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Introduction

The most obvious news item is the scheduled transfer of the Engineering Department to the NC Department of Labor, to occur January 1, 2027, see the Current Topics section next for this update.

Current Topics

Engineering Division Moving to Department of Labor

As many of you are aware, there were some legislative changes that will change the administration of the NC Building Code, and the agency under which the Engineering Division operates under. Figure 1 is a reprint of the latest information available for our readers. We encourage you to stay in contact with press releases from NC OSFM and NC DOL on this matter, and we wish to make this as seamless as practical for our clients.

FIGURE 1: REPRINT OF MEMO TO CODE OFFICIALS FOR KEY LEGISLATIVE CHANGES AFFECTING NCOSFM



BRIAN TAYLOR
STATE FIRE MARSHAL

TO: North Carolina Building Inspectors and Jurisdiction Administration

FROM: Brian Taylor, State Fire Marshal

DATE: October 27, 2026

SUBJECT: Upcoming Changes to North Carolina Building Code Administration
Under the 2026 State Budget Bill

The NC General Assembly has enacted changes through the 2026 Appropriations Act (Senate Bill 257, Session Law 2026-41) that will affect administration of the NC State Building Code. These changes include transferring certain building code functions to the NC Department of Labor and establishing a new Building Codes and Interpretations Bureau.

The following information is provided to help local governments and building inspection departments prepare for the upcoming changes, which are scheduled to take effect on January 1, 2027.

Key Changes

Transfer of State Building Code Functions: The Building Code Council, Residential Code Council, and Code Interpretations Section will transfer from the NC Office of State Fire Marshal to the Department of Labor. The newly established Building Codes and Interpretations Bureau will operate within the Department of Labor and support the administration, development, interpretation, and consistent application of the NC State Building Code. The legislation does not transfer all local building inspection operations to the Department of Labor. Local governments should continue their established inspection and permitting operations while preparing for any applicable changes in state procedures.

State Building Code Regulatory Fees: Effective January 1, 2027, G.S. 95-281 requires applicants for building permits to pay an additional State Building Code regulatory fee, which local governments must collect and remit to the Department of Labor. The statute establishes the following fees:

- **\$100** for building permits issued for the construction of buildings and structures subject to the North Carolina Building Code;

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- **\$25** for building permits issued for the construction of buildings and structures subject to the North Carolina Residential Code; and
- **\$10** for building permits issued for other work subject to the North Carolina State Building Code.

Local governments must remit the fees collected to the Department of Labor quarterly, together with a report identifying the number of building permits issued during the quarter.

The Department of Labor is responsible for administering these requirements and has indicated that it will provide additional implementation guidance. Local governments should review their permitting and fee collection procedures and consult with the Department of Labor regarding implementation.

State Building Code and Implementation: The legislation provides that the NC State Building Code in effect on January 1, 2027, will not be affected by the establishment of the new Bureau. The legislation also includes transitional provisions addressing employees, rules, pending proceedings, and ongoing decisions and interpretations. Local governments should monitor official guidance from the Department of Labor regarding implementation procedures, reporting requirements, fee collection, and any additional administrative instructions.

Please share this information with the appropriate staff in your building inspections, permitting, finance, and administrative departments. Begin reviewing local procedures and preparing for the January 1, 2027, implementation date.

Questions? For questions regarding the building code changes, implementation procedures, or new regulatory fees, please contact the North Carolina Department of Labor at 1-800-625-2267 or visit the [N.C. Department of Labor website](https://www.ncosfm.gov)

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2024 North Carolina State Building Code – Legislative Update

The following is a link to our website that addresses the steps required before the 2024 NC Building Code will become mandatorily effective. It is still a moving date, and we will update this as it changes, but as of this writing (November 2026) this letter is still current.

<https://www.ncosfm.gov/letter-re-2024-state-building-code-effective-date>

Recurring Articles

Building Code Council – Quarterly Meetings (2026)

There were no Building Code Council meetings held to date in 2026.

Code Officials Qualification Board

Regularly scheduled meetings, past and future, are located at the following location:

<https://www.ncosfm.gov/licensing-cert/code-officials-qualification-board-coqb/coqb-meeting-dates>

Department Notes

Engineering Department

Tim Morrison, PE. After more than 25 years of service, Mr. Tim Morrison in the Commercial Plan Review section has retired. We wish Tim many years of happy retirement.

