



**Information Bulletin**  
**Building and Safety Standards Branch**  
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"Main entrance doors referred to in Sentence 9.7.2.1.(2) are specifically those main entrance doors that lead to a dwelling unit. This would exclude other main entrance doors, such as those to a suite of other than residential occupancy.

### **9.7.3. Performance of Windows, Doors and Skylights**

#### **9.7.3.1. General Performance Expectations**

- 3) Main entrance doors and their components shall be designed, constructed and installed so that, when in the closed position, they
- a) control air leakage,
  - b) resist the ingress of insects and vermin,
  - c) resist forced entry, and
  - d) are easily operable.

"Main entrance doors" in Sentence 9.7.3.1.(3) are the same as those referred to above in Clause 9.7.1.1.(1)(b), effectively meaning "interior main entrance doors".

### **What are Site-built Windows, Doors and Skylights?**

#### **9.7.5. Site-built Windows, Doors and Skylights**

##### **9.7.5.1. Application and Compliance**

1) Materials, design, construction and installation of windows, doors and skylights that separate *conditioned space* from unconditioned space or the exterior but that are not covered in the scope of AAMA/WDMA/CSA 101/1.5.2/A440, "NAFS – North American Fenestration Standard/Specification for Windows, Doors, and Skylights," shall conform

- a) to
  - i) the remainder of this Subsection or Subsection 9.7.4., and
  - ii) the applicable requirements in Subsection 9.7.6., or
- b) to Part 5.

Though Subsection 9.7.5. is titled "Site-built Windows, Doors and Skylights", its application is broader. As described in Sentence 9.7.5.1.(1), this Subsection applies to those windows, doors and skylights within the scope of the BC Building Code [see Sentence 9.7.1.1.(1)] that are not within the scope of NAFS. Examples include storm windows and doors and site-built systems.

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*The contents of this Bulletin are not intended to be provided as legal advice and should not be relied upon as legal advice. For further information contact the Building & Safety Standards Branch.*

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The BC Building Code does not define the term "site-built", however NAFS defines a site-built system in the following manner:

**Site-built system** — a fenestration assembly supplied in an unassembled or partially assembled state consisting of more than one supplier's fabricated parts, components, locking/latching hardware, and/or accessories for final assembly at the project site. Excluded from this definition are door systems that are shipped from a distinct manufacturer without locking/latching hardware.

**Note:** *Because individual manufacturers do not incur the sole responsibility for the design, composition, and performance of site-built fenestration assemblies, such assemblies are not addressed by this Standard/Specification.*

The intended application of Subsection 9.7.5. is to custom fenestration products (windows, doors and skylights) that are not factory made or assembled. It is often impractical to pretest these products because they are custom-made for a specific building and are often use non-standard materials and components or are of non-standard sizes or geometric shapes that cannot be factory built. The Code recognizes that it is not practical to pre-test such site-built products to a standard created for factory-built products, and offers an alternate compliance path under Subsection 9.7.5. The performance expectations of Subsection 9.7.3. apply equally to these products as they do to NAFS products.

The exemption of site-built doors from compliance with NAFS under the BC Building Code is not intended to apply to conventional pre-hung exterior doors assembled from components available to the door industry. Those doors are within the scope of NAFS and must comply with the standard.

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