

**BC BUILDING CODE INTERPRETATION COMMITTEE**  
**AIBC, APEGBC, BOABC, POABC**

**File No: 98-0109**

**INTERPRETATION**

**Page 1 of 1**

Interpretation Date:

November 24, 2004

Building Code Edition:

BC Building Code 1998

Subject:

Glazed Openings Single Family Dwelling

Keywords:

Glazed, Unprotected Opening, Closures

Building Code Reference(s):

9.10.14.5. and 9.10.14.12.

**Question:**

Article 9.10.14.12 regulates the exposing building face of buildings containing dwelling units with no dwelling units above another dwelling unit. Sentence 9.10.14.12.(3) makes reference to "glazed openings."

1. Does this mean that in an exposing building face only "glazed openings" need be considered when calculating the total area of openings permitted? Specifically, are openings for vents (for example: bathroom, kitchen or fireplace) and doors exempt?
2. Sentence 9.10.14.12.(3) confirms that no "glazed openings" are permitted where the limiting distance is less than 1.2 m. Are small openings for vents (for example: bathroom, kitchen or fireplace) and wood doors permitted?
3. Does Article 9.10.14.5. "Openings in Walls Having a Limiting Distance Less Than 1.2 m" apply to buildings within the scope of Article 9.10.14.12?

**Interpretation:**

1. YES. Buildings within the scope of Article 9.10.14.12. are given special consideration. Relaxations include determining the exposing building face area (for example, permission to use wall segments), construction of the exterior wall assembly and the extent of unprotected openings permitted. Sentence 9.10.14.12.(3) specifically refers only to "glazed openings" distinguishing "glazed openings" from other types of "unprotected openings" (such as vents and doors). It is interpreted that other types of "unprotected openings" (such as vents and doors) are permitted, provided the construction requirements in Sentence 9.10.14.12.(2) and Sentence 9.10.14.12.(4) are achieved.
2. YES. As noted in the above interpretation, other types of "unprotected openings" (such as vents and doors) are permitted. However, use of wood doors will not be consistent with the construction requirements of Sentence 9.10.14.12.(2) for limiting distances of 0.6 m or less.
3. YES. Article 9.10.14.5. (which requires fire-protection rated closures of other than wired glass or glass block at limiting distances less than 1.2 m) is applicable to all buildings including those within the scope of Article 9.10.14.12. Clause 9.10.14.12.(2)(a) requires the exterior wall to have a 45 min fire-resistance rating where the limiting distance is less than 1.2 m. Clause 9.10.14.12.(3)(a) prohibits glazed openings where the limiting distance is less than 1.2 m. It is interpreted that Sentence 9.10.14.12.(3) regulates glazed openings in the exterior wall and does not specifically address the requirement for closures. Therefore, Article 9.10.14.5. remains applicable and openings in a wall having a limiting distance of less than 1.2 m are required to be protected by closures in conformance with Article 9.10.14.5.



R. J. Light, Committee Chair

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