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<b>CODE/SECTION:</b>	2006 IRC, Sections R310, N1102.3.6 & AJ102.4
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<b>REFERENCES:</b>	2006 International Residential Code

**Technical Guideline:**

Emergency escape replacement windows shall meet the code dimensional requirements at the time each window was initially installed. The following is a history of the code requirements:

Prior to 5/15/79 emergency escape windows were not required in single family homes

The City of Phoenix Construction Code adopted on 5 /15/79 required the following for emergency escape windows:

- A minimum net clear openable area of 5.7 sf
- The minimum net clear openable height dimension of 24 inches
- The minimum net clear openable width dimension of 20 inches
- Sill height of 44 inches above the floor

The City of Phoenix Construction Code amended the emergency escape window requirements on 8/18/82 as follows:

- The minimum net clear openable height dimension of 24 inches
- The minimum net clear openable width dimension of 20 inches
- Sill height of 48 inches above the floor

The 1988 UBC was adopted on 9/1/91 with the following requirements for emergency escape windows:

- A minimum net clear openable area of 5.7 sf
- The minimum net clear openable height dimension of 24 inches
- The minimum net clear openable width dimension of 20 inches
- Sill height of 44 inches above the floor

The emergency escape replacement window shall not make the home less safe than when it was built or less than the level of compliance prior to replacement. If the replacement window opening is enlarged, then current code shall be met.

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