

# CODE LINK

STATE OF OREGON • BUILDING CODES DIVISION

MAY/JUNE 2001

## BCD reviews post-earthquake certified-inspector activation

By Patrick Lewis



On the morning of February 28, the Seattle area had a 6.8 earthquake that caused an estimated 3.9 billion dollars of damage and business interruptions to the area. There was damage to the city's infrastructure that included breaks in water and sewer lines and a loss of electrical power in some areas. The Olympic pipeline closed and sensors at Grand Coulee Dam indicated movement. Telephone and computer communications were overloaded. Air, rail, and ship traffic was shut down and some roads and highways were damaged. There were 250 injuries and one death reported. Portland was also affected by an earthquake at or about the same time, but without significant damage.

In response to a request from the Oregon Emergency Management (OEM) division of the State Police, the Oregon Building Codes Division activated the ATC-20 certified-post-earthquake-inspector list. We called each ATC-20 certified person to establish a list of those available to assist the Washington Department of Emergency Management (WDEM) with post-earthquake inspections.

We used a computerized list of certified post-earthquake inspectors and had seven division staff call 228 people within a three-hour period. Because most of the inspectors were working in the field, we had to leave messages for

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## Earthquake-inspector activation . . . continued



more than 90 percent of them, and we spent the next two days responding to 138 returned phone calls. The results were 91 inspectors indicated they could be available, 30 declined, and 107 didn't respond. This means that out of the 228 certified inspectors contacted, 40 percent indicated they were available, 13 percent declined and 47 percent didn't respond.

Activating the ATC-20 list for the first time was an eye-opener for the division. We learned a lot, especially about how **not** to activate the ATC-20 list. We discovered three major problems in activating the list:

**First**, calling each individual on the list takes too much time. It took 31 hours to receive enough information to compile a final list of available inspectors. With initial calls and call-backs, BCD placed 364 calls during this two-day period. Most of the telephone numbers we had were for home phones rather than work phones, which meant we could only leave messages. Some inspectors didn't have recorders on their home phones, or we had incorrect telephone numbers. So we had to track down inspectors at their places of work, if we had that information.

We need a more effective communications method such as an automated phone-messaging system or a pre-established e-mail list. We also need to eliminate the phone call-jam that occurred this time by having all replies go to an e-mail address or FAX number.

**Second**, by calling the inspectors directly, we circumvented their employers. We assumed that inspectors would check with their employers before they made a commitment, but found that communication did not take place in many instances. In one jurisdiction, the entire staff of the building department asked for vacation leave at the same time to go do post-earthquake inspections, which would have left the building official with no one to perform inspections or plan reviews within that jurisdiction.

Except for self-employed persons, we need to contact the employer rather than the employee

during any future seismic event. We need to update each file with the most recent employer information.

**Third**, when we called inspectors to check on their availability, we could not answer most of their questions. They naturally wanted to know who was going to pay them — their own jurisdiction, the state of Washington, the city of Seattle, or FEMA. They also wanted to know where they would stay, who would reimburse their expenses, and whose car they should use. Self-employed inspectors, architects, and engineers wanted to know what their liability would be and if they would be covered by the state's insurance. Employers, like building officials and emergency managers, wanted to know who would be responsible for their employees' workers' compensation insurance while they were working outside their jurisdiction. Finally, everyone wanted to know when they would be needed and for how long. Unfortunately, we had limited information, which made it difficult for employees or employers to make a commitment.

Division staff making the contacts need to obtain more detailed information from Oregon Emergency Management and the jurisdiction requesting assistance prior to activating the ATC-20 list, so we can pass this information on to inspectors and their employers during the initial contact.

The division began meeting with an Emergency Response Task Force on April 12, 2001, to develop a response plan for regional and statewide emergencies that includes activation guidelines for the ATC-20 list. This task force will include representatives from the Oregon Emergency Management Division, Oregon Building Officials Association, and this division.

Suggestions for the proposed Emergency Response Plan may be sent to Patrick Lewis by e-mail at [pat.d.lewis@state.or.us](mailto:pat.d.lewis@state.or.us) or by mail to Patrick Lewis, Building Codes Division, P.O. Box 14470, Salem, OR 97309-0404. ■

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# Directory of Responsibilities updates

Directory of  
Responsibilities

The division reminds all municipalities of the need to update information contained in the *Directory of Responsibilities*. This task may be accomplished by visiting the BCD Web site [www.oregonbcd.org](http://www.oregonbcd.org) and clicking on the link for the directory. Once on the Web page, double click the index tab for the appropriate city or county.

