

TABLE 51.02

Separation of Building From Property Line or Other Buildings <sup>1</sup>	Maximum Surface Area Percentage <sup>2</sup>
Less than 10 feet	0
10 to 20 feet	10
20 to 30 feet	20
More than 30 feet	30

## Footnotes to Tabel 51.02

1. The maximum surface area percentage along a street is 30, regardless of the separation.

2. Fire-retardant treated wood may be applied to all required noncombustible exterior surfaces of "0" hourly rated construction without limit.

**(16) PROJECTIONS INTO SETBACKS.** (a) Unenclosed terraces, slabs or stoops, without roofs or walls, may be located within required setbacks providing they are not greater than 7 inches above adjacent grade at any point and are in contact with the ground to prevent an exposed cavity which could promote fire or smoke. Grade changes from these appendages shall be of a gradual slope.

(b) Open cantilevers, including but not limited to roof overhangs and eaves, may project 2 feet into the required setback from property lines. These cantilevers shall not project into the required setbacks between buildings on the same property.

(c) Enclosed or partially enclosed appendages, including but not limited to decks, porches or ramps, shall not project into the required setbacks from property lines or buildings on the same property.

**(18) ACCESS TO ATTIC AND ROOF.** (a) *Attic.* Every attic compartment shall be provided with access from the floor level immediately below it. The access opening shall be at least 20 by 30 inches and shall be located above the stair landing or in an accessible location.

Note: A single access point to the attic from the floor level immediately below will be acceptable if all the attic compartments are interconnected with access openings of at least 20 by 30 inches.

(b) *Roof.* 1. Except as provided in subd. 2., all buildings more than 2 stories, or 25 feet in height, where the slope of the roof is less than 3 in 12, shall be provided with a means of access to the main roof from the floor level immediately below. The roof opening shall be at least 20 by 30 inches and shall be provided with a permanent ladder or stairway.

2. Roof access shall not be required in 3 story buildings without attic space.

**(19) ATTIC COMPARTMENTALIZATION.** (a) Except as provided in par. (b), attics of combustible construction shall be divided into areas not greater than 3,200 square feet by firestopping as specified in s. ILHR 53.63 (1) (d).

1. Compartmentalization shall extend into the eave and soffit areas to provide a complete separation between compartments.

2. Panels for access openings in compartment walls shall be equipped with self-closing devices and shall normally be kept closed.

(b) Attic compartmentalization need not be provided in buildings completely protected, including the attic space, by an automatic fire sprinkler system.

**(20) CLASS OF CONSTRUCTION SEPARATION.** (a) Except as provided in par. (b) and s. ILHR 62.93, portions of buildings of different classes of construction, as specified in s. ILHR 51.03, shall be separated by fire division walls as specified in s. ILHR 51.02 (13) or the building classification will be reduced to the lowest class of construction utilized.

(b) A health care facility, parts of which are different types of construction as described in s. ILHR 51.03, shall be classified as the lowest type of construction utilized, unless the different parts of the building are separated from one another by a separation wall in which case each part of the building shall be individually classified as to the appropriate type of construction. A separation wall:

1. Shall have a minimum fire-resistive rating of 2 hours;
2. Shall extend at least to the underside of the roof deck of the lowest part of the building to be separated; and
3. May not have structural members extend through or over it.

**(21) HEIGHT LIMITATIONS.** (a) Except as provided in par. (b), the height of buildings shall be limited as specified in the appropriate occupancy chapter for the building and as specified in s. ILHR 51.03 and Table 51.03-A for the class of construction utilized.

(b) The height limitations specified in s. ILHR 51.03 may be increased by one story and 10 feet in height in buildings, other than buildings within the scope of chs. ILHR 58, 60 and 61, when the building is completely protected by an automatic fire sprinkler system and the system is supervised and monitored as specified in s. ILHR 51.23 (9).

Note: See chs. ILHR 54 to 61 for specific application of height increases. Tables 54.01-2, 57.02-3 and 59.12-2 already include the one story height increase.

**(22) FIRE RESISTIVE RATINGS.** (a) Except as provided in par. (b), the fire resistive ratings specified in chs. ILHR 50 to 64 may be reduced in rating by one hour to a minimum of one hour in all buildings which are completely protected by an automatic fire sprinkler system and the system is supervised and monitored as specified in s. ILHR 51.23 (9).

(b) The fire resistive rating may not be reduced for the following:

1. The fire-resistive ratings specified in ch. ILHR 58;
2. The fire-resistive ratings specified for stairway enclosures in buildings more than 3 stories in height;
3. The fire-resistive ratings for buildings more than 60 feet in height; and
4. The fire-resistive ratings for buildings where increases in building area or building height due to automatic fire sprinkler system protection have been utilized.

