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Ignition Resistant Soffit/Eave Assemblies

1 message

Bryan Sampson <bsampson@ourayco.gov> Tue, Sep 17, 2024 at 8:35 AM
To: Mark Castrodale <mcastrodale@ourayco.gov>, Genevieve Shope <gshope@ourayco.gov>, Steven Wegmann <swegmann@ourayco.gov>, Dan Hughes <dhughes@ourayco.gov>, Aaron Johnson <aaron.johnson@cowildfire.org>
Bcc:



Hello Local Contractors and Architects,

We are writing today in response to recent requests for further clarification on 'ignition resistant materials' used in the construction of soffit/eave assemblies. Section B3.0 currently reads as follows:

B3.0	Eaves, Overhangs and Structural Projections: A description of any portion of the attached building where projections or overhangs are part of the design element. These areas are vulnerable to heat and ember collection.			
B3.1	Ignition Resistant Projections: All eaves are soffitied and all eaves, overhangs and structural projections are composed of or enclosed by ignition resistant materials (as described in "Exterior Cladding and Siding" - Section A2.1).	See Section A2.1 for applicability and specific provisions.	PASS	FAIL

In order to further clarify the materials and construction assemblies used in the soffit/eave assemblies, the Rating Assessor (Genevieve Shope) has determined that Ouray County will rely upon the language in Section 504.3 "Protection of Eaves":

504.3 Protection of eaves.

Eaves and soffits shall be protected on the exposed underside by ignition-resistant materials or by materials *approved* for not less than 1-hour *fire-resistance-rated construction*, 2-inch (51 mm) nominal dimension lumber, or 1-inch (25 mm) nominal fire-retardant-treated lumber or 3/4-inch (19.1 mm) nominal fire-retardant-treated plywood, identified for exterior use and meeting the requirements of Section 2303.2 of the *International Building Code**. Fascias are required and shall be protected on the backside by ignition-resistant materials or by materials *approved* for not less than 1-hour *fire-resistance-rated construction* or 2-inch (51 mm) nominal dimension lumber.

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2303.2 Fire-retardant-treated wood.

Fire-retardant-treated wood is any wood product that, when impregnated with chemicals by a pressure process or other means during manufacture, shall have, when tested in accordance with ASTM E84 or UL 723, a *listed* flame spread index of 25 or less and show no evidence of significant progressive combustion when the test is continued for an additional 20-minute period. Additionally, the flame front shall not progress more than 10 1/2 feet (3200 mm) beyond the centerline of the burners at any time during the test.

2303.2.1 Pressure process.

For wood products impregnated with chemicals by a pressure process, the process shall be performed in closed vessels under pressures not less than 50 pounds per square inch gauge (psig) (345 kPa).

We feel that this clarification is in conformance with and follows with the overall intent and purpose of the Wildfire Mitigation Regulations (Section 16 of the LUC) and should provide local builders and architects with some flexibility in material selection and confidence in how the code will be applied.

To be clear, it will be the building permit applicant's responsibility to demonstrate compliance to these standards. Our Staff will not be doing your research for you, and will kick the application back to you unless demonstration of compliance is included.

It is our goal to have this language added to our cloud permit system by October 1st.

Please let us know if you have any questions or comments.

Thank you.

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