If changes are needed to the information on the Web page, you may forward them to the division by clicking on the "write us" link at the top of any Web page. The corrections may be attached to your e-mail. Municipalities are en-

couraged to have only one individual provide the information to the division to avoid duplication. With more than 200 pages in the directory to keep current, your input is critical to maintain accuracy.

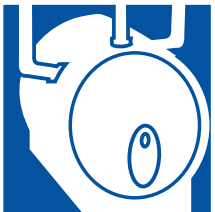
With local municipality assistance, the division plans to have an updated *Directory of Responsibilities* available to the public and on line by July 1, 2001.

Questions may be directed to Allen Aschim, (503) 378-4379. ■

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## New refrigeration rules adopted

By Mike Ewert



The 1999 Legislature passed a law that required the Board of Boiler Rules to adopt ASME B31-5, the standard on refrigeration piping. The board was given the authority to establish by rule the level of regulation by the state boiler inspectors. Through months of committee and board meetings, the board determined that it would regulate the brazing and welding of refrigeration piping systems consisting of pipe larger than two inches nominal pipe size, containing refrigerants other than A-1 or B-1, as listed in ASHRAE 34.

During this process, stakeholders determined a need for the mechanical industry to develop a training and certification process for installers and inspectors who did not fall under the boiler rules. Installer and inspector certification rules were adopted under the purview of the Building Codes Structures Board establishing criteria for certification of installers who braze or weld refrigeration systems of two-

inch nominal pipe size and smaller, using any refrigerant listed in ASHRAE 34. It covers those systems using larger pipe diameters (larger than two inches) that use A-1 or B-1 refrigerants. Rules were also developed requiring A-level or B-level mechanical inspectors to be certified to inspect brazing or welding of refrigeration systems not regulated by the Boiler Section. All three rules exempt certification requirements for installation of refrigeration systems in one- or two-family dwellings. The rules have been adopted, with an implementation date of July 1, 2001.

Several organizations are developing a testing process to certify installers and inspectors. When these programs are completed, they will be submitted to the Building Codes Division for review and approval. Requirements for certification and the rules will be added to the Oregon Mechanical Specialty Code. ■

# Staff advisories issued



The following staff advisories were recently issued and are posted to the BCD Web site:

**Program:** Structural Program

**Subject:** HVAC energy conservation performance standards

**Source:** Alan Seymour, Oregon Office of Energy

**Reference:** 1998 Oregon Structural Specialty Code (OSSC), Tables 13-G through 13-K

**Date issued:** March 12, 2001

**Prepared by:** Ravindra K. Mahajan P.E.  
Facilities engineer  
(503) 373-1354

## Question

Can implementation of new HVAC performance standards (Tables 13-G through 13-K, OSSC) that became effective October 1, 2000, in Oregon, be delayed until October 29, 2001, the effective date of ASHRAE 90.1-1999 standard?

## Determination

Yes. It is reasonable to allow an extension period up to October 29, 2001, to coincide with the effective date of ASHRAE 90.1 standard.

**Background:** According to the recent information received from the Air-Conditioning & Refrigeration Institute (ARI) and verified by Oregon Office of Energy (OOE), the new standards addressed in OSSC Sections 1313.1.4.1 to 1313.1.4.3 as contained in Tables 13-G through 13-K are pre-empted by the federal standards. The October 1, 2000, OSSC effective date contains standards referenced in those tables were based upon ASHRAE 90.1-1999 Standard. At this time the

federal standards recognize ASHRAE 90.1-1999 as the standard for affected equipment. Generally, states are pre-empted by federal statute from using higher efficiency requirements in the ASHRAE provisions prior to their effective date, unless they meet conditions of waiver or exception to the *Federal Energy Policy Act of 1992* (EPACT). Oregon does not have a waiver or exception to the noted EPACT.

Based upon this information, Oregon's early adoption of these requirements is pre-empted for those classes of equipment regulated through federal standards in the *Energy Policy Act of 1992*. From a federal perspective, adoption of ASHRAE 90.1-1999 standards by reference includes both the standard and the implementation date for those classifications of equipment that are regulated by the act.

In view of our regional power shortages and increased need for conservation, the OOE strongly encourages HVAC suppliers to promote more energy-efficient HVAC equipment for all new projects. Many of these standards will become the code standard on October 29, 2001.

The OOE will continue to make the old HVAC performance-code compliance forms available at its Web site:

<http://www.energy.state.or.us/code/cdpub.htm>  
for download until October 29, 2001.

