

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 5164

ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: FALCONER/BRISTER

PROVIDED BY: THE DEPARTMENT OF DEVELOPMENT

INTRODUCED BY: MR. SMITH

SECONDED BY: MR. GROBY

ON THE 6 DAY OF MARCH , 2014

ORDINANCE TO AMEND APPENDIX D OF THE ST. TAMMANY PARISH CODE OF ORDINANCES, OTHERWISE KNOWN AS THE BUILDING CODE, TO ADOPT AND INCORPORATE THE LOUISIANA STATE UNIFORM CONSTRUCTION CODE AS THE BUILDING CODE OF ST. TAMMANY PARISH, AND TO REMOVE REFERENCE TO OTHER BUILDING CODES FROM APPENDIX D OF THE ST. TAMMANY PARISH CODE OF ORDINANCES

WHEREAS, the public policy of St. Tammany Parish Government is to maintain reasonable standards of construction in buildings and other structures in St. Tammany Parish ("the Parish") consistent with the public health, safety, and welfare of its citizens; and

WHEREAS, during the first Executive Session of the year 2005, the Louisiana State Legislature introduced and adopted Act 12, S.B. No. 44, which is otherwise known as the Louisiana State Uniform Construction Code, which became effective November 29, 2005; and

WHEREAS, the Louisiana State Uniform Construction Code mandates that all municipalities and parishes in this State shall enforce only the construction codes provided for in Louisiana Revised Statutes 40:1730.21 through 40:1730.40, as periodically amended by the Louisiana Legislature.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS:

That Section 101, "Title and Scope," of Appendix D of the St. Tammany Parish Code of Ordinances, otherwise known as the "Building Code," be amended and reenacted to read as follows (additions to text are indicated by underline; deletions are indicated by ~~strikeout~~):

101.1 Title

These regulations shall constitute and be known and cited as THE BUILDING CODE OF ST. TAMMANY PARISH, hereinafter referred to as, "this Code" , amending The St. Tammany Parish Code of Ordinances Chapter 5 Building and Construction, by repealing article 1 and replacing with The Building Code of St Tammany Parish, and to the extent that any existing ordinances are contrary they are repealed in that respect only.

101.1.1 Purpose

The administration and enforcement of any construction which occurs, or which is to occur, in the unincorporated portion of St. Tammany Parish shall be at all times subject to the provisions of the Louisiana State of Louisiana Uniform Construction Code, , which requires the enforcement of the current editions of the Family of International Building Codes, with exceptions and amendments as listed below, published in cooperation with Directors and Code Administrators International, Inc., International Conference of Directors and Southern Building Code Congress International, Inc. (hereinafter referred to as the "International Code") and, to that end, said International Building Code, as amended time to time, is adopted by reference and made a part of Appendix D (Buildings and Construction) of the St. Tammany Parish Code of Ordinances. The following appendices and codes are is adopted by reference and made a part of Appendix D (Building Code) of St. Tammany Parish Code of Ordinances to wit:

- ~~A. International Building Code, 2006 Edition Excluding Chapter 27-Electrical and Chapter 29-Plumbing systems.~~
- ~~B. International Residential Code, 2006 Edition Chapters 2-11 and section VI Fuel Gas~~
- ~~C. International Mechanical Code, 2006 Edition~~
- ~~D. National Electrical Code, 2006 Edition~~
- ~~E. Louisiana State Plumbing Code, 2000 Edition~~
- ~~F. International Fuel/Gas Code, 2006, Edition~~

A. The Louisiana State Uniform Construction Code, which is provided for in Louisiana Revised Statutes 40:1730.21 through 40:1730.40, and which may be amended from time to time.

Any code or appendix set forth heretofore may be cited individually or collectively as "this Code". Inspections conducted by St. Tammany Parish pursuant to this Code shall occur within the unincorporated area of St. Tammany Parish, and may be amended from time to time, by an ordinance of the St. Tammany Parish Council.

101.2 Intent

The purpose of this Code is to establish the minimum requirements and to secure the beneficial interests and purposes thereof-which are to safeguard the public health, safety and general welfare-through structural strength means of egress facilities, stability, sanitation, adequate light and ventilation, energy conservation, and safety to life and property from fire and other hazards attributed to the built environment. These purposes are applicable to all buildings and structures including additions, alterations, repairs, removal demolition, use and occupancy of buildings and structures or premises and by regulating the installation and maintenance of all electrical, gas, mechanical and plumbing systems, which may be referred to as service systems.

