

AN ORDINANCE OF THE CITY OF COPPELL, TEXAS

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF COPPELL, TEXAS AMENDING THE CODE OF ORDINANCES BY AMENDING CHAPTER 15 ARTICLE 15-11, “SWIMMING POOL AND SPA CODE”, TO TITLE IT “EXISTING BUILDING CODE” AND TO ADOPT THE INTERNATIONAL EXISTING BUILDING CODE, 2024 EDITION, AS THE CITY OF COPPELL EXISTING BUILDING CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL EXISTING BUILDING CODE 2024 EDITION; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A REPEALING CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY FOR VIOLATION OF THIS ORDINANCE NOT TO EXCEED THE SUM OF FIVE HUNDRED DOLLARS (\$500.00) FOR EACH OFFENSE; EXCEPT HOWEVER, WHERE A DIFFERENT PENALTY HAS BEEN ESTABLISHED BY STATE LAW FOR SUCH OFFENSE WHICH IS A VIOLATION OF ANY PROVISION OF LAW THAT GOVERNS FIRE SAFETY, ZONING, OR PUBLIC HEALTH AND SANITATION, INCLUDING DUMPING OF REFUSE, THE PENALTY SHALL BE A FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COPPELL, TEXAS:

SECTION 1. That the Code of Ordinances of the City of Coppel, Texas be, and the same is, hereby amended by amending Chapter 15, by adopting Article 15-11, “Existing Building Code”, to adopt the International Existing Building Code, 2024 Edition, with amendments to read as follows:

“ARTICLE 15-11. INTERNATIONAL EXISTING BUILDING CODE”

Sec. 15-11-1. International Existing Building Code – Adopted.

There is hereby adopted the International Existing Building Code, 2024 Edition, and all appendices, and made a part hereof for all purposes, the same as if fully copied in full herein, with the exception of such sections hereof, which are hereafter deleted, modified or amended.

Sec. 15-11-2. Amendments.

The following sections of the International Existing Building Code, 2015 Edition, are hereby amended to read as follows:

1. Amend Section 101.1 to read as follows:

101.1 Title.

These regulations shall be known as the *Existing Building Code* of the City of Coppell, herein-after referred to as “this code.”

2. Amend Section 105.2 to read as follows:

105.2 Work Exempt from Permit. Exemptions from permit requirements of this code shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any laws or ordinances of this jurisdiction. Permits shall not be required for the following:

Building:

1. Water tanks supported directly on grade if the capacity does not exceed 5,000 gallons (18 925 L) and the ratio of height to diameter or width does not exceed 2:1.
2. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
3. Temporary motion picture, television and theater stage sets and scenery.
4. Prefabricated swimming pools accessory to a Group R-3 occupancy that are less than 24 inches (610 mm) deep, do not exceed 5,000 gallons (18 925 L) and are installed entirely above ground.
5. Shade cloth structures constructed for agricultural purposes, not including service systems.
6. Swings and other playground equipment accessory to detached one- and two-family dwellings.
7. Nonfixed and movable fixtures, cases, racks, counters and partitions not over 5 feet 9 inches

(1753mm) in height.

3. Amend Section 112.1 to read as follows:

The Building and Standards Commission shall act as the Board of Appeals.

4. Section 112.3 Qualifications shall be deleted in its entirety.

5. Amend Section 202 to include the following:

EXISTING BUILDING. A building, structure, or space, with an approved final inspection for a legal building permit issued under a code edition which is at least two published code editions preceding the currently adopted building code; or a change of occupancy.

HIGH RISE BUILDING. A building with an occupied floor located more than 55 feet (16 764 mm) above the lowest level of fire department vehicle access.

6. Amend the Exception to Section 804.2.5 to read as follows:

Exception: Supervision is not required where the Fire Code does not require such for new construction. Delete 1, 2,3,4,5.

7. Amend Section 804.3 to read as follows:

804.3 Standpipes. Refer to Section 1103.6 of the Fire Code for retroactive standpipe requirements.
{Delete rest of Section 804.3.}

8. Amend Section 902.1 to read as follows:

902.1 High-rise buildings. Any building having occupied floors more than 55 feet above the lowest level of fire department vehicle access shall comply with the requirements of Sections 902.1.1 and 902.1.2.

9. Amend Section 904.1 by adding a sentence to read as follows:

For the purpose of fire sprinkler protection and fire alarm requirements included in this section, the work area shall be extended to include at least the entire tenant space or spaces bounded by walls containing the subject work area, and if the work area includes a corridor, hallway, or other exit access, then such corridor, hallway, or other exit access shall be protected in its entirety on that particular floor level.

10. Amend Section 904.1 to read as follows:

904.1 High-rise buildings. An automatic sprinkler system shall be provided in work areas of high-rise buildings.

SECTION 2. If any section, subsection, paragraph, sentence, phrase or work in this ordinance, or application thereof to any person or circumstance is held invalid by any court of competent jurisdiction, such holding shall not affect the validity of the remaining portions of this ordinance, and the City Council of the City of Coppell, Texas hereby declares it would have enacted such remaining portions despite any such invalidity.

SECTION 3. That the repeal of any ordinance or any portion thereof by the preceding sections shall not affect or impair any act done or right vested or accrued or any proceeding, suit or prosecution had or commenced in any cause before such repeal shall take effect; but every such act done, or right vested or accrued, or proceedings, suit or prosecution had or commenced shall remain in full force and effect to all intents or purposes as if such ordinance or part thereof so repealed shall remain in force.

SECTION 4. That any person, firm or corporation violating any of the provisions of this ordinance or the Code of Ordinances as amended hereby, shall be guilty of a misdemeanor and

upon conviction in the Municipal Court of the City of Coppell, Texas, shall be subject to a fine not to exceed the sum of Five Hundred Dollars (\$500.00) for each offense, except where a different penalty has been established by State law for such offense, the penalty shall be that fixed by State law, and for any offense which is a violation of any provision of law that governs fire safety, zoning or public health and sanitation, including dumping of refuse, the penalty shall be fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense; and each and every day such offense is continued shall constitute a new and separate offense.

SECTION 5. That this ordinance shall become effective immediately from and after its passage and the publication of the caption, as the law and charter in such cases provide.

DULY PASSED by the City Council of Coppell, Texas, this the _____ day of _____, 2025.

APPROVED:

WES MAYS, MAYOR

ATTEST:

ASHLEY OWENS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT HAGER, CITY ATTORNEY

APPROVED AS TO FORM: