

PLRB

Building Codes Made Easier Quick Guide

The screenshot displays the PLRB website's main interface. At the top, there is a search bar with the text "Enter address (including state) or ZIP code" and a "Locate Code" button. To the right of the search bar are radio buttons for "Residential" (selected) and "Commercial". Below the search bar is a large yellow button with a house icon and a question mark, labeled "Ask PLRB".

The main content area is divided into two columns. The left column contains a grid of 13 colorful icons representing various resources: "Maps" (compass), "Alphabetical" (books), "R-value & Polyiso Estimator" (pink box), "Links to other Resources" (chain link), "Code Courses" (person at a screen), "FAQs" (hands), "Building Component" (house), "Word Search" (magnifying glass), "Legal Duty" (scales), "Ask PLRB" (house with question mark), and "Address Report" (document).

The right column features a section titled "Building Codes Research in the Palm of Your Hand" with a blue square icon containing "BC me" and the text "Building Codes Made Easier App Available free on Android and Apple". Below this is a "Tweets from @PLRBbldgcodes" section with a "Follow" button. A tweet from @PLRBbldgcodes dated Dec 16 asks, "Why Can't We Install 1/2\" Drywall on the Ceiling?" and includes a link to a search page on PLRB.org.

The [Building Codes Made Easier](#) page on PLRB.org brings building code resources to one place. If you need help with your research, just Ask PLRB!



The MAPS page provides two ways to search for building code adoptions: GIS Map of Codes, and Residential or Commercial Codes by State maps.

GIS Map of Codes: Enter an address, select, Residential or Commercial, and click "Locate Code."

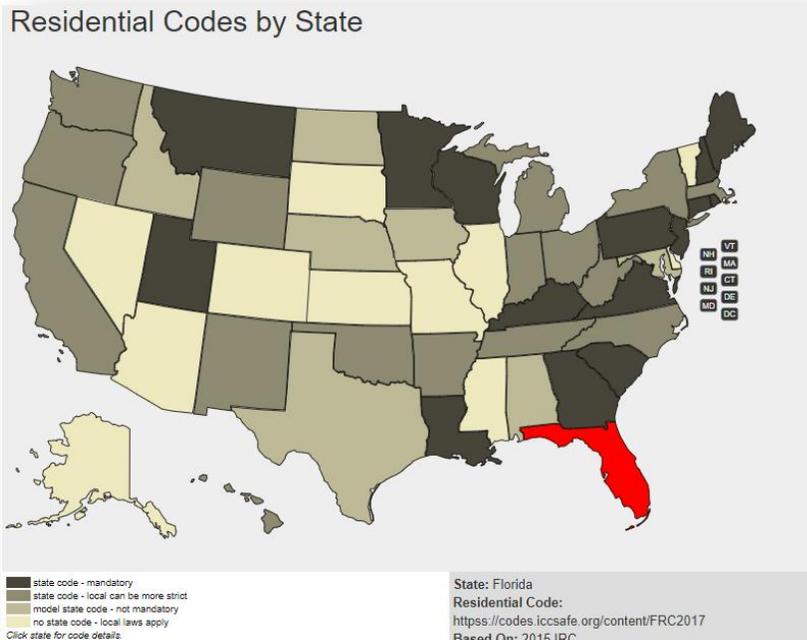
GIS Map of Codes

Instructions: Select *Residential* (default) or *Commercial*, then enter an address and click *Locate*. A Pop-up window will appear with the City/County/State and links to the building code information and Google Maps Street View. You may also single-click the map to obtain the information. City limit boundaries from Esri are displayed with a blue outline and grey shading.

Note: If the application below is not displayed, enable JavaScript on your Internet browser.

Enter address (including state) or ZIP code

Residential Commercial



Residential and Commercial Codes by State: At a glance, these maps tell you whether the state has a mandatory state code, model code, or if it is left up to local jurisdictions.

Hover over a state for a quick view of any statewide adoption.

R-Value & Polyiso Estimator: Type in the building location in the address bar, and click on the "Estimate" button for commercial insulation estimates.

Results for 3025 Highland Parkway Downers Grove, IL 60515:

R-Value Estimate for Flat Commercial Roofs
For your location, our automated system determined that:

1. You are likely in Climate Zone 5, based on the 2004 to 2015 map in Section C301 of the IECC, 2015 Edition. The 2018 and 2021 maps in Sec. C301 have slight differences and should be checked where applicable as well as local amendments to these maps.
2. Under the 2015, 2018, and 2021 editions of the IECC, Table C402.1.3, most buildings using continuous insulation of polyiso entirely above the roof deck would likely need to achieve an R value of at least 30.
3. This roughly equates to a minimum polyiso thickness of between 5 and 6 inches. See NRCA, Polyiso R-value (2014).
4. Note that older editions of energy conservation codes might require less insulation in some circumstances. Marine locations (i.e. along the west coast of WA, OR, and CA) can have different values, and residential occupancies can have different values.

