

ROOF ANCHORS

PURPOSE

The purpose of this STANDATA is to describe situations where roof anchors are required in the Alberta Building Code 2014 (ABC 2014).

DISCUSSION

The ABC 2014 has specific requirements for roof anchors.

ALBERTA BUILDING CODE REFERENCES

1. Article 4.1.5.18. states:

4.1.5.18 Roof Suspended Platforms

- 1) This Article applies to a *building* that is more than 12 m in height between *grade* and the edge of the roof or a parapet around the edge of the roof.
- 2) Roof tie back anchors and *building* face anchor systems shall be provided for window cleaning suspended power platforms and such platforms shall comply with
 - a) CAN/CSA-Z91, "Health and Safety Code for Suspended Equipment Operations," and
 - b) CAN/CSA-Z271, "Safety Code for Suspended Platforms."(See Sentence 3.6.4.7.(2).)

2. Article 3.6.4.7. states:

3.6.4.7. Roof Access

- 1) A *building* shall be provided with direct access to the roof by an interior stairway if
 - a) heating, ventilating or air-conditioning equipment is installed on the roof, and
 - b) the roof elevation is more than 4 m above *grade*.
- 2) Access shall be provided to roof areas in which tie back and anchor systems are provided for window cleaning suspended power platforms and if access is through
 - a) the roof, it shall be by means of an interior staircase, or
 - b) a wall, the panels shall be openable from the outside without the use of keys or any specialized device or knowledge.(See Appendix A.)
- 3) Fixed access shall be provided to rooftop heating, ventilating or air-conditioning equipment that is installed on a sloped roof.

3. Appendix note A-3.6.4.7.(2) states:

A-3.6.4.7.(2) Roof Access. Roof access is provided for two reasons: firefighting and servicing of service equipment. Article 3.2.5.3. deals with the requirement for firefighting access.

Unless stated otherwise, all Code references in this STANDATA are to Division B of the Alberta Building Code 2014.

Issue of this STANDATA is authorized by
the Building Administrator

[Original Signed]
Paul Chang



The provisions for roof anchors in Article 4.1.5.18 apply when the building is more than 12 m in height, measured from grade to the edge of the roof or the top of the parapet at the edge of the roof. The roof anchors are to be provided for suspended platforms, which may be for washing windows as well as for maintaining the exterior of the building.

Roof anchors fall within the design scope of Part 4 of ABC 2014, manufacturer's specifications or specifications certified by an engineering professional, and CAN/CSA-Z271, "Safety Code for Suspended Platforms."

If the building requires roof anchors, access shall be provided to the roof for access to the anchor system. If the access provided passes through the roof of the building, the access to the roof must be in the form of an interior staircase (see also STANDATA 14-BCV-007 for information on options to interior staircases). If access is provided through a wall (for example, to a lower roof level) the access panels must be openable from the outside without having to use any keys or special tools in order to prevent a worker from being trapped on the roof.

In the event a building owner wishes to explore alternatives to providing roof anchors for all or part of a building, this may be achieved using an alternative solution or variance. Situations where this might apply include, but are not limited to, low-rise buildings having a low maintenance exterior finishing system containing few or no windows, accessible by mechanical lift equipment. An acceptable alternative solution would require the owner to make alternate access provisions appropriate for the building site. Waiving or relaxing the roof anchor requirements would not be acceptable as a variance or alternative solution under the Safety Codes Act.

Disclaimer:

The information in this bulletin is not intended to provide professional design advice. If professional expertise is required with respect to a specific issue or circumstance, the services of a professional should be sought.