Owner / Applicant Information

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Designer Information

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Project Information

SBN216 (SAB)
57500 Huckleberry Road

New Carlisle AL 46552

County ST JOSEPH

Project Type New [Y] Addition [ ] Alteration [ ] Existing [ ] Change of Occupancy [ ]

Project Status [U] F=Filed U or Null=Unfiled

IDHS Issued Correction order? [No] Has Violation been Issued? [No]

Violation Issued by: NA

Local Building Official

Phone: 5742359554 Email: rjames@southbendin.gov

Local Fire Official

Phone: 5742359554 Email: jrs@newcarlislefd.com

Variance Details

Code Name: Other Code (Not in the list provided)

2014 InMC Section 1104.3.2

Conditions: The 2014 Indiana Mechanical Code (IMC) prohibits the use of A2L refrigerants, such as R-32, for human comfort applications. This creates a conflict with the requirements of the American Innovation and Manufacturing Act (AIM), signed into law on December 27, 2020, which mandates the phase-down of high-GWP refrigerants and effectively requires the use of A1 or A2L refrigerants in commercial mechanical systems. The 2014 IMC does not address A2L refrigerants, leading to a regulatory gap. To resolve this for the office building, we are proposing a code alternate based on a more current edition of the International Mechanical Code, along with compliance with the ASHRAE Standards 15 and 34, which explicitly address the classification and safe use of A2L refrigerants.

DEMONSTRATION THAT PUBLIC HEALTH, SAFETY, AND WELFARE ARE PROTECTED:

1=Non-compliance with the rule will not be adverse to the public health, safety or w

[1]

2= Applicant will undertake alternative actions in lieu of compliance with the rule to ensure that granting of the variance will not be adverse to public health, safety, or welfare. Explain why alternative actions would be adequate (be specific).

Facts: If the project is required to comply with the 2014 Indiana Mechanical Code, the use of an A2L refrigerant such as R-32, will not be permitted, as these codes do not acknowledge or address R-32 refrigerants in Chapter 11. However, due to the regulatory requirements established by the AIM act, mechanical systems for this type building must now utilize R-32 refrigerants. Accordingly, we are proposing to base the project design on the most current standards and guidance, including ASHRAE 15-2024 and ASHRAE 34-2024 recommendations and the approved revisions in the upcoming 2027 International Mechanical Code.

DEMONSTRATION OF UNDUE HARDSHIP OR HISTORICALLY SIGNIFICANT STRUCTURE:

[ ] Imposition of the rule would result in an undue hardship (unusual difficulty) because of physical limitations of the construction site or its utility services.

[Y] Imposition of the rule would result in an undue hardship (unusual difficulty) because of major operational problems in the use of the building or structure.

[ ] Imposition of the rule would result in an undue hardship (unusual difficulty) because of excessive costs of additional or altered construction elements.

[ ] Imposition of the rule would prevent the preservation of an architecturally or a historically significant part of the building or structure

Facts: Refrigerants recognized by the Indiana Mechanical Code will soon be prohibited by federal law. Equipment accommodating the current refrigerants will no longer be manufactured as of January 1, 2025, and may not be installed after January 1, 2026. Due to the currently adopted codes in Indiana and the mandate to use A2L refrigerants, such as R-32 for human comfort applications in commercial buildings, a code alternate is required to permit the use of R-32 refrigerants. Please refer to the attached supporting calculations for further details.