



PALM BEACH COUNTY  
BUILDING CODE ADVISORY BOARD (BCAB)

July 19, 2023 MINUTES

**I. CALL TO ORDER**

Chair Edward Lynch called the meeting to order at 2:04 p.m. The meeting was conducted in Room 1W-47 at the Vista Center located at 2300 North Jog Road in West Palm Beach, Florida.

**A. Roll Call**

**1. Members Present:**

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|------------------------------------------------|--------------------------------------|
| Wayne Cameron, <i>Building Official</i>        | Joe Byrne, <i>Roofing Contractor</i> |
| Robert Brown, <i>Building Official</i> ,       | James Carr, <i>HVAC Contractor</i>   |
| Thomas Hogarth, <i>Engineer</i>                | Kristin Materka, <i>Architect</i>    |
| Jacek Tomasik, <i>Building Official</i>        |                                      |
| Edward Lynch, <i>General Contractor, Chair</i> |                                      |
| Gary Kozan, <i>Plumbing Contractor</i>         |                                      |
| Donald Sharkey, <i>Electrical Contractor</i>   |                                      |

**2. Absent Members:**

- Michael DiNorscio, *Building Official*
- Gregory Miller, *Aluminum Contractor*
- Frank R Coppola, III, *General Contractor*

**3. Others Present:**

- |                                                  |                                             |
|--------------------------------------------------|---------------------------------------------|
| Doug Wise, <i>PBC Building Official</i>          | Mark Hagen, <i>I.T</i>                      |
| Ryan Maher, <i>PBC Assistant County Attorney</i> | Michael Fox, <i>PBC CPT Supervisor</i>      |
| Michelle Carter, <i>Recording Secretary</i>      | John Blake, <i>Deputy Building Official</i> |
| Jessica Dornblaser, <i>Architect</i>             |                                             |

**B. Pledge of Allegiance**

**C. Approval of Minutes**

Mr. Byrne made a motion to approve the May 17<sup>th</sup> minutes. Mr. Sharkey second the motion. Motion carried unanimously

**II. ADDITIONS AND DELETIONS**

**COMMITTEE REPORTS**

**A. Code Interpretation** – No report.

**B. Code Amendments** – Chapter 1 Draft-

The board reviews the BCAB Model Administrative 8<sup>th</sup> Edition draft.

Mr. Sharkey suggest changing section 105.3.1.2, #5 to be less restrictive. Staff ask the board to allow a change to the language in section 110.1.2 to 4,000 PSI. Board decided to have the member’s review the packet and come back for a special meeting to discuss their questions or changes and vote.

Special Meeting is Wednesday, August 16, 2023 @ 2pm

**C. Product Evaluation** - No report.

**III. OLD BUSINESS**

None

**IV. NEW BUSINESS**

**A. Technical Advisory** – Rooftop Solar PV Mounting Attachments

Mr. Fox states there has been an increase in Rooftop Solar PV applications proposing mounting attachments directly to the roof sheathing rather than to a structural member (rafter/truss). The issue is there are no mounting systems or products that have product approval

validating that method of attachment considering our design windspeeds. At the very least, they should have third-party evaluation from an approved entity.

A draft Technical Advisory to address these concerns has been submitted to the Board for consideration.

Discussion Ensued

Mr. Brown made a motion to add verbiage to include site-specific load path engineering to the Advisory as an option.  
Mr. Tomasik second the motion. The motion carried unanimously.

Mr. Wise also mentioned there is a DOE supported program (SolarAPP+) being implemented nationally to facilitate PV permitting. The program has a lot of potential, but hasn't been completely evaluated to the structural requirements of the Florida Building Code

Mr. Fox updated the Technical Advisory to include the additional verbiage requested, and presented it to the Board Chair for review.

Mr. Carr made a motion to approve the updated Technical Advisory. Mr. Byrne second the motion. The motion carried unanimously.

**B. Jessica Dornblaser -FBC 602.2 and 602.2.1 Clarification:**

The 602.2 and 602.2.1 FBC- Mechanical are sections of the Florida Building Code- Mechanical that regulate the materials used within plenums. According to the code, materials within plenums shall be noncombustible or shall be listed and labeled as having a flame spread index of not more than 25 and a smoke-developed index of not more than 50 when tested in accordance with ASTM E84 or UL 723

Regarding the use of an A/C closet within the unit as a return air plenum, it is suggested that the closet door with louver feeds the A/C closet as a return air plenum and should comply with the requirements of 602.2.1. However, there is a formal interpretation from the Broward County Board of Rules and Appeals that louvered doors are not considered registers, grilles or diffusers and therefore do not have to meet the requirements. Miami Dade has an advisory memo which contradicts this.

Ms. Dornblaser ask must the door comply with 602.2? If it is considered combustibile can we use paint with intumescent paint to make it non-combustible?

Discussion Ensued

Mr. Wise suggest we draft a letter to look at 602.2 and 602.2.1

**V. FUTURE BOARD MATTERS**

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None

**VI. BOARD COMMENTS**

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None

**VII. STAFF COMMENTS**

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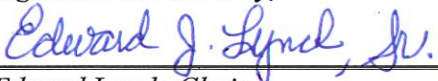
**A. Next Meeting – September 20, 2023**

**VIII. ADJOURNMENT**

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Chair Edward Lynch adjourned the meeting at approximately 3:24 p.m.

Signed for the board by,

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*Edward Lynch, Chair*

Respectfully submitted by  
Michelle Carter, Recording Secretary