As of November 2026, here is the staff list and respective responsibilities for the NC Building Code:

- Hany Senada: **Building** Code (non-accessibility)
919-647-0071 hany.senada@ncdoi.gov
- Charlie Johnson: **Fire** Code (includes Chapter 9 of the NCBC)
919-647-0094 charlie.johnson@ncdoi.gov
- Robert L Key: **Residential** Code:
919-647-0009 robert.key@ncdoi.gov
- Pam Schooler: **Existing Building** Code 919-647-0011: pam.schooler@ncdoi.gov
- Tara Barthelmess: **Accessibility**
919-647-0014 tara.barthelmess@ncdoi.gov
- C. Maggie Bowers: **Plumbing** Code
919-647-0062 maggie.bowers@ncdoi.gov
- Kate Whalen: **Mechanical** and **Fuel Gas** Code
919-647-0033 kathryn.whalen@ncdoi.gov
- Dan Dittman: **Energy** Code
919-647-0012 dan.dittman@ncdoi.gov

State Electrical Division Contacts

- Joe Starling: State **Electrical** Engineer
919-397-6159 joseph.starling@ncdoi.gov
- Ben Wesley: Chief Electrical Code Consultant & State Electrical Inspector
919-532-4175 ben.wesley@ncdoi.gov

In addition, the following topics will be addressed by:

- **Division Chief-Codes & Inspections: David Rittlinger** - contact for Statutes, Appeals, NCBCC and NCRCC Council items, including meeting minutes and agenda, Rules Review Commission, Administrative Code
919-647-0008 david.rittlinger@ncdoi.gov
- **Chief Code Consultant, Pak Yip:** Formal interpretations
919-647-0007 pak.yip@ncdoi.gov
- **Sam Whittington:** Investigator, Complaints
919-647-0028 sam.whittington@ncdoi.gov
 - **Jeff Griffin:** Investigator, Complaints 919-647-0102
jeff.griffin@ncdoi.gov
 - **Bonnie Bentley:** Investigator,

New Code Interpretations, Guidance Papers, and Appeals Posted

Since the prior full newsletter (March 2026), the following web interpretations, guidance papers, and appeals have been posted. Since we are 7+ years into the present code cycle, there have not been many web interpretations required as of late. However, there have been 10 formal interpretations, several other web interpretations and a guidance paper posted since the prior newsletter.

Formal Interpretations

2026-0923 Chris Triepke 2018 NCRC Section Appendix AV105
2026-0923 Jenkins Consulting Engineer 2018 NCBC Section 1031.1
2026-0923 Seadorf Construction 2018 NCAC Section 107_1_2
2026-0918 James Fields 2018 NCRC Appendix AV105
2026-0909 JDS Consulting 2018 NCRC Section R302.2.
2026-0908 Winston-Salem Fire Department 2018 NCBC Appendix D Fire Districts
2026-0831 KC Construction 2018 NCRC Section R703 Water Resistance and R302_11 Fireblocking
2026-0603 New Hanover County 2018 NCRC Section Appendix M
2026-0420 NCHBA 2018 NCACP Section 107 Inspections
2026-0421 Genesis Custom Construction 2018 NCACP 204.5.1 Contractor responsibilities

Guidance Papers

NCPC 608.16.5_NCGS 130A-330_Lawn Irrigation System Backflow Prevention_101926

Residential

0305.1 - Ceiling Height and R307.1 Floor Clearances at Bathroom Fixtures
0409.2.2 Liner-Closed Crawl Space Wall

Reminders and other Resources

The most up-to-date training schedule for all building codes are available at the following link:

<https://www.ncosfm.gov/licensing-cert/code-officials-qualification-board-coqb/coqb-code-education>

Once the web page is accessed, click the **"FIND A CLASS"** button to refine your search. Please check out the available on-line courses, and carefully read the locations and means of course offering. It is suggested that you contact the organization or individual providing the training to verify the locations and means of training before traveling to any given site or registering for a class. As always, please consider the use of Standard Courses for fulfilling Con-Ed requirements, as they are an underutilized tool for that purpose.

Other websites of Inspector Organizations that offer training

<http://www.ncbia.org/> (Building Inspectors Association)
<http://ncpia.us/> (Plumbing Inspectors Association)
<https://www.nc-mia.com/> (Mechanical Inspectors)
<http://www.ncfma.com/> (Fire Marshals association)
www.ncbeec.org (NC State Board of Examiners of Electrical Contractors)
<https://nceia.com/> (Electrical Inspectors, note the new website address)

End of Newsletter