

TITLE 12

BUILDING, UTILITY, ETC. CODES¹

CHAPTER

1. BUILDING CODE.
2. PLUMBING CODE.
3. ELECTRICAL CODE.
4. FUEL GAS CODE.
5. RESIDENTIAL CODE.
6. ENERGY CONSERVATION CODE.
7. MECHANICAL CODE.
8. EXISTING BUILDING CODE.

CHAPTER 1

BUILDING CODE²

SECTION

- 12-101. Building code adopted.
- 12-102. Modifications.
- 12-103. Available in recorder's office.
- 12-104. Violations and penalties.

12-101. Building code adopted. Pursuant to the authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-506, and for the purpose of regulating the construction, alteration, repair, use, occupancy, location, maintenance, removal and demolition of every building or structure or any appurtenance connected or attached to any building or structure, the International Building Code,³ 2018 edition, including appendix chapters and subsequent amendments or additions to said code, as prepared and adopted by the International Code Council, Inc., is hereby adopted and incorporated by

¹Copies of fee schedules (and any amendments thereto) may be viewed in the office of the recorder.

²Municipal 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.

³Copies of this code (and any amendments) are available from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.

reference as part of the Rockwood Municipal Code as fully as if copied verbatim, and is hereinafter referred to as the building code for the City of Rockwood, in the State of Tennessee.

All references to the International Building Code, 2012 edition, or any other building code, in other ordinances of the City of Rockwood, are hereby amended to refer to the International Building Code, 2018 edition, only. (1970 Code, § 4-101, modified, as replaced by Ord. #11-1135, Oct. 2010, Ord. #12-33, Jan. 2017, and Ord. #12-56, Feb. 2019 *Ch3_6-18-19*)

12-102. Modifications. The following sections are hereby revised to read as follows:

(1) **Definitions.** Whenever the words "Building Official" are used in the building code, they shall refer to the person designated by the board of mayor and aldermen to enforce the provisions of the building code. (1970 Code, § 4-102, as replaced by Ord. #11-1135, Oct. 2010)

12-103. Available in recorder's office. Pursuant to the requirements of the Tennessee Code Annotated, § 6-54-502, one (1) copy of the building code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (1970 Code, § 4-103, modified, as replaced by Ord. #11-1135, Oct. 2010)

12-104. Violations and penalties. It shall be unlawful for any person to violate or fail to comply with any provision of the building code as herein adopted by reference and modified. The violation of any section of this chapter shall be punishable by a penalty of up to fifty dollars (\$50.00) for each offense. Each day a violation is allowed to continue shall constitute a separate offense. (1970 Code, § 4-104, as replaced by Ord. #11-1135, Oct. 2010)

CHAPTER 2

PLUMBING CODE¹

SECTION

- 12-201. Plumbing code adopted.
- 12-202. Modifications.
- 12-203. Available in recorder's office.
- 12-204. Violations and penalties.

12-201. Plumbing code adopted. Pursuant to the authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-506, and for the purpose of regulating plumbing installations, including alterations, repairs, equipment, appliances, fixtures, fittings, and the appurtenances thereto, within or without the city, within or without the city, when such plumbing is or is to be connected to the city water or sewerage system, the International Plumbing Code,² 2018 edition, including appendix chapters and all subsequent amendments or additions to said code, as prepared and adopted by the International Code Council, Inc., is hereby adopted and incorporated by reference as a part of the Rockwood Municipal Code as fully as if copied verbatim, and is hereinafter referred to as the plumbing code for the City of Rockwood, in the State of Tennessee.

All references to the International Plumbing Code, 2012 edition, or to any other plumbing code, and all other ordinances of the City of Rockwood are hereby amended to refer to the International Plumbing Code, 2018 edition, only. (1970 Code, § 4-201, modified, as replaced by Ord. #11-1135, Oct. 2010, Ord. #12-32, Jan. 2017, and Ord. #12-56, Feb. 2019 **Ch3_6-18-19**)

12-202. Modifications. The following sections are hereby revised to read as follows:

- (1) Definitions. Whenever the words "Building Official" are used in the plumbing code, they shall refer to the person designated by the board of mayor and aldermen to enforce the provisions of the plumbing code. (1970 Code, § 4-202, as replaced by Ord. #11-1135, Oct. 2010)

¹Municipal code references

Cross connections: title 18.