**(23) WOOD BLOCKING IN NONCOMBUSTIBLE RATED ASSEMBLIES AND ROOF ASSEMBLIES.** Combustible wood blocking may be installed:

(a) At the intersection of roofs with exterior walls or parapet walls to fasten roof edging, roof membranes, facias and roofing expansion joints; and

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(b) In noncombustible rated wall assemblies to fasten window frames, door frames, sinks, toilets and urinals, toilet partitions, grab bars, book shelves, and other similar components. In these applications, the amount of wood blocking shall not exceed that required to secure or fasten the item to the assembly.

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**ILHR 51.03 Classes of construction standards. (1) FIRE RESISTIVE TYPE A (NO. 1).** (a) A building is of fire-resistive construction if all the walls, partitions, piers, columns, floors, ceilings, roof and stairs are built of noncombustible material, with a fire-resistive rating as specified in Table 51.03-A.

1. Concealed draft openings in columns, walls and partitions shall be firestopped with noncombustible material at each floor level.

(b) A building of this classification shall be limited in height in accordance with Table 51.03-C.

(c) Stairs and stair platforms shall be constructed of noncombustible material.

(d) Doors and windows may be of wood except as otherwise specified in s. ILHR 51.02 (5), Table 51.03-B, ss. ILHR 51.17, 51.18, 51.19 and 51.20, or in the occupancy chapters of this code.

(e) Bays, oriels, and similar exterior projections from the walls shall be constructed of material with fire-resistive ratings as required for exterior walls.

(f) The wall construction behind a mansard shall extend to the underside of the roof deck and shall have a fire-resistive rating of not less than that specified for exterior walls in Table 51.03-A.

(g) Penthouses and other roof structures shall have enclosing walls of noncombustible construction and roof framing and coverings shall be equal to that specified in Table 51.03-A. Wood cooling towers are permitted.

(j) In required fire-resistive floor and roof assemblies one electric outlet box, not exceeding 16 square inches in area,

may be installed in such ceilings in each 90 square feet of ceiling area. Recessed electric fixtures shall have protection boxes built above the fixture, constructed of approved fire-resistant material of rating equal to that of the ceiling, to cover the opening in case fixture is displaced. Duct openings in ceilings shall be protected by fire dampers.

**(2) FIRE-RESISTIVE TYPE B (NO. 2).** (a) A building is of fire-resistive construction if all the walls, partitions, piers, columns, floors, ceilings, roof and stairs are built of noncombustible material, with a fire-resistive rating as specified in Table 51.03-A.

(b) A building of this classification shall be limited in height in accordance with Table 51.03-C.

(c) Where roof framing is greater than 20 feet above the floor, or highest level of any balcony, roof decks may be:

1. Matched or splined wood roof decking of not less than 2 inches in nominal thickness;

2. Solid lumber not less than 3 inches in nominal thickness, set on edge securely fastened together;

3. Approved 1½ inch thick plywood with exterior glue, tongue and groove with all end joints staggered and butting on centers of beams spaced not over 4 feet apart; or

4. Other forms of roof decks, if of noncombustible material.

(d) Stairs and stair platforms shall be constructed of noncombustible material.

(e) Doors and windows may be of wood except as otherwise specified in s. ILHR 51.02 (5), Table 51.03-B, ss. ILHR 51.17, 51.18, 51.19 and 51.20, or in the occupancy chapters of this code.

(f) Bays, oriels, and similar exterior projections from the walls shall be constructed of material with fire-resistive ratings as required for exterior walls.

(g) The wall construction behind a mansard shall extend to the underside of the roof deck and shall have a fire-resistive rating of not less than that specified for exterior walls in Table 51.03-A.

(h) Penthouse and other roof structures shall have enclosing walls of noncombustible construction and roof framing and coverings shall be equal to that specified in Table 51.03-A. Wood cooling towers are permitted.

**(3) METAL FRAME — PROTECTED (NO. 3).** (a) A building is of metal frame protected construction if the structural parts and enclosing walls are of metal, or metal in combination with other noncombustible materials, with time resistance ratings as set forth in Table 51.03-A.

(b) A building of this classification shall be limited in height in accordance with Table 51.03-C.

(c) Stairs and stair platforms shall be constructed of noncombustible material.

(d) Bays, oriels and similar exterior projections from the walls shall be constructed of material with fire-resistive ratings as required for exterior walls.