



RB14-008

BEDROOM WINDOWS USED FOR EMERGENCY ESCAPE

Reference: Sentence 9.9.10.1.(1), Sentence 9.9.10.1.(2) and Sentence 9.9.10.1.(6)

Sentence 9.9.10.1.(1) “Except where the *suite* is *sprinklered*, each bedroom or combination bedroom shall have at least one outside window or exterior door openable from the inside without the use of keys, tools or special knowledge and without the removal of sashes or hardware. (See Article 9.5.1.2. and Appendix A.)”

Sentence 9.9.10.1.(2) “The window referred to in Sentence (1) shall

- a) provide an unobstructed opening of not less than 0.35m^2 in area with no dimension less than 380 mm, and
- b) maintain the required opening during an emergency without the need for additional support. (See Appendix A.)”

Sentence 9.9.10.1.(6) “If the window referred to in Sentence (1) is provided with security bars, the security bars shall be openable from the inside without the use of keys, tools or special knowledge.”

Question:

Does the dimension and area given above refer to the size of the entire window opening or the size of the moveable panel?

Commentary | Relevant Facts:

It is quite clear from Sentence (2) that the key word is “unobstructed.” The intent of this requirement is to provide an alternative means of escape from the bedroom in case of an emergency. Therefore any obstructions which cannot be easily and safely removed or broken through are not acceptable within the area and dimensions specified in Sentence 9.9.10.1.(2).

Conclusion:

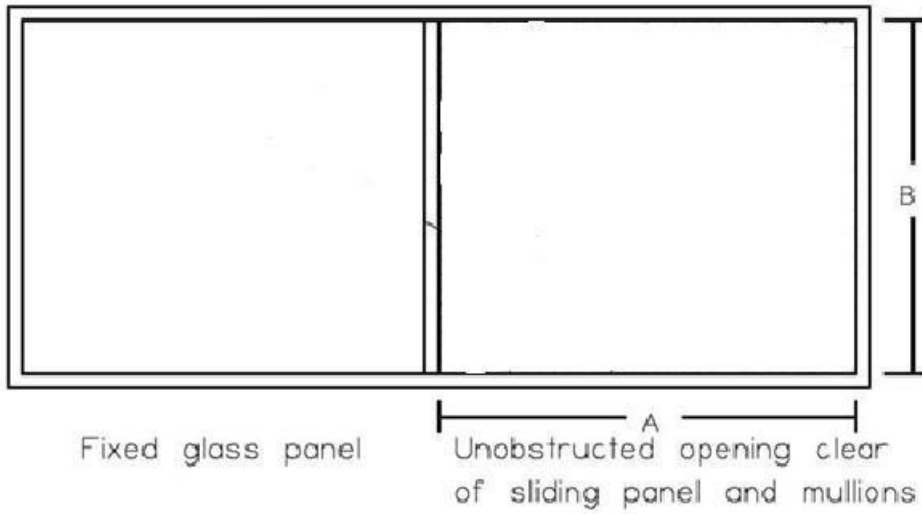
The sketch below shows the minimum acceptable standard of the window to comply with Article 9.9.10.1.

Note: If rolling shutters have been incorporated into the window assembly they must also be readily operable with no special knowledge or tools.

Regulation Bulletin General Policy Statement

Unless stated otherwise, the Code references in this Regulations Bulletin are to Division B of the Alberta Building Code 2014 (ABC 2014). Regulation Bulletins do not overrule the ABC 2014 nor constitute a relaxation of the Code. They serve to clarify the Code in areas where the latter is ambiguous or does not cover a specific topic. Regulation Bulletins are City of Calgary clarifications for staff use to enable consistency in the application of the Code. Regulation Bulletins should always be read in the context of the appropriate requirements of the Code

Chief Building Inspector



Moveable Panel

- 1) A and/or B to be equal to or greater than 380 mm and
- 2) A x B to be equal to or greater than 0.35 m sq