This is an automated estimator. For exact code requirements, consult the adopted code in your area, the specifications for your product, and your facts. The estimator is not a substitute for professional analysis.



Links to Outside Building Code Resources: A collection of links to outside resources like online ICC code.



LINKS TO OUTSIDE BUILDING CODE RESOURCES

Links to Free Copies of Codes

- [ICC Custom Codes](#) - ICC State Specific Codes
- [IBC](#) - International Building Code
- [IRC](#) - International Residential Code
- [IEBC](#) - International Existing Building Code
- [IECC](#) - International Energy Conservation Code
- [IFGC](#) - International Fuel Gas Code
- [IMC](#) - International Mechanical Code
- [IPC](#) - International Plumbing Code
- [IPSDC](#) - International Private Sewerage Disposal Code
- [ISPC](#) - International Swimming Pool and Spa Code
- [IGCC](#) - International Green Construction Code
- [IFC](#) - International Fire Code
- [IPMPC](#) - International Property Maintenance Code
- [IWUIC](#) - International Wildland-Urban Interface Code
- [ICCPAC](#) - International Performance Code

[NFPA](#) - National Fire Protection Association
[NEC](#) - National Electrical Code (also known as NFPA 70)
[NFPA 70A](#) - National Electrical Code Requirements for One- and Two-Family Dwellings
[NFPA 13](#) - Sprinkler Standard

[ANSI](#) - American National Standards Institute (limited to those published by the Federal Government)

Building Code Courses and Learning Aids: A collection of links to PLRB building codes online courses and training videos.

The screenshot shows the PLRB (Property & Liability Resource Bureau) website. At the top, there is a search bar labeled "PLRB Search" with a "Submit" button. Below the search bar is a navigation menu with links for "NEWS", "COVERAGE RESEARCH", "WEATHER/CATS", "EDUCATION", "LIVE EVENTS", "ABOUT US", and "MY PLRB". The main header features a purple banner with the text "BUILDING CODE COURSES AND LEARNING AIDS" and an icon of a person at a computer labeled "Code Courses". Below the banner, the page is titled "PLRB Online Courses" and lists three items: "Get To Know PLRB Building Codes" with a thumbnail, "Building Codes 101: Introduction to Building Codes" with a thumbnail, and "Building Codes 201: Residential Roofing" with a thumbnail.

The screenshot shows the PLRB website's "Frequently Asked Building Code Questions" page. The header has a red banner with the text "FREQUENTLY ASKED BUILDING CODE QUESTIONS" and an icon of three hands labeled "FAQs". Below the banner, the page is organized into two sections: "General FAQs" and "Residential Roofing FAQs". The "General FAQs" section includes links for: "Conflict between IRC and IBC, which code controls?", "Conflict between County and City Code, which controls?", "When do undamaged portions of a residential structure require an upgrade?", and "Homeowners Association Construction Rules: Are they 'ordinances or laws?'". The "Residential Roofing FAQs" section includes links for: "Ice barrier over entire unheated porch?", "What if your building code is silent about ice barriers?", "Are ice barriers required for roofs on detached structures?", "Ice Barrier Ambiguities Caused by Local Officials, what to do?", "Must the homeowner get a permit for a complete re-roofing?", "15# or 30# underlayment?", "Are there code requirements for roof valleys for homes?", "Are torch applied roof coverings permitted on combustible roof sheathing and rafters?", "Insured wants '120-130 mph rated asphalt shingles per code'; correct or incorrect?", and "Is a drip edge required?".

FAQs: A collection of links to building code questions already researched by the PLRB Building Codes Department.

Building Components: Hover over a hammer icon for a quick look at the ICC provision for that building component. Click on links for full document.

