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Construction Industry News from City Hall

*Superintendent of Central Inspection
Kurt Schroeder*

OCI Technology News

On July 15, 2008, the City Council approved a project of up to \$1,000,000 to replace and upgrade the City's current land-use case management/tracking, construction plan review and permitting, contractor licensing and code enforcement case management software systems. The current software system – Tidemark – is over 10 years old, and supports multiple City department in-house users and public users via "E-Permits." Although Tidemark has worked well — automating many processes, improving case tracking and enhancing communications (between departments and with the public) — the system's 10+ year old architectural platform will simply not support many new web-based and/or Internet technologies and services, many of which can dramatically improve citizen access, "e-commerce" capacity, ease of use, wireless capabilities, and general information flow and communication.

With support of the Wichita Area Builders Association (WABA), the project has been funded in part with Office of Central Inspection contingency funds (about 40% of the overall estimated project costs). The other 60% of the estimated project cost is funded by the City's Information Technology Equipment Replacement Fund (supported by multiple departments through department user fees).

A Request for Proposals (RFP) has been developed, and will be issued to interested vendors in October. An RFP Screening and Selection Committee will review submitted RFPs in late October through November, and intends to make a final vendor recommendation in late November or early December. It is anticipated that a contract with the selected vendor will be brought to the City Council for approval in the first quarter of 2009. Project development and implementation is projected to be about nine (9) months, with a "go live" date late in the last quarter of 2009.

The City is looking forward to development and implementation of the new system, and will work with contractors and other citizen users to design an improved and more "user friendly" system. We believe this project will improve communication and information flow among departments and with the public we serve, will increase and enhance customer service options, and will generally enhance the City's overall customer service.

Kurt Schroeder, Superintendent

Food Grease Control Ordinance

The City recently revised the food grease control ordinance. Revisions to the current Ordinance are necessary to increase effectiveness in issuing discharge permits and in tracking Best Management Practices. Best Management Practices are implemented by food service establishments to comply with the grease control regulations.

Requirements for food service establishments include:

All food service establishments discharging grease-laden wastes into the sanitary sewer shall be issued a permit to discharge that states conditions and requirements in the form of Best Management Practices (BMP). BMPs minimize the amount of grease being discharged to the City sanitary sewer system.

Food Service Establishment wastewater that discharges from fixtures and equipment, which may contain grease, must pass through a City approved grease removal device before entering the sanitary sewer system. The type and size of the grease removal device shall be in accordance with the code. Existing facilities shall be required to install a grease removal device if the facility is found to be contributing grease in quantities sufficient to cause sanitary sewer blockages.

Grease interceptors shall be sized in accordance to the number of Drainage Fixture Units (DFU) that are located in food prep areas. All fixtures with a potential to carry grease waste shall be plumbed to the grease interceptor. The following DFUs in Table 1 shall be assigned to each individual fixture.

Table 1

Individual Fixture	DFU
Bar Sink	2
Dishwasher – (Commercial)	6
Floor Drain	3
Hand wash Sink	1
Mop Sink	3
2 compartment Sink*	2
3 or 4 compartment Sink*	4
Service Sink (Utility, Janitorial)	3
Pre-Rinse Sink	4
Floor Drain (Emergency Shower)	0
Food Waste Grinder	6
Wok Stove	4
Ice Maker	0
Clothes Washer (Domestic)	3

For fixtures not listed in the Table to the left, use the following equivalents in Table 2

Table 2

Drain Size of Fixture	DFU
1 1/4 inch	1
1 1/2 inch	3
2 inch	4
3 inch	6
4 inch	8

* Includes Food Prep and Pot washing sinks

Interceptor Sizing: The volume of the interceptor shall be determined by adding the total number of DFUs from the grease waste fixtures listed above in Tables 1 and 2, and using Table 3 on the next page. If the DFUs are not known, the interceptor shall be determined based on the maximum allowable DFUs for the pipe size connected to the inlet of the interceptor.

Table 3

DFUs*	Interceptor volume in gallons
< 8	eligible for interceptor exemption
8	500
21	750
35	1,000
90	1,250
172	1,500
216	2,000
307	2,500
342	3,000
428	4,000
576	5,000
720	7,500
2112	10,000
2640	15,000

*The maximum DFUs plumbed to the drain lines that will be connected to the grease interceptor.

Multi-tenant Buildings:

All new construction of multi-tenant buildings (strip centers) shall include a separate waste line for each leasable space that discharges to a common interceptor. When a space is leased, sold, or rented to a Food Service Establishment, all kitchen drains and any other drains that may carry grease waste shall be connected to this waste line; no domestic sewage may be connected to this line.

Grease removal devices shall be maintained by the user, including complete removal of the contents at a frequency of no more than 90 days, or more frequently if needed to prevent grease from passing through the device to the sanitary sewer. The grease and solids collected in the device shall be measured on a monthly basis. All maintenance and monitoring records shall be sent to the City on a monthly basis.