*Advisories continued, Page 5*



**Program:** Structural Program

**Subject:** Exterior surfaces at accessible parking spaces and access aisles

**Source:** 1998 Oregon Structural Specialty Code (OSSC)

**Reference:** Section 1104.4.4, effective October 1, 2000

**Date issued:** March 26, 2001

**Prepared by:** Richard S. Rogers  
Fire, Life Safety/Accessibility  
(503) 378-4472

### Question

With regard to accessible parking spaces and access aisles, what are the appropriate definitions for “firm, stable, smooth and slip-resistant” prescribed in OSSC Section 1104.4.4?

### Determination

*The Americans with Disabilities Act Accessibility Guidelines (ADAAG)* require that ground surfaces of accessible routes on sites be **stable, firm, and slip-resistant**. Relative to accessible parking spaces and access aisles, the OSSC attaches an additional stipulation that such elements must be “**smooth**.”

With the exception of the OSSC surface requirement for “smooth,” the United States Architectural and Transportation Barriers Compliance Board (USATBCB) has defined the specifications presented in OSSC Section 1104.4.4.4 as follows:

- **Stable:** A stable surface is one that remains unchanged by contaminants or applied force, so that when the contaminant or force is removed, the surface returns to its original condition.
- **Firm:** A firm surface resists deformation by either indentations or particles moving on its surface.

- **Slip-resistant:** A slip-resistant surface provides sufficient frictional counterforce to the forces exerted in walking to permit safe ambulation.

### Analysis

Where parking is provided accessory to an affected building, accessible parking shall be provided, constructed, striped, signed, and maintained as required by ORS 447.233, OSSC Sections 1104 and 1108.4.12. While Section 1104.4.4 mandates the performance characteristics of accessible parking space and access aisle surfaces, **objective measures are not stipulated**.

In a related article, the USATBCB has stated: “Because of the great number of variables that affect the performance of parking spaces and access aisles - its material, texture and finish, the presence of moisture or contaminants, the material that contacts it and the method of ambulation, no single set of technical specifications or measurement standards are specified in the scoping or technical provisions of ADAAG. While the USATBCB is conducting research, objective measures that can encompass all criteria contributing to the safety of an exterior accessible surface are not yet available.”

Conceding that it is not good practice to mandate performance without establishing the criteria, building officials are, nevertheless, left with the directive to enforce all the provisions of the code and render interpretations relative to intent.

### Conclusion

Considering the variety of surfacing materials that may be suitable in given regions, it would be inappropriate to insist on the explicit use of specific products statewide (i.e., concrete or paving). However, it is staff’s opinion that acceptable surfacing products for accessible



parking spaces and access aisles are those which, at a minimum, are slip-resistant and do not allow vehicles, wheelchairs, or other mobility aids to penetrate the surface in any appreciable measure. In simple terms, loose or untreated gravel, sand, and compacted dirt are a few examples of surfaces that are functionally inaccessible and, therefore, unacceptable.

In the absence of objective measures and in keeping with the provisions of OSSC Section 104.2.1, it remains the local building official's responsibility to render interpretations clarifying application in conformance with the intent and purpose of OSSC Section 1104.4.4. Clearly, the intent and purpose of this code section is that the surfaces of accessible parking spaces and access aisles be installed so they are reasonably and functionally usable by persons using mobility aids, including wheelchairs. Using the definitions above as guidelines, the surfaces of such spaces must be rendered stable (*unchanged by the eroding effects of rain, contaminants, or other applied forces*), firm (*resists deformation*), smooth and slip-resistant (*provides sufficient frictional counter-forces*).

**Note:** For a comprehensive analysis of the USATBCB research to date, you may log on to [www.access-board.gov](http://www.access-board.gov)

**Program:** Structural Program

**Subject:** Accessibility at freezer/cooler spaces

**Source:** 1998 Oregon Structural Specialty Code (OSSC)

**Reference:** Section 1102 – Definitions; Section 1108.4.17, “Employee Work Area” effective October 1, 2000

**Date issued:** March 26, 2001

**Prepared by:** Richard S. Rogers  
Fire, Life Safety/Accessibility  
(503) 378-4472

### Question

How are the accessible route provisions of the OSSC to be applied to freezer and cooler spaces?

### Determination

OSSC Section 1108.4.17 states that employee work areas “**shall be constructed so individuals with disabilities can approach and enter, but individual offices or work spaces need not be constructed to permit use or maneuvering within the work space or be constructed or equipped (i.e., with desk, sinks, rack or shelves) to be accessible.**”

1. Where a freezer/cooler is incorporated into the design of a building and access to the freezer/cooler is gained through an adjacent “employee work area” (i.e., commercial kitchen, warehouse), it would be appropriate to apply OSSC Section 1108.4.17 so “**individuals with disabilities can approach and enter**” the employee work area but not necessarily the freezer/cooler. In such cases the freezer/cooler may be considered a non-affected element of the “employee work area.”

