

Title 15BUILDINGS AND CONSTRUCTIONChapters:

<u>15.04</u>	Building Code.
<u>15.06</u>	Satellite Dishes.
<u>15.07</u>	Mobile Home Requirements.
<u>15.08</u>	Travel Trailers or Recreational Vehicles.
<u>15.12</u>	Dangerous Buildings.
<u>15.16</u>	Swimming Pools.
<u>15.20</u>	Fire Zones.

Chapter 15.04BUILDING CODESections:

<u>15.04.010</u>	Title.
<u>15.04.020</u>	Uniform Codes Adopted.
<u>15.04.025</u>	Fees.
<u>15.04.030</u>	Amendments.
<u>15.04.040</u>	Administration.
<u>15.04.050</u>	Building Inspector.
<u>15.04.070</u>	Compliance Required.
<u>15.04.080</u>	Violation - Penalty.

15.04.010 Title. This chapter shall be known as the Building Code of the City.

15.04.020 Uniform Codes Adopted. The building code of the city shall consist of the following standard and state codes that are hereby adopted by reference, subject to the provisions of Section 15.04.030 of this code.

- A. The International Building Code, published by the International Code Council Inc.;
- B. The International Residential Code, published by the International Code Council, Inc.;
- C. The International Mechanical Code, published by the International Code Council, Inc., except that the standards for liquified petroleum gas installations shall be NFPA 58 (Storage and Handling of Liquified Petroleum Gases) and ANSIZ 223.1/NFPA 54 (National Fuel Gas Code);
- D. The International Fire Code, published by the International Code Council, Inc., including those standards of the National Fire Protection Association specifically referenced in the International Fire Code; provided, that notwithstanding any language in this code, participants in religious ceremonies shall not be precluded from carrying hand-held candles.
- E. Except as provided in RCW 19.27.170, Uniform Plumbing Code and Uniform Plumbing Code Standards, published by the International Association of Plumbing and Mechanical Officials; provided, that any provisions of such code affecting sewers or fuel gas piping are not adopted.
- F. The rules adopted by the council establishing standards for making buildings and facilities accessible to and usable by the physically disabled or elderly persons as provided in RCW 70.92.100 through 70.92.160.
- G. The Washington State Ventilation and Indoor Air Quality Code, Chapter 51-13 WAC;
- H. The 1997 Uniform Sign Code published by the International Conference of Building Officials;
- I. The 1994 Uniform Code for the Abatement of Dangerous Buildings published by the International Conference of Building Officials.

15.04.025 Fees. A. Fees shall be set forth in fee schedules adopted by resolution of the City Council.

B. The determination of value or valuation for the purposes of this chapter shall be made by the Building Official, who may use current valuation data in Building Standards magazine published by the International Conference of Building Officials and/or other recognized construction cost publications. The value to be used in computing the building permit and building plan review fees shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire-extinguishing systems and any other permanent equipment.

15.04.030 Amendments. Pursuant to RCW 19.27.040, the following amendments to the State Building Code are adopted and applied in this jurisdiction:

A. Nothing contained within the ordinance codified in this chapter shall affect the ordinance regulating structures within the designated fire zone of the city in the event the standards in this code now adopted are less restrictive than that required within said fire zone.

B. Building permit fees for the construction, alteration or repair of single family or duplex dwellings may be waived when all of the following conditions apply:

1. The residential structures intended for low-income families;
2. The construction of the structure involves some volunteer labor; and
3. The structure is being constructed by an organization classified as a

501(c)(3) nonprofit organization by the Internal Revenue Service.

C. Minimum design standard requirements are as follows:

1. Snow load = 40psf;
2. Basic wind speed = 70 mph;
3. Seismic zone = 2B;
4. Frost depth = 30 inches below finished grade.

15.04.040 Administration. A. The building code of the city shall be administered by the building official of the city.

B. The Building Official shall be appointed by the Mayor, subject to confirmation by a majority vote of the city council. The Building Official shall be considered an at-will employee of the city, and serve solely at the pleasure of the mayor, provided, the council may approve a contract for a term.

15.04.050 Building Inspector. The Building Inspector of the city shall be deemed to be the "Building Official" as defined in the codes referenced at Section .020, preceding. The Building Inspector, acting in conjunction with the fire chief of the city and the supervisor of utilities of the city, shall be deemed to be the "Chief" or "Chief of the Fire Department" for purposes of enforcing and administering all provisions of the International Fire Code. The Building Inspector shall also be deemed the "administrative authority" as that term is defined in the Uniform Plumbing Code for purposes of enforcing and administering the provisions thereof. The Building Inspector shall also enforce and administer the standards set forth in the Washington State Regulations for Barrier-free Facilities, the Uniform Sign Code, and the Uniform Code for Abatement of Dangerous Buildings. The Building Inspector may, upon notice and hearing, promulgate such rules and regulations as s/he deems necessary for the enforcement of the building code of the city.

15.04.070 Compliance Required. It is unlawful for any person, firm, corporation or legal entity of any nature to erect, construct, enlarge, alter, repair, move, improve, remove, correct, demolish, equip, use, occupy or maintain any building or structure in the city or cause the same to be done contrary to or in violation of any of the provisions of this chapter.

15.04.080 Violation - Penalty. Any person, firm, corporation or legal entity of any nature violating any of the provisions of this chapter shall be deemed to have committed Class 1 Civil Infraction, as defined at RCW 7.80.120, or as amended, and be subject to a penalty of Two Hundred Fifty Dollars (\$250.00), statutory assessments and incurred attorneys fees. A commissioned officer of the City of Kettle Falls Police Department may issue the infraction notice on behalf of the building official. (Ord. 1689, 2009)