



BULLETIN 68: BUILDING ENVELOPE

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(This edition of Bulletin 68 replaces the first, June 1998 edition (clarified in December 2000). While fundamentally similar, it reflects particulars of the current BC Building Code and Vancouver Building Bylaw ... collectively referred to herein as the building codes. It also cross-references related AIBC Bulletins; updates certain terminology; incorporates a requirement for Intern Architects; and contains minor syntax amendments. Substantive new content is flagged by sidebar.)

The AIBC Council, by approving motions at its May 20, 1998 meeting and in subsequent sessions:

- A) strongly recommends that architect-principals/shareholders who seal drawings and/or letters of assurance (as required under the *Architects Act*, s.77,78; Bylaw 34.2; and the building codes) complete a building envelope course incorporating designated components of the AIBC's Building Envelope Education Program (BEEP), or approved equivalent, as of July 1999;
- B) reinforces the fact that the design and field review of building envelope are aspects of an architect's core competence, and that this be communicated to members, the building consulting community and authorities having jurisdiction;
- C) endorses the item (new in 1998) under the architectural scope within the building codes' letters of assurance, specifically "building envelope integrity"; and
- D) requires (effective 01 July, 2002) as a pre-condition to registration as an MAIBC, that an Intern Architect complete the building envelope course noted in Motion (A), above.

Apropos **Motion (A)**, a target date of November 1998 was established for the first available offering of this course for principals. The "Principles for Principals" full-day course (since renamed "Building Envelope Principles") has been delivered regularly since. An architect who completes the BEEP's first four modules will more than satisfy this recommendation.

NB: There is no reference made in the motions either to "Part 3" of the building codes, or to practising in Southwest BC. That is because:

- 1) Part 3 does not capture all of the multi-family projects requiring Letters of Assurance. The building code's requirements are broader and encompass some Part 9 buildings;
- 2) similarly, the scope of the multi-family building requiring architects and architectural services is broader still under the *Architects Act* (i.e. any building over 4 dwelling units, whether Part 3 or Part 9);

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- 3) there is not a precise and supportable “Southwest BC” demarcation line, or any guarantee that conditions beyond it will not warrant sound attention; and
 - 4) each MAIBC has a province-wide licence.

Regarding **Motion (B)**, follow up has been initiated with the Canadian Architectural Certification Board (CACB); UBC’s School of Architecture and Landscape Architecture (SALA); and the AIBC’s Intern Architect Program.

As well, in consultation and agreement with the Association of Professional Engineers and Geoscientists of BC, the AIBC publishes Bulletin 34: Building Envelope Services – Appropriate Professional Practice and its related Bulletin 56: Recommended Fees for Enhanced Building Envelope Services.

With respect to **Motion (C)**, the letters of assurance in the current building codes do contain the line item (1.22) under the Architectural discipline listing of schedule B-2.

Concerning Motion (D), an Intern Architect who completes the BEEP’s first four modules will more than satisfy this requirement.

AIBC Council notes that the foregoing (and other related initiatives) are not reactive but, rather, functions of the AIBC’s continuing resolve to demonstrate leadership and responsible action, in the public interest.

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