2. Where the freezer/cooler is incorporated into the design of a building and access to the freezer/cooler is gained through an adjacent “public or common use area,” the freezer/cooler must be constructed so **“individuals with disabilities can approach and enter.”** This would include providing accessible door hardware, maneuvering clearances outside the freezer/cooler, and maximum opening forces as provided in OSSC Section 1109.9.9.

3. Where the freezer/cooler creates a building in and of itself (i.e., warehouse) it must be constructed so **“individuals with disabilities can approach and enter.”** As in 2, this would include providing accessible door hardware, maneuvering clearances outside the freezer/cooler, and maximum opening forces as provided in OSSC Section 1109.9.9.

4. Where the freezer/cooler is intended to be used by all employees (i.e., common use) or be accessible to the public, it must fully comply with Chapter 11 as for any common use/public space.

**EXAMPLES: (Relative to typical industry installations)**

- A. Food service walk-ins for commercial kitchens (employee work areas) in restaurants, schools, hospitals and rest homes: *See determination 1, above.*
- B. Convenience or small grocery stores often utilize beverage display cases **without** public access. These items usually have an attached freezer that is accessed through the cooler: *If the space adjacent to the freezer/cooler is not an “employee work area,” such applications would have to comply with determination 2, above.*
- C. Grocery store walk-ins (cold rooms) without public access. Store employees stock shelves or produce bins from these rooms using either hand trucks or pallet jacks.

If the space adjacent to the freezer/cooler is not an “employee work area,” such applications would have to comply with determination 2, above.

- D. Grocery store (public access) beverage coolers. These cold rooms are normally provided for the sale of beverages by the case. *See determination 4, above.*
- E. Warehouse storage cold rooms. These rooms are for storage of boxed or pallet-stored foods usually requiring the use of a pallet jack or forklift to move the items in the cold room. *See determination 3, above.*

**Note:** The force necessary to operate many of the typical freezer/cooler door configurations compatible with pallet jack or forklift operations, will exceed the maximums of OSSC Section 1109.9.9. In addition, strict compliance with other accessibility provisions may be difficult or impossible with the combined affects of door construction, orientation, and operation. In such cases, where persons with disabilities must be able to “approach and enter,” it will be necessary to install an additional Chapter 11-complying door and hardware.

**Conclusion**

Given the infinite variety of configurations, uses, and applications possible with the installation of site-built or prefabricated freezer/coolers, it is infeasible that every scenario could be anticipated or addressed in an advisory. As with any plan-approval process, the rendering of interpretations clarifying application in conformance with the intent and purpose of the OSSC remains the responsibility of the local building official.

It is advisable that architects and designers consult the local jurisdiction having final authority when incorporating freezer/cooler equipment or related spaces in the design of any structure. ■

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# Tri-County Service Center releases first region-wide in-training programs



The Tri-County Service Center, after working with a planning panel of industry and local government representatives, BCD code area experts, the OBOA, and OMOA, is releasing the first two inspector in-training programs approved for use throughout Clackamas, Multnomah, and Washington counties. The A-level plans examiner, and the fire, life safety master in-training programs have been approved by the Oregon Building Codes Division and are available from the Tri-County office to building departments.

“This speeds up our process and will hopefully contribute to more consistent training efforts in the region,” said Stan Scotton, training coordinator for the City of Portland and member of the Tri-County Program Planning Panel. “With consistent training efforts, we can now work toward more consistent inspection results.”

Both programs will soon be accessible on the BCD Web site, and may be used in any jurisdiction in Oregon. Until then, building departments are welcome to contact the Tri-County Service Center office, (503) 872-6731, and center staff will e-mail either or both of these programs. Each program mailed or downloaded from the Web site will include forms that each jurisdiction must complete.

When these programs are used without revision, program-approval forms are no longer necessary; however, instructor approval and trainee registration forms must still be submitted and approved before training. You may mail the completed forms to Bob Brown, training coordinator, Tri-County Service Center, 123 NE 3rd, Suite 440, Portland, OR 97232-2901, or fax them to him, (503) 872-6735. Bob Brown’s phone number is (503) 872-6731. ■

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## BCD offers training to Tri-County inspection departments on new processes



At its April 11 meeting, the Tri-County Building Industry Service Board approved new processes to facilitate the consistent application of code and code dispute resolution in the Tri-County area. These new processes are designed to build on existing expertise and resources already available in the Tri-County area and involve area building departments in discussions about code issues.

To help building-department personnel, including building officials and inspection and permit staffs learn about these processes, BCD is sponsoring a free training session Tuesday, May 22, at the United Association of Plumbers and Steamfitters Local 290 Auditorium. Pre-

senters are Sherman McDaniels, a consultant from the National Conference of States on Building Codes and Standards, and Joan Stevens-Schwenger, Tri-County Service Center manager.

