

CAB MINUTES

April 9, 2021

UNIFORM CONSTRUCTION CODE ADVISORY BOARD

Minutes of Meeting, April 9, 2021

Meeting held Electronically via Microsoft Teams

Code Advisory Board meeting April 9, 2021

Held electronically via Microsoft Teams

Attendance

Board Members

Beth Pochtar (Chair)
John Scialla (Vice Chair)
Doug Boydston
John Del Colle
Kathy Herity
Henry Kelly
Art Londensky
Bob Mellohusky
Greg Moten
Tony Neibert
Steve Rodzinak
Valerie Waricka

Members absent: Mark Caputo, Michael Seeve

DCA staff

Edward Smith, Director, Division of Codes and Standards
Robert Austin
Marie Daniels
John Delesandro
Justin Henry
Bob Hilzer
John Lago
Paul Lamberti
Terrence Luckie
Keith Makai
Adam Matthews
Erin Mifka
Thomas Pitcherello
Thea Popko
Dan Tober
Chrystene Wyluda

Public Attendees

Scott Aagre, Milrose
Dennis Bettler, Bernards Township
Alan Chech
Regina Granano-Vitti, Cenzino Ristorante

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Stephen Jones, ICC
Erin Mahoney, Gensler
Brian Miller, Plainsboro Township
Shawn Strausbaugh, ICC
Frank Vuoso, Borough of Westfield
Benjamin Williams, Stateside
Michelle Wood, Vice Chair, Building Subcode Committee

Ms. Beth Pochtar, Chair, Uniform Construction Code Advisory Board (Board), called the meeting to order at 9:35 a.m. Roll call was performed.

A. Approval of Minutes of the Code Advisory Board Meeting December 11, 2020

Mr. Art Londensky made a motion, which was seconded by Mr. Greg Moten, to approve the minutes without change. The motion carried unanimously.

B. Subcode Committee Reports

Barrier Free Subcode Committee: Mr. John Del Colle reported that the committee met virtually and discussed the status of current and upcoming regulations.

Electrical Subcode Committee: Mr. Tony Neibert reported that the committee met virtually and discussed a number of items that are included as new business for this meeting.

Fire Protection Subcode Committee: Mr. Art Londensky reported that the Committee met virtually and discussed one of the items included as new business for this meeting.

Plumbing Subcode Committee: Mr. Steve Rodzinak reported that the committee met virtually to discuss one of the items included as new business for this meeting.

C. Old Business

There was no old business for discussion.

D. New Business

1. Draft Rule – Inspections: Fire Suppression versus Protection – N.J.A.C. 5:23-2.18

Mr. Robert Austin provided background for this section of the Uniform Construction Code (UCC), which details stop inspections for buildings other than one- and two-family dwellings. He explained that this section of the UCC has said cited fire suppression as a stop inspection for quite some time, and a proposal was received to replace the word “suppression” with “protection.” Mr. Austin noted that this would require all requirements under Chapter 9 of the building subcode to be a stop inspection.

Members of the Board stated that including all of Chapter 9 would be overly burdensome, but stressed that this rule seeks to avoid situations where an alarm or detection system is placed incorrectly and it is not seen until the final inspection, since that also adds undue burden to the construction process.

This item was referred to all subcode committees.

2. Draft Rule – Responsibilities Update – N.J.A.C. 5:23-3.4

Ms. Thea Popko explained that this change incorporates sections that were overlooked in prior updates to the Responsibilities of the UCC. This was brought to our attention by the Plumbing Subcode Committee, and includes references to valves in the ISPC which involve the

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plumbing subcode official. The Plumbing Subcode Committee has already seen these changes and is in favor of the draft rule.

Mr. Steve Rodzinak made a motion, which was seconded by Mr. Greg Moten, to approve the draft rule. The motion carried unanimously.

3. Draft Rule – Conflict of Interest, Software Reporting – N.J.A.C. 5:23-4.5

Mr. Robert Austin explained that this rule change would clarify a misunderstanding in the regulations when there is a conflict of interest. Where a building department (conflicted town) has a conflict of interest and asks another department to help, the conflicted town is responsible for the reporting. In addition, the fee schedule utilized and prior approvals met must be those of the conflicted agency. The Board members agreed that this was an important clarification, as some have had issues in their towns when conflicts of interest arise.

