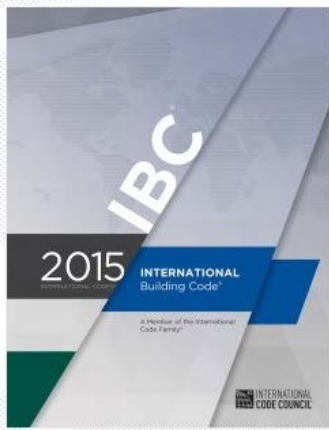


2015 INTERNATIONAL BUILDING CODE SIGNIFICANT CHANGES



The International Building Code (IBC) covers all types of buildings except one- and two-family dwellings. It serves as a comprehensive manual for constructing safe, efficient, accessible buildings that will be a lasting part of our environment. Many of the changes in the 2015 IBC, as with the other 2015 I-codes, consolidate and clarify existing requirements to be more user-friendly.

SIGNIFICANT CODE CHANGES:

- Private garages are limited to 1000 square feet. [406.3.1]
- Storm shelters are required in new schools and emergency facilities, and are regulated by the ICC 500 Standard. [423]
- Smoke alarms must be separated from cooking appliances and bathrooms. [907.2.11.3]
- Carbon monoxide detectors are required in Group E (school) occupancies. [915]
- There are new requirements for structural design of rooftop solar panels, both for the roof itself and the panels and supporting framework. [1603.1.8 & 1607.12.5]
- Roof load requirements address rooftop vegetation. [1607.12.3]
- Public toilet facilities are not required in small quick-service tenant spaces. [2902.3]
- Chapter 34, Existing Structures, has been deleted and replaced with a stand-alone code, International Existing Building Code (IEBC), which the City is seeking to adopt.

CHANGES IN PROPOSED AMENDMENTS:

- Chapter 11, Accessibility, is amended to specifically reference the Architectural Barriers Division of the Texas Department of Licensing and Regulation as a compliance path.
- Individual replacement shingles must comply with the material standards of code. [1511.1]
- The amendments to Section 1704.2 add details regarding the qualifications of Special Inspectors and Fabricators.
- The amendment to Section 2902.1 allows the Building Official some flexibility in interpreting the actual occupant load of a space with respect to required restrooms.

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 15-1, “BUILDING CODE”, TO ADOPT THE INTERNATIONAL BUILDING CODE, 2015 EDITION, AS THE CITY OF COPPELL BUILDING CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL BUILDING CODE 2015 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 Coppell, Texas be, and the same is, hereby amended by amending Chapter 15, Article 15-1, “Building Code”, in part to adopt the International Building Code, 2015 Edition, with amendments to read as follows:

“ARTICLE 15-1. BUILDING CODE

Sec. 15-1. Building Code – Adopted.

There is hereby adopted the International Building Code, 2015 Edition, 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. 15-1-2. Amendments.

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

1. Amend Section 101.4 to read as follows:

101.4 Referenced Codes. The other codes listed in Sections 101.4.1 through 101.4.6 and referenced elsewhere in this code when specifically adopted shall be considered part of the requirements of this code to the prescribed extent of each such reference. Whenever amendments have been adopted to the referenced codes and standards, each reference to said code and standard shall be considered to reference the amendments as well. Any reference to NFPA 70 or the ICC Electrical Code shall mean the National Electrical Code as adopted.

2. Amend Section 101.4.8 by adopting the following:

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

3. 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.

4. Amend Section 107.1 to read as follows:

107.1 General. Two complete sets of construction documents, special inspection and structural observation programs and other data shall be submitted with each permit application. The plans shall be prepared by a registered design professional. Where special conditions exist, the building official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: The Building Official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that reviewing of construction documents is not necessary to obtain compliance with this code.

