



# MABCD CONSTRUCTION INDUSTRY NEWSLETTER

Issue 7 – December 2021

Chris Nordick - Editor

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## Administration-



### Attention

**MABCD Offices will be closed:  
Friday December 24th  
in observance of the Christmas Holiday**

MABCD offices will be closed for business.

No transactions or Inspections will be performed on Friday  
December 24th for Christmas.

Office business and Inspections will resume on Monday December 27th.

All TRADE contractors' licenses and certificates expire at midnight on 12/31/21. No inspections can be scheduled, no permits can be issued unless renewed. Any mailed renewals post-marked 12/31/21 or prior, and renewals in progress will be considered "on time" even if processed after January 1.

#### Inside this issue

<a href="#">Administration</a> .....	1
<a href="#">Electrical Division</a> .....	2
<a href="#">Elevator Division</a> .....	3
<a href="#">Mechanical Division</a> .....	4
<a href="#">Plumbing Division</a> .....	5
<a href="#">Wichita Fire Department</a> .....	6
<a href="#">MABCD Advisory Boards</a> .....	7
<a href="#">Directors Desk</a> .....	8

#### Special points of interest

- Christmas Holiday Closings.
- Traded Certificates Expire at Midnight December 31st.
- Electrical Wiring Requirements.
- Elevator Standby Power Inspection.
- A/C Condensing Unit Replacements.
- Plumbing Code Adoption Update.
- WFD Carbon Monoxide Reminder.
- Advisory Board calendar.

# Electrical Division-

Please visit our website for more information: [Electrical, Elevator, & Alarm Division](#)

## **UBTC (Unified Building and Trades Code): Sections 4.2.170 & 4.2.180**

### **UBTC Sec. 4.2.170—Wiring Methods for Commercial and Mixed-Use Occupancies.**

In commercial buildings and mixed-use occupancies, all wiring on or within the property including accessory structures shall be installed in approved raceways such as EMT, PVC, or MC cable. Cable assemblies such as type NM, NMC, SE and UF are not permitted.

### **UBTC Sec. 4.2.180—Nonmetallic-Sheathed Cable: Type NM, NMC, and NMS—Uses Permitted.**

#### **Section 334.10(1) – (5) of the National Electrical Code (NEC) shall be amended to read as follows;**

(a). Uses permitted: Type NM, Type NMC and Type NMS cable shall be permitted in the following locations only:

- (1). In one and two-family dwellings and their accessory structures.
- (2). Within multifamily (apartment building), dwelling units where the **structure** does not exceed three floors above or below grade, and the **structure** is not mixed use or occupancy.
- (3). In Residential Group R3 and Residential Group R4 occupancies as defined in the International Building Code (IBC), with a maximum of 16 residents.



**When the utility provided to the property and serving these structures, are single-phase services only.**

**All electrical wiring associated with common area panels and separate structures, are considered commercial applications. NM, NMC, and NMS type cable assemblies shall not be permitted.**



# Elevator Division-

Please visit our website for more information: [Electrical, Elevator, & Alarm Division](#)

## Category 1 Annual Testing of elevators with Standby Power:

**All elevators using standby power are required to have the emergency operation of the elevators inspected annually using the following procedures.**

### ITEM 1.17

#### STANDBY POWER OPERATION

##### 1.17.1 Periodic Inspections

Visually inspect the transfer switch and means of transfer for evidence of damage or misuse. Verify that the key used to operate the selection switch is adequately controlled.

##### 1.17.2 Periodic Test

##### 1.17.2.1 Electric Elevators: Yearly Test (for A17.1d-2000 and Earlier Editions); Category 1 Test (for A17.1-2000/B44-00 and Later Editions).

Have the elevator(s) taken out of normal service and placed at the floor where the ELEVATOR EMERGENCY POWER selector switch is located, if provided. Otherwise, have the elevator(s) taken out of normal service and placed at the bottom terminal. Have the system transferred, by the responsible party, to standby or emergency power. Verify that the ELEVATOR EMERGENCY POWER selector switch (automatic sequence operation override switch), if provided, functions as required to manually select each elevator, one at a time, when on standby or emergency power. Verify that the elevator selected can be taken out of service with the ELEVATOR EMERGENCY



##### EMERGENCY

POWER selector switch only when the elevator is stopped. Operate each elevator selected to be operated on standby or emergency power, one at a time, with no load in the car. Make several trips and stops, checking for proper operation. Verify that the elevator is running at normal speed, especially in the up direction (speed must not attain the governor electrical overspeed trip setting, or 125% of rated speed in both directions, whichever is less).

