

## TITLE 12

### BUILDING, UTILITY, ETC. CODES

#### CHAPTER

1. ICC CODES.
- 2.--11. DELETED.

#### CHAPTER 1

#### ICC CODES<sup>1</sup>

#### SECTION

- 12-101. ICC codes adopted.
- 12-102. Modifications.
- 12-103. Available in recorder's office.
- 12-104. Violations.

**12-101. ICC codes adopted.** Pursuant to the authority granted by Tennessee Code Annotated, §§ 6-54-501 et seq., and for the purpose of establishing the minimum requirements 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, the ICC codes<sup>2</sup> are adopted and incorporated by reference for and in effect within the municipality and made a part of the municipal code as title 12 thereof:

- (1) 2015 International Building Code ("ICC Building Code");
- (2) 2015 International Plumbing Code ("ICC Plumbing Code");
- (3) 2006 International Fuel Gas Code ("ICC Gas Code");
- (4) 2015 International Mechanical Code ("ICC Mechanical Code");
- (5) 2015 International Residential Code including Appendices A, B, C, D, E, G, H, J, K, M, O, P, R, S and T ("ICC Residential Code");
- (6) 2015 International Property Maintenance Code ("ICC Property Maintenance Code");

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<sup>1</sup>Municipal code references

Fire protection, fireworks, and explosives: title 7.

Planning and zoning: title 14.

Streets and other public ways and places: title 16.

Utilities and services: titles 18 and 19.

<sup>2</sup>Copies of these codes (and any amendments) may be purchased from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.

- (7) 2015 International Energy Conservation Code ("ICC Energy Conservation Code");
- (8) 2015 International Fire Code (ICC Fire Code");
- (9) 2015 International Existing Building Code ("ICC Existing Building Code");
- (10) 2006 International Performance Code ("ICC Performance Code");
- and
- (11) 2006 International Private Sewage Disposal Code ("ICC Private Sewage Disposal Code").
- (12) 2015 International Swimming Pool and Spa Code ("ICC Swimming Pool and Spa Code").

All subsequent changes, revisions, updates, and amendments to the ICC codes which are adopted and promulgated by the ICC and duly published shall be deemed adopted by reference and in force and effect in the municipality when a copy thereof is filed with the recorder unless within thirty (30) days after such filing the board of mayor and aldermen reject, modify or revise such subsequent change, revision, update of amendment. (1970 Code, § 4-101, as amended by Ord. #170, June 1995, replaced by Ord. #262, Feb. 2011, and amended by Ord. #281, April 2015, Ord. #298, April 2017 *Ch5\_6-9-20*, and Ord. #318, Nov. 2022 *Ch6\_06-13-23*)

**12-102. Modifications.** (1) Whenever the ICC codes reference is made to a certain official named therein designated as the official of the municipality responsible for enforcing the provisions of the ICC codes that official shall be the codes and building inspector employed and designated as such by the municipality from time-to-time.

(2) 2012 International Residential Code modifications. (a) The specific sections thereof at R313.1 will provide alternatively as follows:

Exception: An automatic residential fire sprinkler system will not be required if a two (2) hour fire resistance rated wall exists between units where such walls where such walls do not contain plumbing and/or mechanical equipment, ducts, or vents in the common wall.

(b) Section R313.2 is deleted in its entirety;

(c) The testing requirements Sections NI 102.4.1.2 and NI 103.2.2 are made optional;

(d) The sealing requirements of Section 1103.2.2 are made optional.

(3) 2015 International Energy Conservation Code modifications.

(a) Specific sections 402.4.1.2 and 403.2.2 are made optional.

(b) Deleting Table N1102.1.2 'Insulation and Fenestration Requirements by Component' and inserting Table 402.1.1 of the 2009 International Energy Code "Insulation and Fenestration Requirements by Component" deleting Section N1102.4.1.2 "Testing" with no substitutions; and adding to Section N1103.3.3 with no substitutions:

"#. Visual Inspection") ("ICC Energy Conservation Code"). (1970 Code, § 4-102, as amended by Ord. #170, June 1995, replaced by Ord. #262, Feb. 2011, and amended by Ord. #298, April 2017 *Ch5\_6-9-20*, and Ord. #318, Nov. 2022 *Ch6\_06-13-23*)

**12-103. Available in recorder's office.** One (1) copy of each of the revised ICC Codes and the 2015 NFPA Life Safety Code will be on continuous file in the office of the codes and building inspector of the municipality and will be available for use and inspection by the public during regular business hours. (Ord. #170, June 1995, as replaced by Ord. #262, Feb. 2011, and Ord. #318, Nov. 2022 *Ch6\_06-13-23*)

**12-104. Violations.** It shall be unlawful for any person to violate or fail to comply with any provision of the ICC codes and upon conviction shall be punished by a penalty of not to exceed fifty dollars (\$50.00). Each day of violation shall be deemed a separate offense. (Ord. #170, June 1995, as replaced by Ord. #262, Feb. 2011)

**CHAPTERS 2 – 11**

**DELETED**

(as deleted by Ord. #262, Feb. 2011)