5. Amend Section 109.4 to read as follows:

109.4 Work Commencing before Permit Issuance. Any person who commences work on a building, structure, electrical, gas, mechanical or plumbing system before obtaining the necessary permits shall be subject to an investigation fee collected whether or not a permit is subsequently issued. The investigation fee shall be equal to the amount of the permit fee required by this code, not to exceed One Thousand Dollars (\$1,000.00), subject to the aforesaid limitation. The payment of such investigation fee shall not exempt any person from compliance with all other provisions of this code nor from any penalty prescribed by law.

6. Amend Section 109.6 to read as follows:

109.6 Plan Review Fees. Plan review fees are equal to 65% of the permit fee. Plan review fees may not be refundable except as provided in Section 109.6.1

109.6.1 Refunds. The Building Official may authorize refunding of any fee paid hereunder which was erroneously paid or collected. The Building Official may authorize refunding of not more than 80 percent of the permit fee paid when no work has been done under a permit issued in accordance with this code, except for plan review fees as described. The Building Official may authorize refunding of not more than 80% of the plan review fee paid when an application for permit for which a plan review fee has been paid is withdrawn or cancelled

before any plan review is done. There shall not be any fee refunds authorized unless accompanied by a written application filed by the original permittee not later than 180 days after the date of fee payment.

7. Amend Section 109.7 to read as follows:

Section 109.7 Re-inspection fees. A fee as established by City Council resolution may be charged when:

1. The inspection called for is not ready when the inspector arrives;
2. No building address or permit card is clearly posted;
3. City approved plans are not on the job site available to the inspector;
4. The building is locked or work otherwise not available for inspection when called;
5. The job site is red-tagged twice for the same item;
6. The original red tag has been removed from the job site;
7. Failure to maintain erosion control, trash control or tree protection. Any re-inspection fees assessed shall be paid before any more inspections are made on that job site.

8. Amend Section 109.8 Fees to read as follows:

109.8 Investigation Fee. Work without a permit.

109.8.1 Investigation. Whenever work for which a permit is required by this code has been commenced without first obtaining a permit, a special investigation shall be made before a permit may be issued for such work.

109.8.2 Fee. An investigation fee, in addition to the permit fee, shall be collected whether or not a permit is subsequently issued. The investigation fee shall be equal to the amount of the permit fee required by this code or the City fee schedule as applicable. The payment of such investigation fee shall not exempt the applicant from compliance with all other provisions of either this code or the technical codes nor from penalty prescribed by law.

109.9 Unauthorized cover up fee. Any work concealed without first obtaining the required inspection in violation of Section 110 shall be assessed a fee as established by the City fee schedule.

9. Amend Section 113 to read as follows:

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

10. Section 113.3 Qualifications shall be deleted in its entirety.

11. Amend Section 202 by adopting new definitions, to read as follows:

AMBULATORY HEALTH CARE FACILITY. Buildings or portions thereof used to provide medical, surgical, psychiatric, nursing or similar care on a less than 24-hour basis to individuals who are rendered incapable of self-preservation. This group may include but not limited to the following:

- Dialysis centers
- Sedation dentistry
- Surgery centers
- Colonic centers
- Psychiatric centers

ASSISTED LIVING FACILITIES. A building or part thereof housing persons, on a 24-hour basis, who because of age, mental disability or other reasons, live in a supervised residential environment which provides personal care services. The occupants are capable of responding to an emergency situation without physical assistance from staff.

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.

REPAIR GARAGE. A building, structure or portion thereof used for servicing or repairing motor vehicles.

SPECIAL INSPECTOR. A qualified person employed or retained by an approved agency who shall prove to the satisfaction of the registered design professional in responsible charge and the Building Official as having the competence necessary to inspect a particular type of construction requiring special inspection.

12. Amend Section 403.1 to read as follows:

Applicability. The provisions to this section shall apply to buildings having occupied floors located more than 55 feet (16,764 mm) above the lowest level of fire department vehicle access.

