

Swimming Pools and the Energy Subcode

Sections 504.5 and 604.1.2.3 of the previous Energy Subcode (1995 Council of American Building Officials Model Energy Code) contained requirements for swimming pools for one- and two-family dwellings, and multiple-family dwellings with three stories or less, which included pool covers for heated pools and time clocks. However, with the adoption (on February 20, 2007) of the 2006 International Energy Conservation Code, those requirements no longer apply to these buildings. Typically, pools associated with these buildings are used four to five months of the year (i.e., open in May/June, closed in September) and it appears that, because of this, the requirements were removed in the newest national model energy conservation code.

Now, this does not mean that the Energy Subcode has gone completely soft on swimming pools; all buildings not described above still have requirements as per the American Society of Heating, Refrigerating, and Air-Conditioning Engineers (ASHRAE) Standard 90.1-2004, the referenced standard for commercial buildings. The requirements for pool covers, time switches, etc. were in Section 7.2.5 of the ASHRAE Standard 90.1-1999 and are now in Section 7.4.5 of the ASHRAE Standard 90.1-2004.

If you have any questions, please contact me at (609) 984-7609.

Source: Rob Austin
Code Assistance Unit

The Flood Hit! Now What?

When flooding causes damage throughout your community, as a local Uniform Construction Code (UCC) enforcement agency, you may be called on to assist in the process of returning building occupants safely back into their homes or businesses. UCC enforcement agencies should provide property owners with the necessary support to evaluate conditions in identified damaged buildings. Depending on the extent of damage to the building, examples of tasks that your agency might be asked to complete are:

- ♦ Assessment by building inspectors of damage to foundation walls and inspection for signs of structural damage
- ♦ Evaluation by electrical inspectors of the damage to the property's electrical system, including the electrical service and whether reconnection can be made by the utility provider

- ♦ Evaluation by plumbing inspectors of the condition of the property's piping and fuel service, including recommending when it is safe to turn service back on
- ♦ Evaluation by fire-protection inspectors of the status of fire-protection systems within buildings

Completing these tasks may be overwhelming to your agency, depending on the extent of flood damage in your community. The Department of Community Affairs, Division of Codes and Standards is able to provide assistance to local enforcement agencies in helping a community complete the above tasks during a disaster.

A brochure, "Flooding Hazards: What You Need to Know," is available on the Department's web site at: <http://www.nj.gov/dca/flood.pdf>.

Please feel free to reach out to me with questions or comments. I can be reached at (609) 292-7898 or cgiangeruso@dca.state.nj.us.

Source: Carmine Giangeruso
Division of Codes and Standards
Construction Official/Emergency Coordinator

Welcome, Debra!

The Code Development Unit has a new code writer. Debra McLoughlin joined us last December, and is responsible for writing rules, performing research, and serving as the staff liaison to the Uniform Construction Code Advisory Board. In addition, Debra edits the *Construction Code Communicator*.

Before coming to the Department of Community Affairs, Debra was an editor for LexisNexis, the legal publisher. She wrote case summaries and conducted Internet research on legal issues. We will put her skills and experience to good use on code issues!

Source: Emily Templeton
Code Development Unit