



## **BULLETIN RB06-050**

(Updated 2015 Dec 18)

### **PROTECTION OF SOFFITS**

**Reference: Sentences 3.2.3.16.(1), (2), (3) & (4) and Sentences 9.10.12.4.(1) thru (6)**

**Sentence 3.2.3.16.(1)** "Except as permitted by **Sentences (3) and (4)**, where there is a common attic or roof space above more than 2 suites of residential occupancy or above more than 2 patients sleeping rooms, and the common attic or roof space projects beyond the exterior wall of the building, the soffit, and any opening in the soffit or other surface of the projection located within 2 500 mm of a window or door opening, shall be protected by

- a) noncombustible material
  - i) not less than 0.38 mm thick, and
  - ii) having a melting point not below 6500 C,
- b) plywood not less than 11 mm thick,
- c) strandboard or waferboard not less than 12.5 mm thick, or
- d) lumber not less than 11 mm thick."

**Sentence 3.2.3.16.(2)** "The soffit protection required by Sentence (1) shall extend the full width of the opening and to not less than 1 200 mm on either side of it, and shall apply to all openings through the soffit within this limit."

**Sentence 3.2.3.16.(3)** " If an eave overhang is completely separated from the remainder of the attic or roof space by fire stopping, the requirements of **Sentence (1)** do not apply.

**Sentence 3.2.3.16.(4)** "The protection required by **Sentence (1)** is permitted to be omitted if

- a) the fire compartments behind the window and door openings are sprinklered in accordance with **Article 3.2.5.13.**, and
- b) all rooms, including closets and bathrooms, having openings in the wall beneath the soffit are sprinklered, notwithstanding exceptions permitted in the standards referenced in **Article 3.2.5.13.** for the installation of automatic sprinkler systems."

**Sentence 9.10.12.4.(3)**”Protection required by Sentences (2) and (6) shall be provided by

- a) noncombustible material having a minimum thickness of 0.38 mm and a melting point not below 6500C,
- b) not less than 12.7 mm thick gypsum soffit board or gypsum wallboard installed according to **ASTM C 840**, “Application and Finishing of Gypsum Board”,
- c) not less than 11 mm thick plywood,
- d) not less than 12.5 mm thick OSB or waferboard, or
- e) not less than 11 mm thick lumber.”

(See **Appendix A**)

**Article 9.10.12.4.** has similar requirements for Part 9 buildings except for **Sentence 9.10.12.4.(6)** which states “If the limiting distance is less than 1.2m, soffits shall a) have no unprotected openings, and b) be protected by one of the methods described in **Sentence (3)**”.

**Question:**

It has been queried if the common attic were to be divided into smoke tight compartments of not more than 2 suites using materials acceptable for firestopping in **Article 3.1.11.7** or **Article 9.10.16.3.**, has the intent of the above Code requirement been met?

**Commentary / Relevant Facts / Conclusion:**

If the common attic space was to be divided into smoke-tight compartments using materials acceptable for firestopping as described in **Articles 3.1.11.7** and **9.10.16.3.** of the Code, so that there was no common attic or roof space connecting more than two suites, the soffit need not be protected in accordance with **Sentence 3.2.3.16.(1)** or **Sentence 9.10.12.4.(1)**, provided the conditions of **Sentence 9.10.12.4.(6)** do not exist.

Chief Building Inspector

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