13. Amend Section 403.1, exception #3, to read as follows:

3. Open air portions of buildings with a Group A-5 occupancy in accordance with Section 303.6.

14. Amend Section 403.3 by deleting exception #2 in its entirety.

15. Amend Section 406.3.4, subsection (4) by adding a sentence to read as follows:

4. A fire separation is not required between a Group R-2 and U carport provided that the carport is entirely open on all sides and the distance between the two is at least 10 feet (3048 mm).

16. Amend Section 406.8, by adding a paragraph that reads as follows:

This occupancy shall also include garages involved in minor repair, modification and servicing of motor vehicles for items such as lube changes, inspections, windshield repair or replacement, shocks, minor part replacement and other such minor repairs.

17. Amend Section 419.1.1 by adding a paragraph to subsection (2) as follows:

2. The nonresidential area is permitted to be not more than 50 percent of the area of each live/work unit. In no case shall the non-residential work area be less than fifty (50) percent of the first floor square footage.

18. Amend Table 504.3 to add Footnote I as follows:

Footnote i. Group R-1 Hotel/Motel occupancies shall be of Type I or II construction regardless of height and/or area.

19. Amend Table 506.2 to add Footnote I as follows:

Footnote i. Group R-1 Hotel/Motel occupancies shall be of Type I or II construction regardless of height and/or area.

20. Amend Section 506.3.1 by adding a sentence to read as follows:

In order to be considered as accessible, if not in direct contact with a street or fire lane, a minimum 10-foot wide pathway from the street or approved fire lane must be provided.

21. Amend Section 712.1.9 to read as follows:

4. Is not open to a corridor in Group I and H occupancies

22. Amend Section 901.6 by adding subsection 901.6.3 to read as follows:

901.6.3 False Alarms. False alarms shall not be given, signaled or transmitted or caused or permitted to be given, signaled or transmitted in any manner. The technician performing maintenance on any system capable of transmitting an alarm to the Emergency Dispatch Center shall notify the center, as well as the monitoring company for the property, prior to any work being performed on the system. In addition, the technician shall notify the Emergency Dispatch Center, as well as the monitoring company for the property, immediately upon placing the system back in service.

23. Amend Section 901.7 to read as follows:

901.7 Systems out of service. Where a required fire protection system is out of service or in the event of an excessive number of accidental activations, the fire department and the Fire Marshal shall be notified immediately and, where required by the Fire Marshal, the building shall either be evacuated or an approved fire watch standby personnel shall be provided for all occupants left unprotected by the shut down until the fire protection system has been returned to service. Where utilized, fire watch standby personnel shall be provided with at least one approved means for notification of the fire department and their only duty shall be to perform constant patrols of the protected premises and keep watch for fires.

24. Amend Section 903.1.1 to read as follows:

903.1.1 Alternative Protection. Alternative automatic fire-extinguishing systems complying with Section 904 shall be permitted in addition to automatic fire sprinkler protection where recognized by the applicable standard, or as approved by the fire code official.

25. Amend Section 903.1 by adding subsection 903.1.2, to read as follows:

903.1.2 Residential systems. Residential sprinkler systems installed in accordance with NFPA 13D or NFPA13R shall not be recognized for the purposes of exceptions or reductions,

commonly referred to as "trade-offs", permitted by other requirements of this code or the International Building Code.

26. Amend Section 903.2 and add Subsection 903.2.13 to read as follows:

903.2 Where required. An approved automatic fire extinguishing system (fire sprinkler system) shall be installed and maintained in accordance with the current versions of NFPA 13, Standard for the Installation of Sprinkler Systems and NFPA 25 Standard for the Inspection, Testing and Maintenance of Water-Based Fire Protection Systems in the following occupancies:

