

MODULE: Part 1

BC Building Code - Housing and Small buildings

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BC Building Code – Housing and Small buildings

The BC Building code affects your work on a daily basis. Your ability to ensure compliance accurately can greatly simplify the day-to-day operations of your business.

This is an interactive course where you are working with the code, as well as the instructor providing real examples and explanations.

The focus of this training is how to use the building code and familiarize you with finding pertinent sections involved in your construction practices. **Participants are required to purchase and bring their copy of BC Building Code 2018 to the course.**

After participating in this course, you will:

- Develop valuable knowledge of key parts in the BC Building code dealing with dwelling construction and small buildings.

- Discover new areas in the 2018 building code.

- Understand rules of construction to reduce risk of costly building.

This program has been developed to give you a basic level of knowledge and skills to assist during the design stage/preconstruction for examination of house plans, as well as supervision inspections during construction to ensure compliance with the requirements of the BC Building Code.

This course concentrates on the Building Code requirements associated with:

Understanding what the Building Codes governs

Building Code requirements relating to:

- Soil bearing capacity and problematic soil conditions

- Seismic and climatic zones in BC and the related impacts on residential construction

- Structural materials and methods of assembly

- The building envelope, keeping the weather out, and resolving simple issues

- Sound transmission into residential units and resolving simple problems

- Heating and ventilation systems controlling indoor air quality

- Installation of interior finishes

- Limiting distance and spatial separation

- Requirements for the inclusion of secondary suites and multiple occupancies



This course is divided into a number of parts dealing with size and use of buildings as well as parts dealing with various specialty fields (e.g. energy efficiency, barrier free)

Understanding of how local bylaws may affect residential construction and where to locate the bylaws

Application of the Building Code and other relevant provincial enactments in areas with no local bylaws

British Columbia Fire Code and application to residential construction

The Public Health Act and regulations with regards to the design and operation of septic systems

Training category (Group A):

This course is available for informal continuing professional development (CPD).

Informal CPD: 16 points - Participants complete the course

Formal CPD: This course is not available for formal CPD credits

Course methodology:

This is an interactive course where you are working with the code in a group participation setting

Timeframes: This course is devised to be delivered in 2 day sessions (16 hrs.)

Part 1 – 16 hours

Introductions	Purpose and Structure of the Code	Introductions to Footings and Foundation	Soils
Footings	Foundation Wall	Waterproofing / Dampproofing	Concrete Slabs
Conventional Roof Framing	Truss Roof Framing	Floor Construction	Wall Construction
Spatial Separation & Exposure Protection	Masonry Chimney	Fireplaces	Factory Built Fireplaces

Prerequisite: While there is no prerequisite for this course, working in the construction industry, dealing with inspection during construction is highly recommended.

Tuition:



Module 1

Footings and Foundations

(7+ hours)

OBJECTIVES

Provide an overview of the purpose, organization and structure of the BC Building Code.

Familiarize participants with the Code requirements relating to footings and foundation walls.

Provide an opportunity for participants to work with those sections of the Code relating to footings and foundations.

Module 1 Overview

Section 1	<u>Introductions</u>	Section 5	<u>Footings</u>
Segment 1:	Introduction of Program	Segment 1:	Minimum Sizes
Segment 2:	Intro: Participants and Trainer	Segment 2:	Projection and Thickness
Segment 3:	Logistics / Resources /Agenda & Pre-Test	Segment 3:	Footings Summary
Section 2	<u>Purpose and Structure of the Code</u>	Segment 4:	Stepped Footings
Segment 1:	Organization of the BCBC	Segment 5:	Footing Bearing
Section 3	<u>Introduction to Footings and Foundation</u>	Section 6	<u>Foundation Wall</u>
Segment 1:	Introduction	Segment 1:	Lateral Support
Section4	<u>Soils</u>	Segment 2	Thickness and Construction
Segment 1:	Soil Conditions	Section 7	<u>Waterproofing and Dampproofing</u>
Segment 2:	Angle of Repose	Segment 1:	Waterproofing
Segment 3:	Frost Damage	Segment 2:	Damp proofing
		Segment 3:	Weeping Tile
		Section 8	<u>Concrete Slabs</u>
		Segment 1:	Construction



Module 2

Framing

(6+ hours)

OBJECTIVES

Familiarize participants with the Code requirements relating to framing.

Familiarize participants with the Code requirements relating to spatial separation and exposure protection between houses.

Provide an opportunity for participants to work with those sections of the Code.

Module 2 - Overview

Section 1	<u>Introductions</u>	Section 4	<u>Floor Construction</u>
Segment 1:	Foundation Review	Segment 1:	Span Tables
Segment 2:	Session Agenda	Segment 2:	Transferring Loads
Segment 3:	Framing Overview	Section 5	<u>Wall Construction</u>
Section 2	<u>Conventional Roof Framing</u>	Segment 1	Stud Sizing and Spacing
Segment 1:	Introduction	Segment 2	Lintels
Segment 2:	Span Tables / Roof Joists.	Segment 3	Sheathing
Segment 3:	Sheathing, Roofing and Attic Access	Segment 4	Columns
Section 3	<u>Truss Roof Framing</u>	Section 6	<u>Spatial Separation and Exposure Protection</u>
Segment 1:	Introduction	Segment 1:	Spatial Separation
Segment 2:	End Bearing	Segment 2:	Fire Protection
Segment 3:	Bracing		
Segment 2:	Fire Protection		



Module 3

Fireplaces and Chimneys

(app. 2.5 hours)

OBJECTIVES

Familiarize participants with the Code requirements relating to chimneys and fireplaces.

Provide an opportunity for participants to work with those sections of the Code.

Module 3 - Overview

Section 1	<u>Introductions</u>
Segment 1:	Framing Review
Segment 2:	Session Agenda
Section 2	<u>Masonry Chimneys</u>
Segment 1:	Flue Size and Angle
Segment 2:	Chimney Lining
Segment 3:	Chimney Construction and Height
Section 3	<u>Fireplaces</u>
Segment 1:	Dimensioning
Segment 2:	Air Supply.
Section 4	<u>Factory Built Fireplaces</u>
Segment 1:	Requirements and Standards