This item was referred to all subcode committees.

4. Draft Rule – Rehabilitation Subcode, Grounding Systems – N.J.A.C. 5:33-6

Mr. Robert Austin explained that this item has been discussed by the electrical subcode committee many times. It corrects language that was added to reconstruction and then uses that same corrected language for alteration and renovation to apply when a rehabilitation project includes changes in a service. This item has been pending for quite some time, and most contractors are already upgrading panels during rehabilitation projects. This change would align our standards with current industry practice and establish enforceability.

Mr. Tony Neibert made a motion, which was seconded by Mr. Steve Rodzinak, to approve the draft rule. The motion carried unanimously.

5. Draft Rule – Rehabilitation Subcode, Exit Access Stair – N.J.A.C. 5:23-6

Mr. Robert Austin explained that this issue was brought to our attention by an architect who was working on a specific rehabilitation project. By way of background, in the 2012 IBC, which the State did not adopt, Section 1019 was created to allow for an exit access stair which is not enclosed. This came into the building subcode for the State with the adoption of the 2015 IBC. In short, this section allows for an open egress stair. The issue at hand is whether Section 1019 should be added to the rehabilitation subcode in order to allow for an open egress stair in an existing building.

This item was referred to the building and fire protection subcode committees.

6. Draft Rule – Rehabilitation Subcode, New Building Elements – N.J.A.C. 5:23-6

Mr. Robert Austin explained that, as New Building Elements section of the Rehabilitation Subcode has gotten longer over the years as more items have been added, this draft rule would reorganize the section so that it is consistent with the Materials and Methods section of the Rehabilitation Subcode. In reorganizing the section, this draft rule would include section titles for each subcode and correct an outdated cross-reference.

This item was referred to all subcode committees.

7. Draft Rule – Rehabilitation and Elevator Subcodes, ASME A17.1-2016 – N.J.A.C. 5:23-6 and 12

Mr. Robert Austin explained that, in adopting the 2016 ASME A17.1, the Department overlooked a few items. The information provided to the Board contains the items from the

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elevator subcode committee minutes from that time. These changes were missed, and the Board felt that it would be appropriate to look these items over once more.

This item was referred to the elevator subcode committee.

8. Draft Rule – Completely Inclusive Playgrounds (Jake’s Law) – N.J.A.C. 5:23-7 and 11

Ms. Thea Popko explained that Jake’s Law, which was enacted in August 2018, tasked the Department with the design, installation, and maintenance requirements for a new, completely inclusive playgrounds. This draft rule reflects drafted amendments to the barrier free recreation subcode and the playground safety subcode to meet the requirements set forth pursuant to Jake’s Law.

This item was referred to the barrier free, building, and electrical subcode committees.

9. Draft Rule – Building Subcode, Slow and Impractical Evacuation – N.J.A.C. 5:23-3.14

Mr. Rob Austin explained that, when the Department adopted the 2000 edition of the national model codes, the phrase “incapable of self-preservation,” was deleted for the New Jersey edition and substituted by NFPA definitions, “impractical evacuation” and “slow evacuation”. Since that time, more sections within the model code has used that term, and this draft rule seeks to amend those sections to properly reflect the appropriate NFPA terms. Facilities that utilize these terms are healthcare facilities reviewed by the State, so the bulk of applicable sections are reserved to the Department; thus, this draft mainly ensures that the rule text aligns with procedure. The Bureau of Construction Project Review has reviewed this text and found that it would be an appropriate rule, as it would ensure that all code users understand the applicability of each term.

Mr. John Scialla made a motion, which was seconded by Mr. Art Londensky, to approve the draft rule. The motion carried unanimously.

E. Information

1. Tentative meeting dates for 2021 were provided as follows: Jun 11; Aug 13; Oct 15; Dec 10
2. The Code Advisory Board Log was provided electronically.
3. The List of Pending Legislation was provided electronically.

F. Public Comments

There were no public comments.

G. Adjourn

With no need for an executive session, the meeting was adjourned at 10:45 a.m.