1. All new buildings and new additions to existing buildings greater than 5,000 square feet.
2. All new windowless buildings or buildings with a basement, regardless of square footage.
3. All new Group R buildings, excluding single family dwellings. Protection is required throughout all living areas, including, but not limited to small rooms and enclosed attached garages.
4. All buildings or structures, two (2) or more stories or thirty-five feet (35') in height, excluding Group R-3.
5. All Group R-3 building with a gross square footage greater than 10,000 square feet.
6. All Group R-3 occupancies which contain two or more separate dwelling units. Residential or quick response standard sprinklers shall be used in the dwelling units.
7. All Group R-1 occupancies. Residential or quick response standard sprinklers shall be used in the dwelling units and guest room portions of the building.
8. All Group A-5 occupancies greater than 1,000 square feet.
9. All Group A-2 occupancies greater than 2,000 square feet.
10. All Group H and Group I occupancies regardless of square footage.
11. Throughout all occupancies classified as 'self-service storage facility'.
12. F-1 and S-1 occupancies used for manufacture or storage of upholstered furniture or mattresses greater than 2,500 square feet.

903.2.13 General. The following fire and life safety items are required for applicable buildings. The system shall be designed according to NFPA standards on all floors of the building. Two (2) complete sets of plans and calculations shall be submitted to the Fire

Prevention Division for review and approval. Upon completion, the installer shall furnish the Fire Prevention Division with a statement that the system has been installed to meet the requirements of all applicable ordinances.

All buildings equipped with an approved automatic sprinkler system shall also be equipped with an approved, monitored fire alarm system, meeting the requirements of NFPA 72 and this code. In addition to the building requirements listed above, the following requirements must be met:

1. Where standpipes are required, all standpipe locations are to be marked by painting the entire drop "Safety RED" (Sherwin Williams B45R38 or equivalent) with blue retro-reflective tape at 1 and 10-foot levels above valves. Where standpipes are located in office areas, cabinets shall be readily distinguishable from surrounding wall coverings.
2. All personnel doors are to be numbered in six-inch (6") high numbers on the inside and outside of the doors. The numbering is to begin at the pump room and continue counter-clockwise around the building. The pump room is to have "PUMP ROOM" on the outside of the door in minimum six-inch (6") high letters. On all buildings without a pump room, the first personnel door to the right of the main entrance is to be labeled door "1" and continue in a counter-clockwise direction. Doors are to be numbered sequentially with the personnel doors or alphabetical symbols are to be used. No personnel doors and dock doors are to be labeled with the same number. All numbers are to be of a contrasting color to the background.
3. Zone maps and operational instructions are to be posted at each fire alarm panel.
4. A plan showing the location of each pull station, duct detector, mechanical smoke and heat fan and personnel door locations (by door number) shall be located at each alarm panel.
5. Each sprinkler riser shall be identified by a unique four inch (4") number above the main valve. If the sprinkler riser, 4-inch or larger, passes through a ceiling, wall or enclosure, an additional four inch (4") number shall be placed on the riser pipe at a point that is easily visible from floor level. A plan showing the coverage area of each system shall be posted adjacent to the fire alarm panel.
6. Fire sprinkler risers/fire pump rooms shall be directly accessible from an exterior door. The room shall be properly sized for adequate personnel maneuverability and serviceability, minimum size sixty-four (64 sq ft) square feet, with a minimum dimension of eight feet (8'). Exterior weatherproof strobe shall be installed.
7. Evacuation of Buildings. Upon any fire alarm activation, all occupants shall immediately evacuate all portions of the building and shall remain outside of the structure until it has been determined that it is safe to return.

27. Amend Subsections 903.3.1.1 and 903.3.1.1.1 to read as follows, and by deleting Subsection 903.3.1.1.2 in its entirety:

903.3.1.1 NFPA 13 sprinkler systems. Where the provisions of this code require that a building or portion thereof be equipped throughout with an automatic sprinkler system, sprinklers shall be installed throughout in accordance with NFPA 13, latest edition, except as provided in Sections 903.3.1.1.1.