Building Component GRAPHICAL INDEX OF RESIDENTIAL BUILDING CODES [Follow](#) 310 followers [Share](#)

Home Residential Roof Stairs Carson Dunlop Help

Commercial Stairs

- grandfathering
- uniformity
- riser
- step

Handrails
Handrails are required on both sides with some exceptions. See e.g. [2018 IBC § 1011.11](#). Height is to be between 34 and 38 inches. The handrails must be graspable. Additional requirements apply and are quite specific. [More...](#)

Building Component GRAPHICAL INDEX OF RESIDENTIAL BUILDING CODES [Follow](#) 308 followers [Share](#)

Home Residential Roof Stairs Carson Dunlop Help

Residential Roofing

- Grandfathering
- Recover
- Repair
- Reroof
- Replacement
- Tear Off
- Covering
- Manufacturer Instructions

Drip Edge
Metal drip edge flashing has only been required since the 2012 edition of the IRC. For e.g. see [2015 IRC §R905.2.8.5](#). At least two states (Kentucky and Oklahoma) have exceptions where wood shingle molding may be used instead. [More...](#)

Word Search BUILDING CODE WORD SEARCH



ice barrier downers grove il Find Code

Examples: Type in "downers grove building code" or "ice barrier"

Word Search: Type in a term or location for a list of PLRB documents on the topic.

X
Q

Collection Type X

Building Codes 1

States -

IL; Illinois 1

Collection Type: Building Codes X Clear

Results 1-4 of 4 for downers grove il ice barrier in 0.20 seconds RELEVANCE DATE

Downers Grove, Illinois, Building Codes 🔍

...about amendments to the model code here. **Ice Barrier** Are **ice barriers** required for Downers Grove? yes ... Downers Grove IL did not adopt the IEBC, therefore Chapter 34 of the IBC would apply.

https://www.plrb.org/~/local_BC_Info.cfm?local=DownersGrove&state_no...

Hail to the Roof: Is Ice Barrier Required? 🔍

2) Code requires the **ice barrier** to extend 24 inches beyond the exterior wall line. ... shingle and shakes, **ice barriers** are required anywhere with a history of ice forming along the eaves.

<http://search.plrb.org/?dn=68121&psrc=...>

Ice Barrier Over Entire Unheated Porch? (2015) 🔍

Where **ice barrier** underlayment is required, does the model code require it on an attached unheated porch? ... Where **ice barriers** are required by code, the model residential code provides an ...

<http://search.plrb.org/?dn=59088&psrc=...>

Duty Created by Building Code: Provides each state's duty created by building codes including caselaw and information on defenses to liability for alleged violation of building codes.

State	Can violation of a building code be considered negligence per se?
Alabama	Generally, no. Alabama recognizes negligence per se but has found that the code was intended to protect the general public instead of a class of persons. Negligence per se does apply to violations of the ADA. Proximate cause must also be proven.
Alaska	Yes, in Alaska court recognize negligence per se and will give the instruction to the jury if warranted under the discretion of the court.
Arizona	Yes, Arizona recognizes negligence per se for violations of building codes. However, the plaintiff must still prove proximate cause.
Arkansas	No. In Arkansas, violation of a state law or violation of a city ordinance is merely evidence of negligence and does not constitute negligence per se.
California	Not really. In California, violation of building codes that cause injury and were designed to prevent the type of injury can lead to a presumption of negligence. Defendants may rebut the presumption. Note that the California court call this negligence per se despite the fact that it is treated as a presumption of negligence.

Ask PLRB: For custom building codes research, fill out a simple form.

ASK PLRB STAFF TO RESEARCH A BUILDING CODE QUESTION

Address of Building

Street Address

City

State

County

Policy Type

-- Select Policy Type --

Enter other policy information (as needed)

Attach policy and supporting documentation electronically:
You may attach up to 5 files. Please limit file size to 8 megabytes each.

Choose File No file chosen

Receive an answer to your question including code provisions with links to source documents.

Are Starter Strips Required When Reroofing in Arkansas?

QUESTION:
Does Fort Smith, Arkansas residential building code require an asphalt starter course around the entire perimeter on the roof?

DISCUSSION:
Fort Smith, AR enforces the [Arkansas Fire Protection Code \(PLRB\)](#). The 2012 AFPC has three volumes: [Volume I](#) (the adopted IFC), [Volume II](#) (the adopted IBC), and [Volume III](#) (the adopted IRC).

RESPONSE:
While the code itself does not require a starter strip, it is required as a practical matter for the application of the starter strip.

FACTS:
The roof is in need of replacement and a starter strip is required per code around the entire perimeter.

Code Provision

The 2012 IRC was adopted and amended and is known as Volume III of the 2012 AFPC. 2012 AFPC, [Volume III, § R101.2](#). Per the 2012 IRC/ARFPCVIIIIR installed in accordance with approved manufacturer's instructions.

Manufacturers' Installation Instructions:

Per GAF's "[What Is a Shingle Starter Strip?](#)"



A shingle starter strip is an important part of a residential roofing system. It plays a critical role in reducing the risk of shingle blow-off along the eaves and rakes of the roof. It provides a base under the shingle at the eaves, helping the roof shed water efficiently. As its name implies, every asphalt shingle roof will start with this shingle.

