

CALL Alert!

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LEADERSHIP LOBBY



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Update on New Energy Efficiency Standards for Windows, Insulation and Doors--CALL Alert for July 17, 2015

As mentioned in our CALL Alert of June 19, 2015, the newest edition of the Florida Building Code (Section 553.73, F.S.) includes new energy efficiency standards that became effective June 30, 2015. This new code, if applied to association capital improvement projects, could dramatically increase the cost of the improvements and change the appearance of the buildings.

However, we are pleased to report that progress has been made with local governments regarding the interpretation of the new code as applied to existing structures. Broward County recently reviewed this issue at the urging of State Representative George Moraitis and CALL Advisory Council Member Pio Ieraci, and adopted the following policy statement:

When the 5th edition, 2014

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becomes effective on June 30, 2015, there is going to be many extreme differences of opinion regarding the Energy Efficiency Code. This code, in regard to existing structure, is poorly written and can be interpreted in many ways. There are sections (C&R 101.4.7) that can be interpreted that when a single window is replaced, it must comply with the new Energy Efficiency Code as well as the requirements of the Florida Building Code. There is another section (C&R 101.4.8) that exempts buildings not undergoing a defined renovation. It is our opinion that if an entire building is exempted from the Energy Efficiency Code, then all of the building components such as windows are also exempted. This formal interpretation is our attempt to provide unified code interpretation throughout Broward County.

It is expected that Miami-Dade County will interpret the new code in the same manner. For community associations in other Florida counties, we urge you to reach out to your local building officials and ask that they interpret the new code in the same manner as Broward and Miami-Dade counties.

Very truly yours,

Yeline Goin, Executive Director
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