

**Agenda  
Item  
VI.**

**State of Oregon**

**Board memo**

**Building Codes Division**

**January 7, 2009**

**To:** Residential Structures Board

**From:** Richard S. Rogers  
Structural Program Chief

**Subject:** Board concurrence – Oregon Residential Specialty Code R613.2 Window Sill Height

**Action requested:**

Building Codes Division requests that the board pass a motion concurring with the hearing officer's recommendation to further modify ORSC Section R613.2 and the referenced standard in accordance with the 2009 International Residential Code (IRC).

**Background:**

The IRC code changes regulating window sills were prompted by reports issued by the U.S. Consumer Products Safety Commission (CPSC). From 2002-2004, the CPSC staff received an average of 25 reports a year of fatalities associated with falls from windows. From April 2008 to May of 2008, the CPSC reported at least 18 falls from windows, including two deaths, involving small children.

During the October 1, 2008 Residential Structures Board meeting, a motion was passed to adopt section R613.2 of the 2006 IRC regulating window sill height. Testimony received at the public hearing conveyed that this section has been significantly modified in the 2009 IRC to provide needed clarification and to delete an inappropriate standard.

The hearings officer has recommended that the 2009 IRC modifications be adopted now to minimize hazards associated with persons falling from windows.

**Proposed change summary:**

The changes to Section R613.2 as noted below reflect the differences between the 2006 IRC and the 2009 edition. They may be characterized as;

1. Glazing below the 24-inch threshold is a hazard only where the glazing includes an operable section. The change to R613.2 clarifies the application of this section to only operable sections.

2. Adding a new Section R613.2.1 clarifying that the minimum net clear opening for emergency escape windows cannot be reduced by the opening fall protection device.
3. The reference standard; ASTM F 2006, is being deleted in that it is only applicable to windows not designated for emergency escape or rescue in installations more than 75 feet above ground level in multiple family dwellings. ASTM F 2090 is being retained as it is the specification for “Window Fall Prevention Devices with Emergency Escape Release Mechanisms.”

**R613.2 Window sills.** In dwelling units, where the opening of an operable window is located more than 72 inches (1829 mm) above the finished grade or surface below, the lowest part of the clear opening of the window shall be a minimum of 24 inches (610 mm) above the finished floor of the room in which the window is located. ~~Glazing between the floor and 24 inches (610 mm) shall be fixed or have openings through which a 4-inch-diameter (102 mm) sphere cannot pass.~~ Operable sections of windows shall not permit openings that allow passage of a 4 inch diameter sphere where such openings are located within 24 inches of the finished floor.

**Exceptions:**

1. Windows whose openings will not allow a 4-inch-diameter (102 mm) sphere to pass through the opening when the opening is in its largest opened position.
2. Openings that are provided with window fall prevention devices that comply with the requirements of ~~ASTM F-2006 or~~ F 2090.

**R613.2.1 Operation for Emergency Escape.** The window opening fall prevention device shall not reduce the minimum net clear opening area of the window unit below what is required by Section R310.1.1 of the code

**Revise Standard to Chapter 43 as follows:**

ASTM F 2090-**08 (Revised/Updated 2008)** Specification for Window Fall Prevention

**Recommendation**

The administrator has agreed with the hearings officer’s findings to adopt the proposed changes based on the 2009 IRC and is requesting that the Residential Structures Board pass a motion demonstrating concurrence with the same in order to proceed with the filing of the permanent rules.

**ORSC Interim Amendments Temp Rule  
Draft: 12-2-08**

**918-480-0010**

**Amendments to the Oregon Residential Specialty Code**

(1) The **Oregon Residential Specialty Code** is adopted and amended pursuant to OAR chapter 918, division 8. Amendments adopted for inclusion into the **Oregon Residential Specialty Code** are placed in this rule, showing the section reference, a descriptive caption and a short description of the amendment.

(2) Effective April 1, 2008:

(a) The **2006 Edition of the Uniform Plumbing Code**, as published by the International Association of Plumbing and Mechanical Officials and amended by the division, ~~are~~is adopted ~~as~~to provide the plumbing provisions of the **Oregon Residential Specialty Code**; and

(b) The **2008 Edition of the NFPA 70, National Electrical Code** ~~and~~as amended by the division ~~are~~is adopted ~~as~~to provide the electrical provisions of the **Oregon Residential Specialty Code**. See OAR chapter 918, division 305 for Oregon amendments to **NFPA 70, National Electrical Code**.

(~~e~~3) Effective April 1, 2007 Appendix N, Low-Rise Multiple-Family Dwelling Construction is moved from the **2005 Oregon Residential Specialty Code** to the **2007 Oregon Structural Specialty Code**.

(~~3~~4) During the phase-in period established in OAR 918-480-0005(3), plans designed to the **2005 Oregon Residential Specialty Code** must use the plumbing and electrical provisions included in that 2005 code; ~~plans~~ Plans that are designed to the **2008 Oregon Residential Specialty Code** must use the plumbing and electrical provisions adopted in this rule.