Recommendation, per [Owens Corning Duration Shingles Installation Instructions](#):



Address Report: Select IRC or IBC. Type in the building location in the address bar, and click on the "Search" button for comprehensive automated building code information, including: code adoption, citation, link, snow load, r-value, drip edge, sheathing thickness, and ice barrier. A great way to jumpstart all building codes research!

Building Code Address Report

Code:
 IRC IBC

Address:
Madison, WI

Span Value:
24 Span

Search

Auto Search
Wisconsin Uniform Dwelling Code (Madison, WI, 27.051 - ENERGY CODE FOR RESIDENTIAL RENTAL PROPERTIES.)

...Items To Be Enforced Over Wisconsin Administrative Code . In addition to enforcing the Wisconsin Administrative Code by reference, the following items shall be enforced. In case of conflict between this Sec. 27.051(4) and the Wisconsin Administrative Code sections adopted by reference, this Sec. 27.051(4) shall...

City Limits Search
Madison, WI is within boundaries of Madison Wisconsin
If the address searched is determined to be within the determined to be in an unincorporated area, then the search, the system assumes the location is within

Address Data:
locality: Madison
administrative_area_level_2: Dane County
administrative_area_level_1: Wisconsin
country: United States

BA and IECC Climate Zones:
Building America Climate Zone: Cold
IECC Climate Zone: 6
IECC Moisture Regime: A

R-Value Estimate for Flat Commercial Roofs

For your location, our automated system determined that:

1. You are likely in Climate Zone 6, based on the 2004 to 2015 map in [Section C301 of the IECC, 2015 Edition](#). The 2018 and 2021 maps in [Sec. C301](#) have slight differences and should be checked where applicable as well as local amendments to these maps.
2. Under the 2015, 2018, and 2021 editions of the IECC, Table C402.1.3, most buildings using continuous insulation of polyiso entirely above the roof deck would likely need to achieve an R value of at least 30.
3. This roughly equates to a minimum polyiso thickness of between 5 and 6 inches. See [NRCA, Polyiso R-value \(2014\)](#).
4. Note that older editions of energy conservation codes might require less insulation in some circumstances. Marine locations (i.e. along the west coast of WA, OR, and CA) can have different values, and residential occupancies can have different values.

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Snow Load Data
Elevation: 871.8 metres
Snow Load: 30 psf

Minimum Panel Sheathing Estimate (24 inch span)
For your location and span value listed above, our automated system determined that the minimum nominal structural panel sheathing thicknesses listed in the code are as follows:

Absolute minimum nominal sheathing thickness is 7/16 inch with 24/16 APA span rating or 3/8 inch with edge support and 24/0 APA span rating. Alternatively, sheathing may be 19/32 or 5/8 inch and each with 16 o.c. APA Rated Sturd-I-Floor or CC Plugged grade plywood.

This is an automated estimator that uses limited information and assumptions. For exact code requirements, consult the adopted codes in your area including the exact snow load design requirements, manufacturer instructions, and the facts. The code lists minimums, so sometimes more is required. Manufacturer instructions often specify no less than 3/8 to 1/2 inch plywood or 7/16 OSB sheathing. Note that model codes prior to the 2009 allowed a sheathing thickness of 5/16th inches in some circumstances. This estimator is not a substitute for professional analysis and has limitations that you should be aware of. Please read the [FAQ](#) on how it works.

Drip Edge and Ice Barrier Results

Drip Edge
We located no express requirement for drip-edge flashing around roofs where the edge meets the gutter. The Wisconsin code requires flashing around openings. It does not mention the edge of the roof. They do specify a need for drip edge flashing around ledger boards which support decks and other attachments to the siding, but that is different than drip edge for the roof. Note that many manufacturers often suggest drip edge flashing be installed at the roof perimeter. Likewise, the IBHS likes drip edge flashing as an additional method of securing the roof to prevent wind uplift at edges during high wind events.

Ice Barrier
Yes. "(4)?Ice dam protection, (a) Shingled or shake roofs that extend over a heated area of a dwelling or attached garage and that have a slope of 4:12 or less shall be provided with ice dam protection in the form of sheet metal or a product labeled as meeting the requirements of ASTM D 1970. (b) The ice dam protection shall extend at least 30 inches up the roof slope from the roof edge and at least 12 inches up the roof slope beyond the inner face of the exterior wall." Wis. Admin. Code ? 321.28. https://docs.legis.wisconsin.gov/code/admin_code/sps/safety_and_buildings_and_environment/320_325/321/niii/28

This is an automated result for quick reference use only and is not a substitute for professional research or a determination by the authority having jurisdiction.