~~101.2.1 Appendices~~

~~Provisions in the appendices shall not apply unless specifically adopted.~~

~~101.2.2 Quality Control~~

~~Quality control of materials and workmanship is not within the purview of this Code except as it relates to the purposes stated herein.~~

~~101.2.3-1 Permitting and Inspection.~~

The inspection or permitting of any building, structure, service system or plan by the Parish of St. Tammany, under the requirement of this Code shall not be construed in any court as a warranty of the physical condition of such building, structure, service system or the adequacy of such plan. Neither the Parish of St. Tammany, nor any employee thereof shall be liable in tort for damages for any defect or hazardous or illegal condition or inadequacy in such building, structure, service system, or plan, or for failure of any component of such, which may occur subsequent to such inspection or permitting. Nothing contained in this Code shall be construed to relieve or lessen the responsibility or liability of any person for injury or damage to persons or property caused by or resulting from any defects of any nature in any work performed by said person or in any equipment owned, controlled, installed, operated or used by him, nor shall the Parish of St. Tammany, or any agent or employee thereof incur, or held assume any liability by reason or in consequence of any things done or acts performed pursuant to any provisions of the adopted codes.

~~101.3 Referenced Codes.~~

~~The codes listed in sections 101.3.1 through 101.3.8 and referenced elsewhere in this Code shall be considered part of the requirements of this Code to the prescribed extent of each such reference.~~

~~101.3.1 Commercial Building.~~

~~The provisions of the International Building Code, 2006 Edition, shall apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy, location maintenance, removal and demolition of every building or structure or any appurtenances connected or attached to such buildings or structures in the unincorporated area of St. Tammany Parish. Exception: Detached one- and two-family dwellings and multiple single-family dwellings (townhouses) not more than three stories high with separate means of egress and their accessory structures shall comply with the International Residential Code, 2006 Edition. However, such buildings shall be subject to the regulations in chapter 18 of the International Building Code, 2006, as amended herein.~~

~~101.3.2 Residential Building.~~

~~The provisions of the International Residential Building Code, 2006 Edition, chapters 2 thru 11 and part VI Fuel Gas, shall apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, use, and occupancy, location, maintenance, removal and demolition of every detached one and two family dwellings and multiple single family dwellings (townhouses) not more than three (3) stories high with separate means of egress and their accessory structures. However, such buildings shall be subject to the regulations in chapter 18 of the International Building Code, 2006, as amended herein.~~

~~101.3.3 Electrical.~~

~~The provisions of the National Electrical Code, 2006 Edition shall apply to the installation of electrical systems, including alterations, repairs, replacement, equipment, appliances, fixtures, fittings and appurtenances thereto.~~

~~101.3.4 Gas.~~

~~The provisions of the International Fuel Gas Code, 2006 Edition shall apply to the installation of consumer's gas piping, gas appliances and related accessories as covered in this Code. These requirements apply to gas piping systems extending from the point of delivery to the inlet connections of appliances, and the installation and operation of residential and commercial gas appliances and related accessories.~~

~~101.3.5 Mechanical.~~

~~The provisions of the International Mechanical Code, 2006 Edition shall apply to the installation of mechanical systems, including alterations, repairs, replacement, equipment, appliances, fixtures, fittings and/or appurtenances, including ventilating, heating, cooling, air conditioning and refrigeration systems, incinerators, and other energy-related systems.~~

~~101.3.6 Plumbing.~~

~~The Louisiana State Plumbing Code, 2000 Edition shall apply to every plumbing installation, including alterations, repairs, replacement equipment, appliances, fixtures, fittings and appurtenances, and where connected to water or sewerage system and all aspects of a medical gas system.~~

REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.

SEVERABILITY: If any provision of this Ordinance shall be held to be invalid, such invalidity shall not affect other provisions herein which can be given effect without the invalid provision and to this end the provisions of this Ordinance are hereby declared to be severable.

EFFECTIVE DATE: This Ordinance shall become effective fifteen (15) days after adoption.

MOVED FOR ADOPTION BY: _____ SECONDED BY: _____

WHEREUPON THIS ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

YEAS: _____

NAYS: _____

ABSTAIN: _____

ABSENT: _____

THIS ORDINANCE WAS DECLARED DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE 3 DAY OF APRIL , 2014 ; AND BECOMES ORDINANCE COUNCIL SERIES NO _____.

R. REID FALCONER, AIA, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK

PATRICIA P. BRISTER, PARISH PRESIDENT

Published Introduction: February 27 , 2014

Published Adoption: _____ , 2014

Delivered to Parish President: _____ , 2014 at _____

Returned to Council Clerk: _____ , 2014 at _____

Administrative Comment

The resolution is amending the Building Code to reflect changes in state standards. The Parish is required to do so.