### **Tri-County Code Consistency and Dispute Resolution Processes**

Tuesday, May 22  
9 a.m.- noon  
Local 290 Auditorium  
20210 SW Teton Avenue  
Tualatin

Those wishing to participate should contact the Tri-County office, (503) 872-6731, or fax a list of participants to the office, (503) 872-6735. ■



Clackamas  
Multnomah  
Washington  
COUNTIES

A BCD field office, the Tri-County Service Center administers the minor label program and coordinates forms, processes, and application of code for building programs in Clackamas, Multnomah, & Washington counties.

### Tri-County Service Center

123 NE 3rd Ave., Ste. 440,  
Portland, OR 97232-2901  
Phone ..... (503) 872-6731  
TTY ..... (503) 373-1358  
Fax ..... (503) 872-6735  
Joan Stevens-Schwenger  
..... manager  
E-mail ..... Joanie.M.  
Stevens-Schwenger@state.or.us

### Building Codes Division

Joe Brewer ..... administrator  
Web site .... www.oregonbcd.org



Complimentary copy

A bi-monthly newsletter for electricians and electrical contractors

April/May 2001

## Tri-County electrical code forum

All electrical contractors in the Tri-County region are invited to a code forum sponsored by the Tri-County Service Center, the National Electrical Contractors Association (NECA), and the Independent Electrical Contractors (IEC). Gary Wilson, the state's chief electrical inspector, will lead the event.

Participants receive four hours of continuing-education credit.

Contact Marion Peterson, (503) 872-6731, in Portland, if you plan to attend the forum.

 Refreshments will  
be provided 

Date ..... Thursday, April 19

Time ..... 4-8 p.m.

Place... Sunnybrook Service Cntr. Auditorium  
9101 SE Sunnybrook Blvd., Clackamas

Directions: *From Southbound I-205:* Take Exit 14 (Sunnyside Road), turn right on Sunnyside, turn left at the first signal onto 93rd Avenue, turn right at the first signal onto Sunnybrook, turn right into the Sunnybrook Service Center. *From Northbound I-205:* Take Exit 13 (82nd/Milwaukie), turn right at the first signal onto Sunnybrook Blvd., turn left into the Sunnybrook Service Center. ▲

## Pre-paid minor label accounts now available at the service center

The Tri-County Service Center recently announced a new service for contractors: pre-paid cost accounts for tri-county minor label permits. Here's how the account works: The contractor makes a deposit to the account, and the center tracks debits for minor labels bought and informs the contractor when the account must be refreshed.

Contractors eligible to buy minor labels may request such an account by calling Leslie Matthews, (503) 872-6731, or they can fill out minor label application forms and attach notes requesting pre-paid accounts. As always, the center will continue to accept cash, check, VISA, or MasterCard in payment. ▲

## New minor label rules take effect April 1

New Oregon Administrative Rules broaden the definition of installations that can be made using a minor label. For example, some installations up to 240 volts are now included, and contractors may now make restricted-energy installations in buildings other than one- and two-family dwellings with a minor label. Following is a rule synopsis:

**918-309-0220 — Scope of Electrical Work Allowed with Minor Installation Label -** A contractor with a signing supervisor, where the installation does not exceed 240 volts for (previous rules, 120 volts single phase):

▲ Extension of not more than two existing branch circuits limited to 30 amps each (previous rules, 20 amps).

▲ Installation of one new electrical circuit limited to 30 amps (previous rules, 20 amps.)

A restricted energy contractor, an electrical contractor using a licensed journeyman, or a restricted energy technician may now use minor labels for the installation, repair, and replacement of the following installations not exceeding 100 volt amperes in Class 2 or 3 installations, in one- and two-family dwellings, and in other buildings (commercial structures included). Here are the conditions:

▲ The equipment is not for a fire alarm or nurse call system and is not located in an area classified as hazardous (Chapter 5 of the National Electrical Code).

continued...



## News flash

When placing a minor label on a new construction when the electrical panel is not yet installed, place it on the installation. If it's a vacuum system, place it on the pipe protruding from the wall. The City of Portland allows labels to be attached to the bright-orange permit card posted at the site. *The label must be posted before work begins.*

Tri-County Service Center  
123 NE 3rd Ave., Ste. 440,  
Portland, OR 97232-2901

# Questions & Answers in a flash

**Q** What is the scope of a limited maintenance HVAC license?

**A** This is a maintenance license for the repair or replacement of an existing heating or cooling device.

**Q** Does this license allow you to extend a junction box in the ceiling to a disconnect, then to the appliance.

**A** No. Extending the wiring to the junction box and then to the appliance is considered a new installation. The scope of the license only allows an extension from the load side of the disconnect to the appliance.

