

AFFIDAVIT for Temporary Housing Buildings provided to those in need by the public for use as a temporary shelter during the recovery from Hurricane Helene.

This affidavit is applicable to only the 25 counties in North Carolina that were declared a major disaster by the President of the United States under the Stafford Act (P.L. 93-288) on September 28, 2024. Submission of this affidavit to the local inspection department expires on 3/31/25.

STATE OF NORTH CAROLINA

COUNTY, CITY OR TOWN OF _____

Inspection Department

Address and Parcel Identification of Real Property Where Temporary Housing Buildings for use as a temporary shelter during the recovery from Hurricane Helene are to be Constructed and the number of units Constructed at this Address:

I, _____,

(Print Full Name)

owner of the property, do hereby under penalties of perjury affirm that the proposed temporary housing buildings are constructed and installed per the requirements included in this affidavit. I understand that this AFFIDAVIT shall exempt the Temporary Housing Buildings identified above from permit and inspection requirements in accordance with 11 NCAC 08 .0210. Additionally, the proposed construction absolves the State, Inspection Department, and Local Government of any responsibility or liability regarding the fabrication, installation and use of these temporary housing buildings for use by the public as a temporary shelter during the recovery of Hurricane Helene.

- ☐ I further affirm that the Temporary Housing Buildings for use as temporary shelters identified above DO NOT contain any electrical systems requiring the supply of electric current.
- ☐ I further affirm that the Temporary Housing Buildings for use as temporary shelters identified above DO contain electrical systems requiring the supply of electric current, and that I shall request inspection of these electrical systems prior to energizing said Temporary Housing Buildings. Temporary Housing Buildings for use as temporary shelters identified above shall be considered "detached accessory buildings" for applying the requirements of the North Carolina Electrical Code (NFPA 70 with North Carolina Amendments) for wiring, lighting, and receptacles. Exposed "Cable Assemblies" within the stud cavities, including NM Cable, shall not be required to be covered behind wall finishings within temporary housing buildings.

(Signature of Affiant)

Date

Sworn to (or affirmed) and Subscribed before me this the _____ day of _____, 20____

Signature of Notary Public

Printed Name of Notary Public

My Commission Expires: _____ (Notary Stamp or Seal)

Temporary housing buildings provided to those in need by the public for use as a temporary shelter during the recovery from Hurricane Helene that do not contain electrical systems are exempt from permits and inspections from the local inspection department having jurisdiction. If the temporary shelter incorporates an electrical system, such system shall be inspected and approved by the appropriate electrical inspector prior to being energized. The Owner shall sign an affidavit attesting that the temporary housing building was constructed and installed per the requirements provided in this emergency rule. The affidavit limits the occupancy and use of temporary housing buildings for use as a temporary shelter to 180 days from the first day of occupancy. The Owner assumes all liability associated with the construction, installation and use of the temporary housing building as a means of temporary shelter. Once the temporary shelter period of 180 days has expired, the temporary housing building shall cease use as a temporary shelter and any reuse of the building is subject to permits and inspections by the local inspection department having jurisdiction and the requirements of the North Carolina State Building Code, unless the proposed new use is currently exempted by law and/or the code. An affidavit for a temporary housing building may be renewed by the Owner at the discretion of the local inspection department by the completion and submission and completion by the Owner of a new affidavit to the local inspection department.

Local zoning ordinances remain applicable.

Temporary housing buildings are limited to one-story above grade plane and a maximum of 400 square feet with a pitched roof.

Temporary housing buildings shall be located to avoid areas prone to flooding, landslides, or other natural hazards.

Essential services such as water and sanitation shall be provided on the property.

Not less than 10 feet minimum fire separation distance shall be provided between temporary housing buildings and property lines.

If partition walls are provided within the temporary housing building, a minimum of one window on an exterior wall in each space that is used as a sleeping room is required to be used as an emergency escape and rescue opening and shall have a minimum openable area of 4 square feet. The minimum net clear opening height shall be 22 inches. The minimum net opening width shall be 20 inches. The sill height shall be not more than 44 inches above the floor. If the temporary housing building is an open floor plan, the egress door can serve as the emergency escape and rescue opening.

Natural ventilation shall be provided by a minimum of one openable window and one egress door. If emergency escape and rescue openings are required, they can also be used to satisfy the natural ventilation requirements.

Heating facilities capable of maintaining a room temperature of not less than 68 F shall be provided within temporary housing buildings based on the local winter 99% design day outdoor air temperature.

Minimum ceiling height of not less than 6'-8" shall be provided in temporary housing buildings.

A minimum of one side-hinged egress door shall be provided at a clear width of not less than 32 inches and a clear height of not less than 78 inches in temporary housing buildings with a landing or stairs provided outdoors at the same clear width of the door and extending 36 inches in the direction of travel.

One battery-powered smoke alarm and one carbon monoxide alarm or one combination smoke/carbon monoxide alarm shall be provided and installed per the manufacturer's installation instructions in temporary housing buildings.

A site address and the number of temporary housing units located at the site address shall be provided to the fire code official at the time of affidavit submission to facilitate an emergency response.

Foundations: The owner shall make sure a stable soil condition and foundation is provided for temporary housing buildings to prevent shifting or collapse. Positive anchorage for the structure shall be provided. Temporary housing buildings shall be permitted to be supported on a wood foundation of minimum 4-inch by 4-inch or 6-inch by 6-inch mudsill or runner of approved wood in accordance with Section R317 of the 2018 North Carolina Residential Code (NCRC). Structural floor systems that include joists and subfloor material shall also comply with Section R317.1, Item 1 of the 2018 NCRC.

Allowable joist spans: Spans for floor joists of temporary housing buildings shall be in accordance with the following Tables. For other grades and species and for other loading conditions, refer to the 2018 NCRC.

Joists Spacing	Maximum Floor Joist Span (ft- in)		
	2 X 6	2 X 8	2 X 10
12	8-2	10-3	12-6
16	7-1	8-11	10-10
24	5-9	7-3	8-10

Lateral restraint at supports: Floor joists of temporary housing buildings shall be supported laterally at the ends by full-depth solid blocking not less than 2 inches nominal in thickness; or by attachment to a full depth header, band or rim joist, or to an adjoining stud or shall be otherwise provided with lateral support to prevent rotation.

Subfloor: Floor framing of temporary housing buildings shall be sheathed with minimum $\frac{3}{4}$ " thick wood structural sheathing and 8d common nails spaced at not more than 6 inches on center at all support edges and 12 inches on center at other intermediate supports.

Wall Framing: Bearing walls of temporary housing buildings shall be framed with minimum stud size of 2 X 4 at maximum 24 inches on center spacing and limited to a stud height of 10 feet.

Header Spans: For header spans on exterior bearing walls of temporary housing buildings, see the following table.

Header Span (ft-in)

Size	Span
1-2 X 8	4-6
1-2 X 10	5-8
2 - 2 X 4	3-6
2 - 2 X 6	5-5
2 - 2 X 8	6-10

* Minimum one jack stud on each end of the header

**Up to 20 feet building width and 30 psf ground snow load)

Top plate: Wood stud walls in temporary housing buildings shall be capped with a double top plate installed to provide overlapping at corners.

Bottom (sole) plate: Studs in temporary housing buildings shall have full bearing on a nominal 2-by or larger plate or sill having a width not less than to the width of the studs.

Wall Sheathing: Exterior walls of temporary housing buildings shall be continuously sheathed with minimum 3/8 inches thick wood structural panels.

Interior sheathing: The interior side of exterior walls in temporary housing buildings shall be sheathed continuously with minimum 1/2-inch thick gypsum wall board interior finish.

Braced Wall: All exterior walls in temporary housing buildings shall be braced with minimum 24" wood structural panels at each corner in both direction of the structures.

Roof framing details: Rafters in temporary housing buildings shall be framed to ridge board or to each other with a gusset plate as a tie. Ridge board shall be not less than 1-inch (25 mm) nominal thickness and not less in depth than the cut end of the rafter.

Ceiling joist and rafter connections: Ceiling joists and rafters for temporary housing buildings shall be nailed to each other in accordance with the following table.

Rafter slope	Rafter Spacing	Number of 16d common nails required
3:12	16	8
	24	11
5:12	16	5
	24	7
7:12	16	4
	24	5

*Up to 20 feet building width and 30 psf ground snow load)

Rafters: Rafters in temporary housing buildings shall be toe-nailed to the top wall plate with (3) 8 d common nails.

Allowable ceiling joist spans: Spans for ceiling joists in temporary housing buildings shall be in accordance with the following table. For other wood grades and species and for other loading conditions, refer to the 2018 NCRC.

	Maximum Ceiling Joist Span (ft- in)		
Joists Spacing	2 X 4	2 X 6	2 X 8
12	10-1	14-11	18-9
16	8-9	12-11	16-3
24	7-8	10-6	13-3

Allowable ceiling joist spans: Spans for rafters for temporary housing buildings shall be in accordance with the following table. For other wood grades and species and for other loading conditions, refer to the 2018 NCRC.

	Maximum Rafter Span (ft- in)		
Joists Spacing	2 X 4	2 X 6	2 X 8
12	6-7	9-9	12-4
16	5-9	8-6	10-8
24	4-8	6-11	8-9

Roof Sheathing: The roof of temporary housing buildings shall be continuously sheathed with a minimum 7/16 inches thick wood structural panels.

Building thermal envelope insulation is not required for temporary housing buildings, but insulation is recommended to provide a greater level of temperature control and a lower risk of thermal overload of the electrical system.

Heating appliances shall be listed and labeled and shall be installed per the manufacturer's installation instructions within temporary housing buildings. Clearances to combustible materials shall be maintained within temporary housing buildings. Fuel-burning heaters shall be of the direct-vent type in temporary housing buildings. Unvented room heaters are prohibited in temporary housing buildings. Portable space heaters shall not be the primary heat source. If electric heater(s) are the primary heat source, heaters shall be rated at continuous duty for the output required to maintain the minimum space temperature, as is the circuit and overcurrent protection serving any electric heating appliance. An oxygen depletion sensor or an oxygen depletion detector shall be provided with heating appliances.

If the temporary shelter incorporates an electrical system, such system shall be inspected and approved by the appropriate electrical inspector prior to being energized. The approval of the electrical system shall be as described below: Temporary housing buildings shall be considered 'detached accessory buildings' for applying the requirements of the North Carolina Electrical Code (NFPA 70 with North Carolina Amendments) for wiring, lighting and receptacles. Exposed 'Cable Assemblies' within the stud cavities, including NM Cable, shall not be required to be covered behind wall finishings within temporary housing buildings.

Annular spaces around pipes, cables, conduits or other openings in the walls shall be sealed closed in temporary housing buildings.