##### 1.17.2.2 Hydraulic Elevators: Yearly Test (for A17.1d-2000 and Earlier Editions); Category 1 Test (for A17.1-2000/B44-00 and Later Editions).

Have the elevator(s) taken out of normal service and placed at the floor where the ELEVATOR EMERGENCY POWER selector switch is located, if provided. Otherwise, have the elevator(s) taken out of normal service and placed at



the bottom terminal. Have the system transferred, by the responsible party, to standby or emergency power. Verify that the ELEVATOR EMERGENCY POWER selector switch (automatic sequence operation override switch), if provided, functions as required to manually select each elevator, one at a time, when on standby or emergency power. Verify that the elevator can be taken out of service with the ELEVATOR EMERGENCY POWER selector switch only when that elevator is stopped. Operate each elevator designated to be operated on standby or emergency power, one at a time, with no load in the car. Make several trips and stops, checking for proper operation. Have the system transferred, by the responsible party, back to normal power and verify that each elevator tested operates properly in normal service.

# Mechanical (HVAC) Division-

Please visit our website for more information [Mechanical \(HVAC\) Division](#)

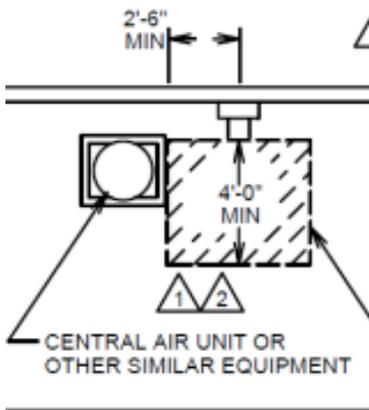
## AC Condensing Units

Code Fact:

When replacing HVAC equipment on the outside of a building or home the following clearances must be met from disconnects and the electric meters.

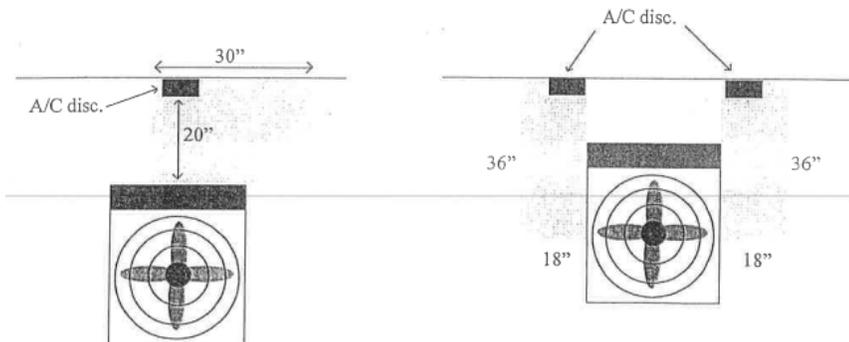
Please make sure that you address these issues with the owners while in the bidding process as it is the mechanical contractors responsibility to bring it up to current standards.

\*Electric meter needs a minimum of 2' - 6" from the center of the meter enclosure to at least one side of the meter enclosure.



\*Disconnect clearances have not changed since 2006 and are still enforced per the dimensions stated below.

The location of A/C disconnects when they are **CHANGING OUT** an a/c unit and using an existing disconnect. The existing disconnect would need the clearances as shown in the shaded area. If the disconnect is between the a/c unit and the building the bottom of the disconnect **MUST** be higher than the top of the a/c unit and have the clearances shown in the shaded area.



The A/C unit is **NOT ALLOWED** to be positioned back in its existing location if these items cannot be met.

## Plumbing Division-

Please visit our website for more information [Plumbing Division](#)

### 2021 UPC (Uniform Plumbing Code) Adoption

Notice to all plumbing and building contractors.

The Sedgwick County Board of County Commissioners and the Wichita City Council have both voted to adopt the 2021 Uniform Plumbing Code with an amendment package that will replace the current Article 3 of the Unified Building and Trade Code (UBTC) effective January 1, 2022.

One of the most significant changes will be the application and approval process for the use of Air Admittance Valves on residential, commercial, new and remodel construction projects.

The application and process are still in the development stages however the criterion for approval have been made in the new definition of “structurally impractical” that is included in the amendment package.