The city has also upgraded the approved grease interceptor design. For a copy of the updated grease interceptor design or if you have questions, please contact Water Utilities staff at 303-8700.

Paul Hays, Senior Plans Examiner

Man-made Stone Exteriors

If you are using man-made stone on your exteriors, please be aware of concerns of suppliers. Innovative Stone Products, Green Guard and Pactiv Building Products have concerns regarding the proper installation of backing materials that must be used to provide drainable surface, if and when moisture penetrates the product.

The suppliers have stated that failure to install the products in accordance with manufacturer's specifications is likely to lead to water intrusion problems, which may result in liability claims being made for damages that occur. If you are involved with the use of these products, you should take immediate steps to determine what manufacturers specifications should be followed, and make sure that all applications are completed in accordance with the specifications. It is important to use the proper materials, application and installation when using manmade stone.

Darlene Hultman, Inspection Administrator Building

Amendments to Fuel Burning Fireplace Equipment Code (Previously called the Solid Fuel Code)

Beginning in March 2008, the Mechanical Board, in conjunction with Office of Central Inspection and Law Department staff, developed recommended amendments to the City’s Fuel Burning Fireplace Equipment Code. During the process, the Board and staff invited Wichita licensed fireplace companies and installers, as well as Wichita licensed mechanical companies that perform fireplace installations, to participate in the Board’s review and amendment discussion. The Board’s review of the Fuel Burning Fireplace Equipment Code was also publicized in the Office of Central Inspection’s CINCH (Construction Industry News from City Hall) newsletter, issued in July. Several licensed fuel burning equipment and mechanical company representatives actively participated in the review.

On August 28, 2008, the Mechanical Board unanimously recommended that the City Council adopt the proposed amendments prepared by the Board and staff. Adoption of the ordinance amending the Fuel Burning Fireplace Equipment Code is scheduled for City Council review and action on October 7, 2008. The City Council vote/action can be found on the City’s Web site at www.wichita.gov by clicking on “City Council” and reviewing City Council meeting agendas and/or minutes. The amendments will also be posted on OCI’s Web site at www.wichita.gov, and are also available in hard copy from OCI.

Key amendments to the Fuel Burning Fireplace Equipment Code include the following:

- New definitions for “gas fireplace equipment” and “gas fireplace contractor”, and definitional clarifications of what constitutes fuel-burning fireplace equipment.
- New requirements for fireplace businesses and installers/supervising installers to obtain certification from the National Fireplace Institute (NFI) as a Fireplace Gas Specialist, Fireplace Wood-Burning Specialist and/or Fireplace Pellet Specialist - the NFI examination and certification replaces the previous City of Wichita locally developed and administered “Solid Fuel Contractor” examination and certification; individuals holding a current City of Wichita “Solid Fuel Contractor” certificate are required to obtain required NFI certification within two (2) years of ordinance publication. Master and journeyman level mechanical certificate holders who install fuel-burning fireplace equipment are exempted from additional fireplace installer certification;
- Implementation of a minimum supervision ratio of one (1) certified master or journeyman level fireplace equipment installer for every three (3) uncertified apprentice installers on a job or job site;
- New bi-annual continuing education for fuel burning fireplace equipment certificate holders, similar to the continuing education requirements for other Wichita trade certificate holders (electrical, plumbing, mechanical, lawn irrigation, drain layers, etc.).

Kurt Schroeder, Superintendent

Adoption of 2008 NEC

The adoption of the 2008 NEC is just around the corner and as such, Tom Kerschen with the Office of Central Inspection and the Wichita Area Technical College will be presenting a 6-hour class on November 3rd and 4th over the 2008 NEC changes. This class will also include the current changes in the City ordinance. This class will be presented FREE of charge and will count as 6 hours of continuing education credit. Space is limited, so to reserve your spot, be sure to fill out the application on the next page and submit it quickly. You must pre-apply to get into the class and the application must be received no later than October 17, 2008. See the application for complete details.

Tom Kerschen, Inspection Administrator Electrical / Elevator



**WICHITA AREA
TECHNICAL
COLLEGE**

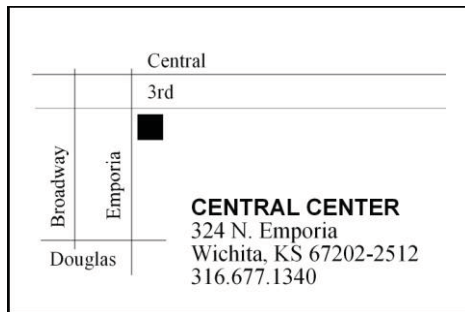


**CITY OF
WICHITA**

Office of Central Inspection

**Electrical Continuing Education Class for Master,
Journeyman & Residential Electricians - 6 hours**

Seminar: **CHANGES TO THE 2008 NEC**
 Instructor: Tom Kerschen
 When: Nov. 3, 2008, 6:00pm - 9:00pm
 Nov. 4, 2008, 6:00pm - 9:00pm
 Where: **Central Center, 324 N. Emporia, Wichita, KS 67202**



- **Directions**
- Exit I-135 at First/Second Street.
- Go west on Second Street to Emporia.
- Go north on Emporia.