Street excavations: title 16.

Wastewater treatment: title 18.

Water and sewer system administration: title 18.

²Copies of this code (and any amendments) are available from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.

12-203. Available in recorder's office. Pursuant to the requirements of Tennessee Code Annotated, § 6-54-502, one (1) copy of the plumbing code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (1970 Code, § 4-203, modified, as replaced by Ord. #11-1135, Oct. 2010)

12-204. Violations and penalties. It shall be unlawful for any person to violate or fail to comply with any provision of the plumbing code as herein adopted by reference and modified. The violation of any section of this chapter shall be punishable by a penalty of up to fifty dollars (\$50.00) for each offense. Each day a violation is allowed to continue shall constitute a separate offense. (1970 Code, § 4-204, as replaced by Ord. #11-1135, Oct. 2010)

CHAPTER 3

ELECTRICAL CODE¹

SECTION

- 12-301. Electrical inspections.
- 12-302. Available in recorder's office.
- 12-303. Permit required for doing electrical work.
- 12-304. Violations.
- 12-305. Enforcement.

12-301. Electrical inspections. Electrical work done within the city shall be inspected by a deputy electrical inspector of the State of Tennessee Department of Commerce and Insurance Division of Fire Prevention. All electrical work performed within the City of Rockwood shall be permitted in accordance with the permitting requirements of the State of Tennessee Department of Commerce and Insurance Division of Fire Prevention, and permits shall be obtained from the electrical permit issue agent of the State of Tennessee Department of Commerce and Insurance Division of Fire Prevention having authority to issue permits in Rockwood, Tennessee. All electrical work performed within the city limits of Rockwood shall be performed in accordance with the electrical code enforced by the State of Tennessee Department of Commerce and Insurance Division of Fire Prevention in effect at the time said work is performed. (1970 Code, § 4-301, modified, as replaced by Ord. #12-57, March 2019 *Ch3_6-19-19*)

12-302. Available in recorder's office. Pursuant to the requirements of Tennessee Code Annotated, § 6-54-502, one (1) copy of the electrical code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (1970 Code, § 4-302, modified)

12-303. Permit required for doing electrical work. No electrical work shall be done within this city until a permit therefor has been issued by the city. The term "electrical work" shall not be deemed to include minor repairs that do not involve the installation of new wire, conduits, machinery, apparatus, or other electrical devices generally requiring the services of an electrician. (1970 Code, § 4-303)

12-304. Violations. It shall be unlawful for any person to do or authorize any electrical work or to use any electricity in such manner or under

¹Municipal code references

Fire protection, fireworks and explosives: title 7.

such circumstances as not to comply with this chapter and/or the requirements and standards prescribed by the electrical code. (1970 Code, § 4-304)

12-305. Enforcement. The electrical inspector shall be such person as the city council shall appoint or designate. It shall be his duty to enforce compliance with this chapter and the electrical code as herein adopted by reference. He is authorized and directed to make such inspections of electrical equipment and wiring, etc., as are necessary to insure compliance with the applicable regulations, and may enter any premises or building at any reasonable time for the purpose of discharging his duties. He is authorized to refuse or discontinue electrical service to any person or place not complying with this chapter and/or the electrical code. (1970 Code, § 4-305)

CHAPTER 4

FUEL GAS CODE

SECTION

- 12-401. Gas code adopted.
- 12-402. Modifications.
- 12-403. Available in recorder's office.
- 12-404. Gas permit required.
- 12-405. Violations.
- 12-406. Enforcement.