**Q** Can you reconnect an appliance when a breaker in an adjacent panel board serves as the disconnect?

**A** Yes, as long as the wire size and the overcurrent

protection comply with the nameplate of the new appliance.

**Q** What can holders of limited HVAC licenses connect?

**A** They may connect a replacement gas appliance and gas piping, provided the appliance is the same as the existing one, the conductors and overcurrent protection comply with the nameplate of the appliance, and the circuit is grounded. (OAR 918-305-0000 and Section 117.2 or the One- and Two-Family Dwelling Code.

**Q** Can a limited-HVAC licensed electrician ground an appliance with an ungrounded circuit or new circuit, bond gas piping, or change overcurrent protection?

**A** No. These tasks lie within the scope of the electrical contractor's license. ▲

## New minor label rules continued . . .

▲ The system does not penetrate any fire-rated assemblies or a fire-resistive wall, ceiling, or floor system.

▲ The cables are not located in a plenum area or access floor area.

The installation is limited to the following:

▲ Thermostats, up to five under one label.

▲ Data communication devices, up to five devices under one label.

▲ Intercom, music, and paging devices, up to five devices under one label.

▲ Door or gate control, monitor or access devices, up to five devices under one label.

▲ Cable television and closed circuit television devices, up to five devices under one label.

▲ Burglar and security alarm devices, up to five devices under one label.

▲ Central vacuum clean-control systems, one label per system.

Contractors with signing supervisors, limited maintenance specialty contractors, limited maintenance specialty contractors-HVAC/R, and restricted-energy contractors are eligible to buy and use minor labels. A sheet of 10 minor labels costs \$135, including surcharges. You can download an application from the BCD Web site, [www.oregonbcd.org](http://www.oregonbcd.org) or call the Tri-County Service Center, (503) 872-6731, to receive an application by mail or fax. ▲

**Notice to contractors: Please inform homeowners that their minor label installation may be inspected.**

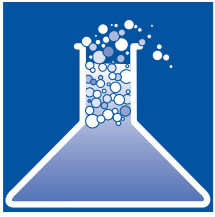
440-2725 (4/01/COM)

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To receive a free subscription to Tri-County Services' bi-monthly "News Flash," please call (503) 872-6731, and we'll put you on our mailing list!

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# BCD tracks illegal drug-lab properties



In 1989, legislation designated the Building Codes Division the official keeper of the “unfit for use” list of properties that have been used for illegal drug manufacturing or storage.

When the Oregon Health Division notifies BCD of an illegal drug lab property, BCD sends a letter advising the appropriate city or county building official of the property address. County assessors and health departments are also notified. By this time, property owners have been notified of their responsibilities and are aware that continued use of the property without evaluation for contamination, decontamination, and certification as “fit to use” is unlawful, a Class B misdemeanor since 1997 legislation.

Properties remain on the “unfit for use” list until a certificate of fitness is provided to the owner by the Health Division. The property is then removed from the list and BCD sends notice to the appropriate building official, the property owner, the local health department, and the county assessor.

“Unfit for use” property may be sold without being decontaminated; however, a written disclosure stating that the property has been declared unfit due to illegal drug lab activity must be provided to the buyer. The new owner becomes responsible for decontamination of the property. The Oregon Health Division

wrote the administrative rules outlining decontamination, demolition, and disclosure processes to be followed by owners of “unfit for use” property.

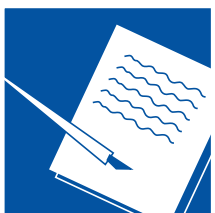
City and county building officials were advised of their responsibilities and received an explanation of the reporting, cleanup, and demolition processes several years ago. They also received copies of the placard to be posted by enforcement agencies and a list of licensed drug-lab decontamination contractors. Current lists are available upon request to the Oregon Health Division or BCD.

The *Uniform Code for the Abatement of Dangerous Buildings*, published by the International Conference of Building Officials, contains the uniform standards whereby local building code enforcement agencies may act to condemn, demolish, and require the vacation of the property or removal of contents. (OAR Chapter 918, Division 010) These provisions may be adopted by local ordinance.

