Submitted by: Acting Vice-Chair Weddleton
Prepared by: Development Services Department
Reviewed by: Assembly Counsel
For reading: June 8, 2021

ANCHORAGE, ALASKA
AO No. 2021-58

AN ORDINANCE AMENDING ANCHORAGE MUNICIPAL CODE TITLE 23, CHAPTERS 15 AND 65 TO MAKE TECHNICAL CORRECTIONS TO ISSUES IDENTIFIED SINCE THE 2020 TITLE 23 REWRITE RELATED TO SEISMIC DESIGN CATEGORIES D THROUGH F AND PERMIT REQUIREMENTS FOR ROOFING.

WHEREAS, the Municipality adopted the 2018 International Building Code (IBC) and the 2018 International Existing Building Code (IEBC), with amendments, under AO No. 2020-85, As Amended, the "Title 23 rewrite" that is undertaken periodically to adopt local amendments to updated building codes adopted by the state and most local jurisdictions around the country; and

WHEREAS, the local building industry and Development Services Department have identified the following issues included in the Title 23 rewrite amendments:

- AMC section 23.15.1613.4. contains incorrect references resulting in user confusion;
- AMC section 23.15.1803.5.12.7. contains obsolete text from the previous (2012 IBC) amendment resulting in a conflict in the adopted codes and should be deleted; and
- AMC section 23.65.303.4. should be limited to buildings constructed prior to 1970;

and

WHEREAS, the revisions proposed by this ordinance will resolve these issues and are intended to eliminate conflicts and confusion and enhance building safety; now, therefore,

THE ANCHORAGE ASSEMBLY ORDAINS:

<u>Section 1.</u> Anchorage Municipal Code section 23.15.1613.4. is hereby amended to read as follows (*the remainder of the section is not affected and therefore not set out)*:

23.15.1613.4 Modifications to ASCE 7.

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1613.4.2 ASCE 7, Section 12.2.5.6.1b. Modify Section 12.2.5.6.1b by revising the first sentence to read as follows: "Steel ordinary moment frames in structures assigned to Seismic Design Categories D or E not meeting the limitations set forth in Section 12.2.5.6.1a are permitted within light-framed construction (light-framed construction shall have seismic systems mostly made up of systems that meet Table 12.2-1A systems <u>15, 16, 17 or 18</u> [12,

1 OR 18] or Table 12.2-1B systems 22, 23 or 24 or Table 12.14-1A systems 13, 14, 15, or 16 or Table 12.14-1B systems 22, 23 or 24)…"

(AO No. 2020-85, § 1, 10-27-20)

Section 2. Anchorage Municipal Code section 23.15.1803.5.12. is hereby amended to read as follows (*the remainder of the section is not affected and therefore not set out)*:

23.15.1803.5.12 Seismic Design Categories D through F

Add the following items:

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[7. FOR RISK CATEGORY I AND II STRUCTURES THAT ARE LOCATED IN SEISMICALLY-INDUCED GROUND FAILURE ZONES 1, 2, OR 3, IT IS PERMITTED TO EVALUATE THE POTENTIAL FOR, AND CONSEQUENCES OF, LIQUEFACTION AND SOIL STRENGTH LOSS DESCRIBED ABOVE USING SIMPLIFIED SCREENING METHODS BASED ON HISTORIC RECORDS, SURFICIAL GEOLOGY, A MINIMUM PEAK GROUND ACCELERATION OF 0.4 TIMES THE DESIGN SHORT PERIOD SPECTRAL ACCELERATION (SDS), AND MAGNITUDES OF THE CHARACTERISTIC EARTHQUAKES ON ALL KNOWN ACTIVE FAULTS WITH THE SITE REGION.]

(AO No. 2020-85, § 1, 10-27-20)

Section 3. Anchorage Municipal Code section 23.65.303.4. is hereby amended to read as follows (*the remainder of the section is not affected and therefore not set out)*:

23.65.303.4 Additional permit requirements for reroofing.

Amend section 303 by adding the following section:

303.4 Additional permit requirements for reroofing.

In addition to the permit submittal requirements in Chapter 23.10, the following information is required for reroof permits:

1. For buildings constructed prior to 1970, in existing non-snow-drift areas, if the R value of the existing assembly is less than R-30 and the new system will increase the R value by more than 30 percent, an engineer's report is required to verify that the existing framing is sufficient for a 40-psf snow load.
2. For buildings constructed prior to 1970, in existing snow-drift areas, if the assembly increases the R value 30 percent or more, an engineer's report is required verifying that the existing framing is sufficient for 40-psf snow load plus drift.

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(AO No. 2020-85 , § 1, 10-27-20)

Section 4. This ordinance shall be effective immediately upon passage and approval by the Assembly.

PASSED AND APPROVED by the Anchorage Assembly this _____ day of _____, 2021.

_____
Chair of the Assembly

ATTEST:

_____
Municipal Clerk

MUNICIPALITY OF ANCHORAGE
ASSEMBLY MEMORANDUM

AM No. 382 - 2021

Meeting Date: June 8, 2021

From: **Assembly Member Weddleton**

Subject: **AN ORDINANCE AMENDING ANCHORAGE MUNICIPAL CODE TITLE 23, CHAPTERS 15 AND 65 TO MAKE TECHNICAL CORRECTIONS TO ISSUES IDENTIFIED SINCE THE 2020 TITLE 23 REWRITE RELATED TO SEISMIC DESIGN CATEGORIES D THROUGH F AND PERMIT REQUIREMENTS FOR ROOFING.**

The Assembly passed AO 2020-085, As Amended, repealing and reenacting Title 23 to adopt updated versions of national and international building codes, including the 2018 International Building Code (IBC) and 2018 International Existing Building Code (IEBC) on October 27, 2020. Having worked under the new codes for several months, staff have become aware of the following issues requiring attention:

Section 1. Correct references in the amendment to IBC Section 1613.4.

Section 2. Delete obsolete information in the amendment to IBC Section 1803.5.12.7. This was inadvertently missed by staff. Anchorage's Geotechnical Advisory Commission supports this deletion.

Section 3. Limit the requirement for a structural evaluation in amendment 23.65.303.4 to buildings constructed prior to 1970. This structural evaluation is required when an existing roof assembly has an insulation value of less than R-30 <u>and</u> the R-value is being increased by more than 30 percent. The typical scenario consists of adding a tapered insulation kit to a flat roof during a re-roofing process to provide insulation and drainage. The reasoning behind the original amendment is poorly insulated roofs typically do not allow substantial accumulation of snow due to melting. If significant insulation is added, the snow may no longer readily melt thus allowing substantial accumulation of snow weight. The original amendment is intended to address potential roof collapse in older buildings that were not constructed to support an entire season's snow load. The year 1970 was chosen for the proposed amendment because a code requirement to design flat roofs for 40 pounds per square foot snow load existed at least as far back as 1972.

There are no economic effects to this ordinance and therefore, pursuant to AMC 2.30.053B.1., no Summary of Economic Effects is attached to this ordinance.

Prepared by:
Approved by:
Respectfully submitted: John Weddleton, Assembly Acting Vice-Chair
District 6, South Anchorage, Turnagain Arm, and
Girdwood