(~~4~~5) Effective October 1, 2008, the **2008 Oregon Residential Specialty Code** is amended as follows:

(a) Section R 109.1.4.1 is deleted and replaced with the following: The requirement in R318.2 that all moisture-sensitive wood framing members used in construction shall have a moisture content of not more than 19 percent of the weight of dry wood framing members is not subject to inspection by the authority having jurisdiction.

(b) Section R318.2 is amended to read: Moisture content. Prior to issuance of the insulation/vapor barrier approval required by R109.1.5.2 of this code:

(A) All moisture-sensitive wood framing members used in construction shall have a moisture content of not more than 19 percent of the weight of dry wood framing members.

(B) The general contractor or the owner who was issued the structural permit shall notify the building official, on a division-approved form, that the contractor or the owner who was issued the structural permit is aware of and has taken steps to meet the requirement in paragraph (A).

**(6) Effective January 1, 2009, the 2008 Oregon Residential Specialty Code is amended as follows:**

**(a) Section R602.10.9 is amended to read: R602.10.9 Interior braced wall support. In buildings located in Seismic Design Category D<sub>1</sub> and one-story buildings located in Seismic Design Category D<sub>2</sub>, interior braced wall lines shall be supported on continuous foundations at intervals not exceeding 70 feet (21,336 mm). Braced wall panels located in interior braced wall lines at less than 70-foot (21,336 mm) intervals shall be supported by double floor joists or blocking between floor joists. Where floor joists are perpendicular to the braced wall line, blocking shall be provided for the length of braced panel and shall extend to the next available joist below for braced panels whose ends are not aligned with joists below. The length to width ratio of the horizontal diaphragm supporting interior braced wall lines shall not exceed 4 to 1. Use of alternate braced panels in interior braced wall lines is not permitted.**

**(b)(A) Section R613.2 is added to the 2008 Oregon Residential Specialty Code: R613.2 Window sills. In dwelling units, where the opening of an operable window is located more than 72 inches (1829 mm) above the finished grade or surface below, the lowest part of the clear opening of the window shall be a minimum of 24 inches (610 mm) above the finished floor of the room in which the window is located. Operable sections of windows shall not permit openings that allow passage of a 4 inch diameter sphere where such openings are located within 24 inches of the finished floor.**

**(B) Exceptions.**

**(i) Windows whose openings will not allow a 4-inch-diameter (102 mm) sphere to pass through the opening when the opening is in its largest opened position.**

**(ii) Openings that are provided with window guards that comply with ASTM F 2090.**

**(c) Section R.613.2.1 is added to the 2008 Oregon Residential Specialty Code:**  
**R613.2.1 Operation for Emergency Escape. The window opening fall prevention device shall not reduce the minimum net clear opening area of the window unit below what is required by Section R310.1.1 of the code.**

Stat. Auth.: ORS 455.020, 455.110, 455.525 & 455.610

Stats. Implemented: ORS 455.610

Hist.: BCA 18-1993, f. 8-24-93, cert. ef. 8-29-93; BCA 28-1993, f. 10-22-93, cert. ef. 1-1-94; BCA 29-1993, f. 11-24-93, cert. ef. 12-1-93; BCD 6-1995, f. 3-31-95, cert. ef. 4-1-95; BCD 3-1996, f. 2-2-96, cert. ef. 4-1-96; BCD 22-1996(Temp), f. 10-1-96, cert. ef. 10-4-96; BCD 5-1997, f. 3-21-97, cert. ef. 4-1-97; Administrative Reformatting 1-19-98; BCD 3-1998, f. 1-29-98, cert. ef. 4-1-98; BCD 19-1998, f. 9-30-98, cert. ef. 10-1-98; BCD 3-2000, f. 1-14-00 cert. ef. 4-1-00; BCD 19-2000(Temp), f.& cert. ef. 8-15-00 thru 2-10-01; BCD 32-2000, f. 12-27-00, cert. ef. 1-1-01; BCD 3-2001, f. 2-9-01, cert. ef. 3-1-01; BCD 2-2002, f. 3-5-02, cert. ef. 4-1-02; BCD 22-2002(Temp), f. 9-13-02 cert. ef. 10-1-02 thru 3-29-03; BCD 30-2002, f. 12-6-02, cert. ef. 1-1-03; BCD 1-2003(Temp), f. & cert. ef. 1-10-03 thru 3-31-03; BCD 33-2002, f. 12-20-02 cert. ef. 4-1-03; BCD 15-2004, f. 9-10-04, cert. ef. 10-1-04; BCD 5-2005, f. & cert. ef. 3-28-05; BCD 9-2006, f. 6-30-06, cert. ef. 7-1-06; BCD 1-2007, f. 2-15-07, cert. ef. 4-1-07; BCD 5-2008, f. 2-22-08, cert. ef. 4-1-08; BCD 13-2008(Temp), f. & cert. ef. 7-3-08 thru 12-30-08; BCD 21-2008, f. 9-30-08, cert. ef. 10-1-08; BCD 24-2008 (Temp), f. & cert. ef. 10-6-08 thru 4-1-09