Questions about this program should be referred to Tom Mitchell, Oregon Health Division, (503) 731-4012. Requests for copies of the drug lab registry or a list of properties by county or requests for information about specific properties on the list should be directed to Louann Rahmig, (503) 373-7438. ■

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## 2000 Administrative Rule compilation distributed



The secretary of state’s administrative rule compilation, which includes division rules filed through February 28, 2001, has been distributed to all building officials. Extra sets of rules

may be ordered from BCD for \$15 each. The 2001 Oregon Revised Statutes will be printed and distributed following adjournment of the 2001 legislative session. ■

# Compliance Report

The Director of the Department of Consumer and Business Services found the following violations of the Oregon Specialty Codes in October 2000:

CITY .....	NAME .....	VIOLATION .....	PENALTY .....
Silverton .....	Tualatin Electric, Inc. ....	No permit .....	\$250

The Director of the Department of Consumer and Business Services found the following violations of the Oregon Specialty Codes in November 2000:

CITY .....	NAME .....	VIOLATION .....	PENALTY .....
Brookings .....	Jerry and Darla Howard .....	No permit .....	\$250
Keizer .....	CR Contractors, LLC and Ryan Blankenship .....	No permit .....	\$250
Klamath Falls .....	David B. Stock .....	No permit .....	\$250
Klamath Falls .....	Bernie M. Johnson .....	No permit .....	\$250
	dba Mountain Valley Gardens		
Lebanon .....	Marlene Hommel .....	No permit/flagrant violation (2 violations) .....	\$2,000
Wallowa .....	Richard Eckstein .....	No permit .....	\$250
	dba Eckstein Construction		

The Director of the Department of Consumer and Business Services found the following violations of the Oregon Specialty Codes in December 2000:

CITY .....	NAME .....	VIOLATION .....	PENALTY .....
Brookings .....	Robert W. Pieper .....	No permit/ unsafe installation .....	\$1,000
	dba Brookings Hearth & Home		
Clackamas .....	Daniel Lee Gardner .....	No permit/ flagrant violation .....	\$1,000
	dba Daniel Gardner Mobil Home Maintenance		
Donald .....	Ronald L. Hardy .....	No permit .....	\$250
	dba Hardy Plumbing & Heating		
Eugene .....	Commercial Air, Inc. ....	No permit .....	\$250
Junction City .....	David Parker .....	No permit .....	\$250
	dba David Parker Roofing		
Lakeview .....	Vernon Plato .....	No permit .....	\$250
	dba Odyssey Builders, Inc.		

Medford .....	Superior Contracting, Inc. ....	No permit (2 <sup>nd</sup> violation) .....	\$500
Portland .....	Parking Booth Company, Inc. ....	No insignia of compliance (2 violations) .....	\$ 2,000
Portland .....	Sunset Fuel Co. ....	No permit .....	\$250
West Linn .....	Jimmy R. Loyd .....	No permit .....	\$250
	dba Building Accents and Construction		

## The Electrical and Elevator Board found the following violations of the Oregon Electrical Safety Law in December 2000:

CITY .....	NAME .....	VIOLATION .....	PENALTY .....
Albany .....	John S. Brant .....	No elevator plan approval .....	\$250
	dba Tyssen Sound Elevator		
Albany .....	Tom Gloude .....	No supervising or journeyman license/no permit .....	\$750
Ashland .....	Allen W. Hanson .....	No elevator contractor license/no plan approval .....	\$750
	dba MDA Construction		
Baker City .....	Alpha Tel-Com, Inc .....	Made unsafe installation .....	\$500
Beatty .....	Anthony K. Borello .....	Allowed an unlicensed individual to make an electrical installation (3 <sup>rd</sup> violation) .....	\$1,000
	dba Best Electric		
Beatty .....	Christopher Stephen Schwarz .....	No supervising or journeyman license .....	\$500
Bend .....	Jason Sikes .....	No supervising or journeyman license .....	\$500
Elmira .....	Jerry V. Crosby .....	Sold unlisted electrical product .....	\$500
	Reliant Security Systems, Inc.		
Gearhart .....	DeWayne E. Lambert .....	Failure to make corrections .....	\$500
	XL Electric, Inc.		
Gresham .....	Brian E. Keliher .....	No electrical permit .....	\$250
Gresham .....	Lisa Keliher .....	No permit .....	\$250
	dba Busy Bee Electric		
Keizer .....	Daniel Lee Gardner .....	No supervising or journeyman license/no permit .....	\$750
	dba Daniel Gardner Mobil Home Maintenance		
Klamath Falls .....	Pacific Industrial Electric, Inc. ....	Allowed an unlicensed individual to make an electrical installation/ no permit .....	\$750
	dba Best Electric		
Medford .....	Superior Contracting, Inc. ....	No permit (2 violations) .....	\$500

