PURPOSE:

This policy is to establish a consistent building division interpretation of the requirement for framing lumber in exposed locations. The policy is necessary to prevent injury to citizens and damage to private property due to decay of exterior framing lumber exposed to the elements in the local climate. Sufficient evidence to require material to be protected from decay has been experienced.

POLICY:

CBC Section 2304.11.5 “Naturally durable or preservative-treated wood shall be utilized for those portions of wood members that form the structural supports of buildings, balconies, porches or similar permanent building appurtenances where such members are exposed to the weather without adequate protection from a roof, eave, overhang or other covering to prevent moisture or water accumulation on the surface or at joints between members.”

Deck joists or other exposed framing members including ledgers, beams, girders, stair stringers, and/or posts shall be of approved wood of natural resistance to decay or treated wood. This does not include guardrail or deck surface materials. Framing hardware and/or connection fasteners shall be of corrosion resistant materials appropriate for the application to the type of material used.

Alternate materials must be approved by the Chief Building Official.

Michael K. Whitaker, Chief Building Official