12-401. Gas code adopted. The purpose of the gas code is to provide minimum standards, provisions and requirements for the safe installation of a consumer's gas piping and gas appliances. All gas piping and gas appliances installed, replaced, maintained or repaired within the corporate limits, and all gas piping and gas appliances installed, replaced, maintained or repaired outside the corporate limits when such piping and/or gas appliances are or are to be connected to the city natural gas system, shall conform to the requirements of this chapter and to the International Fuel Gas Code,¹ 2018 edition, as published by the International Code Council, Inc. Said International Fuel Gas Code, 2018 edition, is hereby adopted and incorporated by reference and made a part of this chapter of the Rockwood Municipal Code as if set forth verbatim, and shall be referred to as the gas code for the City of Rockwood, in the State of Tennessee.

All reference to the International Fuel Gas Code, 2012 edition, or to any other gas code, and all other ordinances of the City of Rockwood are hereby amended to refer to the International Fuel Gas Code, 2018 edition, only. (1970 Code, § 4-401, modified, as replaced by Ord. #12-31, Feb. 2017, and Ord. #12-56, Feb. 2019 *Ch3_6-18-19*)

12-402. Modifications. Section 103 of the gas code is hereby specifically modified to read as follows:

103 - QUALIFIED INSTALLING AGENCY.

Installation and replacement of consumer's gas piping or gas appliances and repair of consumer's gas appliances shall be performed only by a qualified agency which has filed with the municipality evidence of a liability bond or insurance policy in the sum of \$10,000.00 which indemnifies and saves harmless the municipality and all persons therein

¹Copies of this code (and any amendments) are available from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.

from any injury, loss, cost or damage caused by negligent, inadequate, imperfect or defective work done by the agency while acting in the scope and course of its employment. By the term "qualified agency" is meant any individual, firm, corporation, or company which either in person or through a representative is engaged in and is responsible for the installation, replacement or repair of consumer gas piping, or the connection, installation, repair or servicing of gas appliances, and who is experienced in such work and familiar with all precautions required. (1970 Code, § 4-402)

12-403. Available in recorder's office. Pursuant to the requirements of Tennessee Code Annotated, § 6-54-502, one (1) copy of the gas code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (1970 Code, § 4-403, modified)

12-404. Gas permit required. No property owner shall cause or permit, nor shall any person install, modify, change, or repair any house gas piping or any gas appliance or fixture within the city or its gas service territory until the person proposing to do the work shall have first obtained a permit therefor from the city. (1970 Code, § 4-404)

12-405. Violations. It shall be unlawful for any person to do or authorize any gas installation or repair work or to use any gas in such manner or under such circumstances as not to comply with this chapter and/or the requirements and standards prescribed by the gas code. (1970 Code, § 4-405)

12-406. Enforcement. The gas inspector shall be such person as the city council shall appoint or designate to enforce the provisions of this chapter and the gas code. He shall inspect the installation and/or modification or repair of all gas piping, connections, appliances, and fixtures. He may enter any building or premises at any reasonable time for the discharge of his duties. He shall not approve any gas piping installation, connection, repair, modification, or appliance which fails to meet the minimum requirements of this chapter and/or the gas code. Immediately upon completion of the inspection the gas inspector shall notify the owner, his agent, or the occupant of the inspected property whether or not the inspection has been satisfactory. When the inspection reveals defective workmanship or material or any violations of this chapter or the gas code, written notice of the same shall be given by the inspector and he shall refuse gas service until the defects have been corrected. (1970 Code, § 4-406)

CHAPTER 5

RESIDENTIAL CODE

SECTION

- 12-501. Residential code adopted.
- 12-502. Modifications.
- 12-503. Available in recorder's office.
- 12-504. Violations and penalty.

12-501. Residential code adopted. Pursuant to the authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-507, and for the purpose of providing building, plumbing, mechanical and electrical provisions, the International Residential Code for One- and Two-Family Dwellings,¹ 2018 edition, including appendix chapters, and all subsequent amendments or additions to said code as prepared and adopted by the International Code Council, Inc. is hereby adopted and incorporated by reference as part of this code as fully as if copied herein verbatim, and is hereinafter referred to as the residential code for the City of Rockwood, in the State of Tennessee, but excluding and deleting Section R313 concerning one- and two-family automatic sprinkler systems and further excluding Section R402.1.2. Section R402.1.2 is hereby replaced with section R402.1.1 Insulation and Fenestration Requirement published in International Residential Code for One- and Two-Family Dwellings, 2012 edition.