Name _____
 Address _____
 City _____ State _____ Zip _____
 Telephone _____ Type of cert. Master__ Journeyman__ Residential Wireman__
Please PRINT the above information legibly. If I cannot read the application it will NOT be accepted.

This **FREE** class provides 6 hours of continuing education credits. You must be present for both classes to receive any continuing education credits. **SPACE IS LIMITED.** You must pre-register and registration must be received no later than **October 17, 2008.**

Send/Fax/Email completed registration form to:
 Tom Kerschen, 455 N. Main 7th Floor, Wichita, Kansas, 67202
 Fax: (316) 268-4663 Email: tkerschen@wichita.gov

Plumbing Board News

The Plumbing Board has been continuing its discussion about creating a new section in the City’s Plumbing Code for water conditioners, water conditioner installations, and licensing and certification of water conditioning equipment installers. In August 2008, the Plumbing Board finalized a draft of proposed new ordinance on water conditioning, but is awaiting further input from the industry before making a final ordinance recommendation to the Wichita City Council. The proposed draft ordinance will temporarily be posted on OCI’s Web site at www.wichita.gov, and will also be available in hard copy from OCI.

Key proposed amendments for water conditioning equipment and installations include the following:

- Specifically defines “water conditioning equipment” and “water conditioning contractor”;
- Requires specific water conditioning experience/training, and testing and certification by the National Water Quality Association for required City of Wichita master or journeyman level water conditioning installer certificates;
- Requires businesses engaged in water conditioning equipment installation to be insured and licensed by the City (with annual renewal, the same as other building and trade contracting companies), with a requirement that the qualified person for the company to be certified as a water conditioning installer;
- Exempts master and journeyman level plumbing certificate holders who install water conditioning equipment from additional water conditioner installer certification;
- Implements a minimum supervision ratio of one (1) certified master or journeyman level water conditioning equipment installer for every three (3) uncertified apprentice installers on a job/job site;
- Establishes bi-annual continuing education for water conditioning equipment certificate holders, similar to the continuing education requirements for other Wichita trade certificate holders (electrical, plumbing, mechanical, lawn irrigation, drain layers, etc.).

Kurt Schroeder, Superintendent



Building Inspection Reminders

Below is a review of the process for requesting and obtaining building framing and building final inspections.

Section R109.1.4 of the IRC 2006 states, “Framing inspections shall be made after the roof deck or sheathing, all framing, fireblocking, and bracing are in place, and pipes, chimneys, and vents to be concealed are complete; and the rough electric, plumbing, heating wires, pipes and ducts are approved.”

Many times, the building inspector is called for an afternoon framing or final inspection, with the trades requested that same morning. If the trades do not get inspected in the morning or have corrections, the building inspector arrives in the afternoon and discovers that trade inspections have not been approved. This situation may require a re-inspection fee, per Code. Although the intent of the contractor is to save time and expedite completion of the job, this inspection scheduling scenario often results in a greater delay for the contractor. When required trade(s) inspection(s) and the building framing or building final inspections are scheduled on the same day, the general building contractor should pay close attention to the results of trade inspections, and communicate with building inspection staff to delay or reschedule requested building framing or building final inspections.

Clarifications:

- The building inspectors do not schedule inspections. Those are to be scheduled by the permit holder or authorized party only. This includes rechecks or re-inspections.
- If the inspection request does not specifically state that the inspector must call the contractor prior to his/her arrival for the inspection, the inspector does not call ahead.

Darlene Hultman
Inspection Administrator Building



Things for you to remember...

... Remember we have sent out the license renewals. This is an even year (2008), so contractors associated with trades, **DO NOT** need to renew their individual master or journeyman certificates, only their contractor's license.

... Individual trade certificates will expire 12/31/09 and you will need 12 hours of Continuing Education (CEU's) to renew. Please check OCI's web page at www.wichita.gov for a list of approved classes. All certificate holders will be required to obtain the 12 hours of CEU's in order to renew in 2009.

... Remember when filling out your permits, please fill in ALL the appropriate boxes, quantity and sizes.

... Please make sure the address on the permit is accurate. Listing the property owner or project is helpful, if the address is in question.

... If you are on the Accounts Payable program, payment should be made within 7 days. Accounts cannot be 30 days past due. It is your responsibility to keep track of how much you owe and if you are unsure, we can FAX a copy of the Unpaid Permits report.

... Questions on trade permits (plumbing, mechanical, electrical, sewer) call 268-4413.

... Questions on inspections (building and trades) call 268-4461.

... Did you know that you can contact your inspector directly by cell phone? Please refer to the CINCH published in January, issue number 1, 2008 for a listing of all inspector cell phone numbers.

Maria Bias
Administrative Services, Division Supervisor



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www.wichita.gov



THE CITY OF WICHITA
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