



News from the Building Inspectors

Date: 03/01/09

The following information is provided from the Building Department of the Inspections Division: Winston-Salem/Forsyth County

This New Year has started with lots of code changes. It is very important that you purchase your new code books as soon as possible. Here are a few important changes for *Residential* construction in the North Carolina Energy code.

- 1) The climate zone for Forsyth County is **Zone 4** as per table 301.1.
- 2) The insulation and fenestration requirements have changed. The ceiling r-value is now **38**. Table 402.1.1.
- 3) See **402.2.7 Slab-on-grade floors** Slab edge insulation may be eliminated if trade-off calculations are performed and approved by the inspector.
- 3) See **402.4 Air leakage**. The inspector will be looking for any openings that compromise the thermal envelope. As per this section, stuffing insulation in penetrations through plates and in structural cavities is not allowed. The insulation will be replaced with caulk. (Some but not all applications will require the caulk meet ASTM-E-84 or E-814 Standards.)
- 4) We will be looking at the house wrap (weather resistant barrier) for correct installation as per the manufactures instructions; please make sure it is lapped, sealed, and taped correctly, and make certain windows are properly flashed.

*****Please read the energy code so that this will not be a costly surprise.*****

In February, the newsletter was about **RED STAMPED** plans. I forgot to let everybody know this message targeted commercial plans only.

I would like to hear from you with any comments or concerns you have. Please e-mail me with any items you would like to discuss and we will respond to your questions. Also we will include the questions and answers in the monthly newsletters.

Please send any comments to olinwm@cityofws.org. We would like to hear from you.

Thanks,

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