All references to the International Residential Code, 2012 edition, or to any other residential code in all other ordinances of the City of Rockwood, are hereby amended to refer to the International Residential Code for One- and Two-Family Dwellings, 2018 edition, only, subject to the exclusions and replacements set forth above. (1970 Code, § 4-501, modified, as replaced by Ord. #11-1135, Oct. 2010, amended by Ord. #12-18, March 2014, and replaced by Ord. #12-30, Jan. 2017, Ord. #12-38, May 2017, and Ord. #12-56, Feb. 2019 *Ch3_6-18-19*)

12-502. Modifications. The following sections are hereby revised to read as follows: .

(1) Definitions. Whenever the words "Building Official" are used in the residential code, they shall refer to the person designated by the board of mayor and aldermen to enforce the provisions of the residential code.

(2) Automatic sprinkler system standards. Section R- 313 pertaining to automatic sprinkler systems for townhouses and residential dwellings for

¹Copies of this code (and any amendments) may be purchased from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.

single family and double family dwellings is hereby deleted, except for Section R 313.1, which states that "an automatic residential fire sprinkler system shall be installed in townhouses." However, an automatic fire sprinkler system shall not be required in a three (3) unit townhouse with less than five thousand (5,000) gross square feet and three (3) or fewer stories, if each unit is separated by a two (2) hour fire wall. (1970 Code, § 4-502, as replaced by Ord. #11-1135, Oct. 2010, and amended by Ord. #11-84, Jan. 2015)

12-503. Available in recorder's office. Pursuant to the requirements of Tennessee Code Annotated, § 6-54-502, one (1) copy of the residential code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (1970 Code, § 4-503, modified, as replaced by Ord. #11-1135, Oct. 2010)

12-504. Violations and penalty. It shall be unlawful for any person to violate or fail to comply with any provision of the residential code as herein adopted by reference and modified. The violation of any section of this chapter shall be punishable by a penalty of up to fifty dollars (\$50.00) for each offense. Each day a violation is allowed to continue shall constitute a separate offense. (1970 Code, § 4-504, as replaced by Ord. #11-1135, Oct. 2010)

CHAPTER 6

ENERGY CONSERVATION CODE¹

SECTION

- 12-601. Energy code adopted.
- 12-602. Modifications.
- 12-603. Available in recorder's office.
- 12-604. Violation and penalties.

12-601. Energy code adopted. Pursuant to authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-506, and for the purpose of regulating the design of buildings for adequate thermal resistance and low airflow leakage and the design and selection of mechanical, electrical, water heating and illumination systems and equipment which will enable the effective use of energy in new building construction, the International Energy Conservation Code,² 2018 edition, excluding appendix chapters and all subsequent amendments or additions to said code, as prepared and adopted by the International Code Council, Inc., is hereby adopted and incorporated by reference as a part of the Rockwood Municipal Code, as if copied verbatim, and is hereinafter referred to as the energy conservation code for the City of Rockwood, in the State of Tennessee, but excluding Sections N1102.4, N1103.33, N1103.3.4, and N1102.1.2. Section N1102.1.2 is replaced with Section R.402.1.1 Installation and Fenestration Requirements set forth in the International Residential Code for One- and Two-Family Dwellings, 2012 edition.

All references to the International Energy Conservation Code, 2012 edition, or to any other energy conservation code in all other ordinances of the City of Rockwood are hereby amended to refer to the International Energy Conservation Code, 2018 edition only, subject to the exclusions and replacements set forth above. (as replaced by Ord. #11-1135, Oct. 2010, and Ord. #Ord. #12-56, Feb. 2019 *Ch3_6-18-19*)

12-602. Modifications. (1) The following sections are hereby revised to read as follows:

¹Municipal 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.

²Copies of this code (and any amendments) may be purchased from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.