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Nehalem .....	Robert Swan .....	No contractor license/ dba Swanco, Inc. no permit .....	\$500
Ontario .....	Golden West Advertising, Inc .....	Allowed an unlicensed individual dba Best Electric to make an electrical installation .....	\$500
Ontario .....	Ron Duaine Smith .....	No supervising or journeyman license .....	\$500
Portland .....	UL Electric, Inc. ....	Allowed an unlicensed individual dba Best Electric to make an electrical installation .....	\$500
Portland .....	Craig A. Risky .....	No supervising or dba Risky Construction journeyman license/no permit .....	\$750
Portland .....	Sara Bruso .....	No permits Securcam, Inc. (4 violations) .....	\$1,000
Portland .....	Duston Wright Yacapin .....	No supervising or journeyman license .....	\$500
Prineville .....	Robert Vance Armstrong .....	No contractor license/ dba Vance Armstrong Construction no supervising or journeyman license/no permit .....	\$1,250
Salem .....	Home Depot U.S.A., Inc. ....	Sold uncertified electrical products (2 <sup>nd</sup> violation) .....	\$1,000
Sweet Home .....	Michael L. Crillo .....	No contractor license/ dba Reliable Heating no supervising or journeyman license/ and Air Conditioning no permit .....	\$1,250

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## OSSC errata



The exception in Section 1004.2.4 in the **final** printing of the 1997 Uniform Building Code by the International Conference of Building Officials is slightly different from the one currently in the 1998 OSSC. The change was published by ICBO as an errata that we overlooked when preparing the Oregon amendments. Following is the corrected text, with the language to be inserted in bold and italics:

### *Exception:*

The separation distance determined in accordance with this section may be measured along a direct path of exit travel within a ***fire-resistive*** corridor ***complying with Section 1004.3.4.3.1***, serving exit enclosures. The walls of any such exit enclosure shall not be less than 30 feet (9144 mm), measured in a straight line, from the walls of another exit enclosure. ■

# Board meeting dates

Sun	Mon
1	2
8	9

## ELECTRICAL & ELEVATOR BOARD \_\_\_\_\_

Meets at 9:30 a.m. on the fourth Thursday of each month:

- May 24
- June 28

## BUILDING CODES STRUCTURES BOARD \_\_\_\_\_

Meets at 9:00 a.m. on the first Wednesday of each month:

- May 2
- June 6

## MANUFACTURED STRUCTURES & PARKS ADVISORY BOARD \_\_\_\_\_

Meets at 9:30 a.m. on the second Thursday of each quarter:

- July 12

## STATE PLUMBING BOARD \_\_\_\_\_

Meets at 9:00 a.m. on the third Friday of every other month:

- June 15

## BOARD OF BOILER RULES \_\_\_\_\_

Meets at 9:30 a.m. on the first Tuesday of each quarter:

- June 5

## TRI-COUNTY BUILDING INDUSTRY SERVICE BOARD \_\_\_\_\_

Meets at 9:30 a.m. on the second Wednesday of each month:

- May 9 (canceled)
- June 13

MEETINGS ARE HELD IN THE SALEM BCD CONFERENCE ROOM AT 1535 EDGEWATER ST. NW, EXCEPT THE TRI-COUNTY BOARD, WHICH MEETS AT 123 NE 3<sup>RD</sup> AVE., PORTLAND.

# CODE LINK

STATE OF OREGON • BUILDING CODES DIVISION

## Subscription and address corrections

- Address correction — Send to:  
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SALEM, OR 97309-0404

- New subscription — Enclosed is my check payable to DCBS for \$25 for the calendar year 2001 (Jan.-Dec.) subscription.

Send to:

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**DEPARTMENT USE ONLY 1087/70050**

# New Internet link



The Building Codes Division and Construction Contractors Board Web sites are now linked. A few simple clicks on the BCD Web site and information about BCD licensed contractors and licensed individuals is readily available. Another click, and CCB information is ready for review.

To access the information, go to the BCD Web site at [www.oregonbcd.org](http://www.oregonbcd.org). At the top of the page, click *License Search* and choose the option to search. Clicking on *Construction Contractors Board* connects you to that Web site. By “toggling” back and forth between the sites, you can find licensing status, addresses, business names and other information, which is updated weekly. The BCD site has an e-mail link if you need more information than is accessible on these sites. ■

The division recommends that permit-staff create a “shortcut” link on their computer to facilitate license verification at the time of permit issuance.

440-2666 (5/01/COM)



**Building Codes Division**  
1535 Edgewater St. NW  
PO Box 14470  
Salem, OR 97309-0404

Address Service Requested

## CODE LINK

STATE OF OREGON • BUILDING CODES DIVISION

*CodeLink* is the bimonthly publication of the Oregon Department of Consumer & Business Services Building Codes Division.

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