#### **2021 Uniform Plumbing Code MABCD Amendment**

##### ***Air Admittance Valve Approval***

Definition or factors for consideration;

Structurally Impractical shall include but not be limited to:

1. Where there are no full height walls that extend from the floor to the ceiling or roof.
2. Where the wall or walls potentially available cannot be altered for penetration due to the load bearing function of the wall.
3. Where structural elements such as trusses or beams are in place that cannot be altered for penetration by boring, cutting or notching.
4. Where HVAC duct is located such that code compliant slope cannot be achieved on the foot vent or drain piping to install a UPC code compliant Island vent system.
5. Where piping would be exposed in such a manner as to detract from the aesthetic, harmonious or functional qualities of the space.
6. Where there is a habitable or finished space above the trapped fixture that is not being remodeled.
7. Where the fixture is in an island or pedestal configuration and one or more of site conditions number 1 through 6 apply.
8. Where remodeling an existing concrete slab on grade structure where there is insufficient depth of drainage piping to achieve code compliant slope of the foot vent.



# Wichita Fire Department-

Please visit our website for more Information - <https://www.wichita.gov/Fire/Pages/default.aspx>

## Carbon Monoxide Safety

### Carbon Monoxide Safety



Often called the invisible killer, carbon monoxide is an invisible, odorless, colorless gas created when fuels (such as gasoline, wood, coal, natural gas, propane, oil, and methane) burn incompletely. In the home, heating and cooking equipment that burn fuel can be sources of carbon monoxide.

- CO alarms should be installed in a central location outside each sleeping area and on every level of the home and in other locations where required by applicable laws, codes or standards. For the best protection, interconnect all CO alarms throughout the home. When one sounds, they all sound.
- Follow the manufacturer's instructions for placement and mounting height.
- Choose a CO alarm that is listed by a qualified testing laboratory.
- Call your local fire department's non-emergency number to find out what number to call if the CO alarm sounds.
- Test CO alarms at least once a month; replace them according to the manufacturer's instructions.
- If the audible trouble signal sounds, check for low batteries. If the battery is low, replace it. If it still sounds, call the fire department.
- If the CO alarm sounds, immediately move to a fresh air location outdoors or by an open window or door. Make sure everyone inside the home is accounted for. Call for help from a fresh air location and stay there until emergency personnel declare that it is safe to re-enter the home.
- If you need to warm a vehicle, remove it from the garage immediately after starting it. Do not run a vehicle or other fueled engine or motor indoors, even if garage doors are open. Make sure the exhaust pipe of a running vehicle is not covered with snow.
- During and after a snowstorm, make sure vents for the dryer, furnace, stove, and fireplace are clear of snow build-up.
- A generator should be used in a well-ventilated location outdoors away from windows, doors and vent openings.
- Gas or charcoal grills can produce CO — only use outside.

### HOME HEATING EQUIPMENT



Have fuel-burning heating equipment and chimneys inspected by a professional every year before cold weather sets in. When using a fireplace, open the flue for adequate ventilation. Never use your oven to heat your home.

### FACTS

- ! A person can be poisoned by a small amount of CO over a longer period of time or by a large amount of CO over a shorter amount of time.
- ! In 2010, U.S. fire departments responded to an estimated 80,100 non-fire CO incidents in which carbon monoxide was found, or an average of nine calls per hour.



## MABCD Advisory Boards - Calendar

- [Board of Building Code Standards and Appeals \(BCSA\)](#)
- [Board of Electrical Appeals \(BEA\)](#)
- [Board of Appeals of Refrigeration, Air Conditioning, Warm Air Heating, and Boiler](#)
- [Board of Appeals of Plumbers and Gas Fitters](#)

# December 2021

Sun	Mon	Tue	Wed	Thu	Fri	Sat
			1	2 <i>MABCD Mechanical Board Meeting</i>	3	4
5	6 <i>MABCD BCS&amp;A Board Meeting</i>	7	8	9	10	11
12	13	14 <i>MABCD Electrical Board Meeting</i>	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29 <i>MABCD Plumbing Board Meeting</i>	30	31	

# Director's Desk-



**[Chris W. Labrum](#)**

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As we approach the end of another busy and abnormal year, I express a personal thanks to all of our industry partners for your continued work and for the flexibility you've shown as we've adjusted processes and systems. We are grateful for the positive relationship and cooperation we share with our local industry and want you to know that we are committed to continuing that work.

While we are very aware that events of the last couple years have caused individual hardships, overall growth and activity across our industry and jurisdiction have remained very steady. We saw a slight dip in permit activity (and thus revenue) in 2020, but are on track to recover that and then some this year. We are very encouraged that the economic forums we participate in and the industry indicators we monitor are predicting continued and steady growth for the coming year.

It's my hope that each of you can enjoy some downtime during the holiday season, and that we will all be blessed with continued success and a return to more "normal" conditions in 2022.

Christopher W. Labrum