(1) "Building Official." Whenever in the energy code these words are used, they shall refer to the person designated by the board of mayor and aldermen shall have appointed or designated to administer and enforce the provisions of the energy code.

(2) "Responsible Government Agency." Whenever these words are used in the energy code they shall be deemed to be a reference to the City of Rockwood. (as replaced by Ord. #11-1135, Oct. 2010)

12-603. Available in recorder's office. Pursuant to the requirements of the Tennessee Code Annotated, § 6-54-502, one (1) copy of the energy code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (as replaced by Ord. #11-1135, Oct. 2010)

12-604. Violation and penalties. It shall be unlawful for any person to violate or fail to comply with any provision of the energy code as herein adopted by reference and modified. The violation of any section of this chapter shall be punishable by a penalty of up to fifty dollars (\$50.00) for each offense. Each day a violation is allowed to continue shall constitute a separate offense. (as replaced by Ord. #11-1135, Oct. 2010)

CHAPTER 7

MECHANICAL CODE

SECTION

- 12-701. Mechanical code adopted.
- 12-702. Modifications.
- 12-703. Available in recorder's office.
- 12-704. Violations and penalties.

12-701. Mechanical code adopted. Pursuant to the authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-506, and for the purpose of regulating the construction, alteration, repair, use, occupancy, location, maintenance, removal, and demolition of every building or structure and any appurtenances connected or attached to any building or structure, the International Mechanical Code,¹ 2018 edition, including appendix chapters and all subsequent amendments or additions to said code, as prepared and adopted by the International Code Council, Inc., is hereby adopted and incorporated by reference as part of the Rockwood Municipal Code as fully as if copied verbatim, and is hereby referred to as the mechanical code for the City of Rockwood, in the State of Tennessee.

All references to International Mechanical Code, 2012 edition, or to any other mechanical code, and all other ordinances of the city of Rockwood are hereby amended to refer to the International Mechanical Code, 2018 edition, only. (as added by Ord. #11-96, Dec. 2014, and replaced by Ord. #12-29, Feb. 2017, and Ord. #12-56, Feb. 2019 *Ch3_6-18-19*)

12-702. Modifications. The following sections are hereby revised to read as follows:

(1) **Definitions.** Whenever the words "Building Official" are used in the mechanical code, they shall refer to the building inspector for the City of Rockwood. (as added by Ord. #11-96, Dec. 2014)

12-703. Available in recorder's office. Pursuant to the requirements of the Tennessee Code Annotated, § 6-54-502, one (1) copy of the mechanical code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (as added by Ord. #11-96, Dec. 2014)

12-704. Violations and penalties. It shall be unlawful for any person to violate or fail to comply with any provision of the building code as herein

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adopted by reference and modified. The violation of any section of this chapter shall be punishable by a penalty of up to fifty dollars (\$50.00) for each offense. Each day a violation is allowed to continue shall constitute a separate offense. (as added by Ord. #11-96, Dec. 2014)

CHAPTER 8

EXISTING BUILDING CODE

SECTION

12-801. Existing building code adopted.

12-801. Existing building code adopted. Pursuant to the authority granted by Tennessee Code Annotated §§ 6-54-501 through 6-54-506, and for the purpose of regulating the use, reuse, repair, alteration, addition and change of occupancy of existing buildings and historic buildings, the International Existing Building Code,¹ 2018 edition, including all appendixes and subsequent amendments and additions to said code, as prepared and adopted by the International Code Council, Inc., is hereby adopted and incorporated by reference as part of the Rockwood Municipal Code as fully as if copied verbatim, and is hereby referred to as the existing building code for the City of Rockwood, in the State of Tennessee.

All references to the International Existing Building Code, 2012 edition, or to any other existing building code, in all other ordinances of the City of Rockwood, are hereby amended to refer to the International Existing Building Code, 2018 edition, only. (as added by Ord. #12-43, Aug. 2017, and replaced by Ord. #12-56, Feb. 2019 *Ch3_6-18-19*)

¹Copies of this code (and any amendments) are available from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.