchfield Park

Tom Ewers, Maricopa County

John Sheffer for Steven Hether, Mesa

Bob Lee, Paradise Valley

A-Dennis Chase for Dennis Marks, Peoria

Julie Belyeu, Phoenix

Dustin Schroff for Michael Clack, Scottsdale

Dale Crandell, Tolleson

A-Kevin Bruce, Wickenburg

*Jim Fox, Youngtown

Jackson Moll, Home Builders Association

Sharon Bonesteel, Salt River Project

OTHERS IN ATTENDANCE

Scott Wilken, MAG

Shannon Acevedo, MAG

Craig Chenery, MAG

Peter Kinkle, Quest Energy Group

Linnea Brudenell, Quest Energy Group

Brad Townsend, MASCO

Ken Kirschmann, Southwest Gas

Robert Preiss, Gilbane Building Co.

Judd Jensen, Energy Inspectors

Thomas Cochran, Energy Inspectors

Forrest Fielder, AZBO

Rob Runge, Phoenix

Anthony Floyd, Scottsdale

Chris Baggett, Arizona Public Service

*Those members neither present nor
represented by proxy.

A-Those members participating via
audioconference

1. Call to Order

Michael Williams, Chair, called to order the January 16, 2013 meeting of the MAG Building Codes Committee (BCC) at 2:04 p.m.

2. Introductions

Voting member Dennis Chase, Mike DeWys, and Kevin Bruce attended via telephone conference call. All members and guests introduced themselves.

3. November 14, 2012 Meeting Minutes

Bob Lee made a motion to approve the November 14, 2012 minutes. Mike Baxley seconded the motion, and the motion passed unanimously.

4. Call to the Audience

There were no comments.

5. Comments From the Committee

Mary Dickson said that the AZBO Education Institute will be April 8-12 in Prescott. She listed some of the new classes that will be offered.

Mary Dickson asked if any jurisdictions are doing or considering doing a vacant property registration. No one indicated that they are.

6. 2012 IECC System Conditioning Requirements for Mechanical and Lighting Systems in Commercial Buildings

Peter Kinkle gave a presentation on conditioning requirements for mechanical and lighting systems for commercial buildings under the 2012 International Energy Conservation Code (IECC). He said that it is important to design energy efficiency in building plans, and during construction it is important to ensure that those measures are implemented as designed. He said that after construction is finished, proper maintenance and implementation of energy efficiency measures will ensure that the building is as efficiently as it was designed. He said that building commissioning is ensuring that the building's energy related systems are sized and installed properly. He said that the Commissioning Agent (CA) works during the design phase to make sure the equipment is selected and sized properly so that there are no energy efficiency issues later, and that during construction the CA ensures that all equipment is installed per the manufacturer's guidelines. He said that the equipment in the entire building works together as a system, and that proper calibration and inspection will help keep the system running at its optimum level.

Peter Kinkle talked about building commissioning as a code requirement. He said that LEED certification requires some level of commissioning, either fundamental or enhanced. He said that CALGreen requires commissioning, including systems manual and owner training. He said for CALGreen also requires commissioning of irrigation and water reuse systems, which is not required for LEED fundamental. He said the International Green Construction Code (IGCC)

requires LEED fundamental and enhanced, as well as envelope commissioning, materials tracking, and Indoor Environmental Quality (IEQ) testing. He said the International Energy Conservation Code (IECC) requires LEED fundamental, plus Owner's Project Requirements (OPR), Basis of Design (BOD), and systems manual training. He said that IECC also requires commissioning of HVAC systems and automatic lighting, as well. He then highlighted some of the changes that will come in the 2012 IECC.

Tom Paradise asked if, during the commissioning process, the CA relies on third party verification or subcontractor information. Peter Kinkle said that it is typically decided during the design review phase. He said there are some items that are more likely to need third party verification, such as smoke detectors. Robert Preiss asked if there is a rule of thumb cost for enhanced commissioning. Peter Kinkle said it can vary too much to quote a general cost per square foot. He said that there's a standard upfront cost, but the complexity of the building makes the total cost vary. Bob Lee asked how far in advance of the start of construction is the commissioning kick-off meeting held. Peter Kinkle said that the meeting held with subcontractors is usually held around the time of ground-breaking, and then again about a month before mechanical installation. Tom Paradise asked if all buildings need to be commissioned. Peter Kinkle said that the IECC has thresholds for total heating and cooling tonnage that, if met, would require commissioning. Anthony Floyd said that there are exceptions in the code, but there are no exceptions for lighting.

7. AZBO Code Amendments to the 2012 International Codes

Michael Williams announced that this item would be tabled to a future agenda.

8. MAG Building Code Amendments and Standards Book

Michael Williams said that Item 27 dealt with mechanical code requirements that have since changed. He said that it might not be needed anymore. Mike DeWys said that this requirement is part of the 2012 code. Tom Ewers made a motion to include Item 27 as Historic. Larry Taylor seconded the motion, and the motion passed unanimously.

Scott Wilken said that Item 38 was four pages long, and the first two pages had been updated, while there was a question about the current relevance of the second two pages. Michael Williams asked if this item is still needed under the 2012 code. Randal said that if it is in the code, it doesn't need to be included as current. He made a motion to include Item 38 as Historic. Ed Kulik seconded the motion, and the motion passed unanimously.

Michael Williams said that Item 41 is the testing protocol that was discussed at the last meeting. Sharon Bonesteel said that the document includes the RESNET testing protocols. She said that representatives from the building industry, utilities, and municipalities reviewed the protocol, and formulated them into two codes sections: one for the 2012 IRC and one for the 2012 IECC. She said the AZBO code review committee and the City of Phoenix code change committee have approved this document. Bob Lee made a motion to include Item 41 as a current standard. Randal Westacott seconded the motion, and the motion passed unanimously.

9. Updated MAG Building Codes Committee Membership

There were no changes.

10. Update Survey of Code Adoption

Bob Lee said that Paradise Valley is updating to the 2012 I-codes effective January 1, 2013, including the IECC.

Mary Dickson said that El Mirage is taking the 2012 codes to City Council, with a proposed effective date of July 1, 2013, including the IGCC Public Version 2.

Dustin Schroff said that Scottsdale is updating to the 2012 codes as of January 7, 2013, including the 2012 IGCC.

11. Topics for Future Agendas

Randal Westacott said that he would like to see a presentation on digital plan review.

12. Adjournment

Bob Lee made a motion to adjourn. Mike Baxley seconded the motion and the motion passed unanimously. The meeting was adjourned at 3:23 pm.