903.3.1.1.1 Exempt Locations. When approved by the Fire Marshal, automatic sprinklers shall not be required in the following rooms or areas where such rooms are protected with an approved fire detection system in accordance with Section 907.2 that will respond to visible or invisible particles of combustion. Sprinklers shall not be omitted from any room merely because it is damp, of fire-resistance rated construction or contains electrical equipment.

1. Any room where the application of water, or the combination of flame and water, constitutes a serious life or fire hazard.
2. Any room or space where sprinklers are considered undesirable because of the nature of the contents, when approved by the Fire Marshal.

28. Amend Subsection 903.3.1.2 to read as follows:

903.3.1.2 NFPA 13R sprinkler systems. Where allowed in buildings of Group R, up to and including four stories in height, automatic sprinkler systems shall be installed throughout in accordance with NFPA 13R, and shall include small rooms, closets, balconies, and attached enclosed garages.

29. Amend Subsection 903.3.1.3 to read as follows:

903.3.1.3 NFPA 13D sprinkler systems. Where allowed, automatic sprinkler systems installed in one- and two-family dwellings and townhouses shall be installed throughout in accordance with NFPA 13 or 13R.

30. Amend Subsection 903.3.5 by adding the following:

903.3.5 Water supplies. Water supplies for automatic sprinkler system shall comply with this section and the standards referenced in Section 903.3.1. The potable water supply shall be protected against backflow in accordance with the requirements of this section and the International Plumbing Code. Water supplies as required for such systems shall be provided in conformance with the supply requirements of the respective standards; however, every fire protection system shall be designed with a 10 psi safety factor.

When any portion of the facility or buildings protected is in excess of 150 feet from a water supply on a public street, as measured by an approved route around the exterior of the facility or building, additional fire hydrants and mains capable of supplying the required fire flow shall be required. Additional hydrant locations shall be based on fire load, internal fire protection systems, required fire flow, vehicular traffic, fire lanes, and other special circumstances. Fire hydrants shall be spaced no farther than six hundred feet (600') in residential areas and three hundred feet (300') in other than residential areas, measured center-on-center. These distances may be modified when sufficient data is provided showing equivalent fire protection can be maintained. Fire hydrants shall be located no closer than three feet (3') nor farther than six feet (6') from a fire lane. Fire supply lines shall be looped systems with no dead end mains or fire lines greater than one hundred fifty feet (150') in length unless approved by the Fire Marshal.

31. Amend Section 903.3.7 to read as follows:

903.3.7 Fire Department Connections. Fire Department Connections (FDC) shall not be located in or on structures, unless otherwise approved by the Fire Marshal. The FDC shall be located no closer than three feet (3') nor farther than six feet (6') from a fire lane. The line from the FDC to the sprinkler riser shall be isolated from any hydrant through the use of an approved check valve. At no time shall the FDC increase pressure to any fire hydrant. The FDC shall be located no farther than fifty feet (50') from a fire hydrant and shall be located on the same side of the fire lane as the hydrant. The FDC shall be installed at a height not to exceed thirty-inches (30"), in accordance with the City of Coppell Engineering Standards and Details. FDC shall be equipped with approved Knox® locking caps.

32. Amend Section 903.4 and the Exceptions thereto to read as follows:

903.4 Sprinkler system supervision and alarms. All valves controlling the water supply for automatic sprinkler systems, pumps, tanks, water levels and temperatures, critical air pressures, and water-flow switches on all sprinkler systems shall be electronically supervised.

Sprinkler and standpipe system water-flow detectors shall be provided for each floor tap to the sprinkler system and shall cause an alarm upon detection of water flow for more than 45 seconds, not to exceed 120 seconds. All control valves in the sprinkler and standpipe systems, except for the fire department hose connection valves, shall be electrically supervised to initiate a supervisory signal at the central station upon turning or operating the valve.

Exceptions:

1. Automatic sprinkler systems protecting one- and two-family dwellings.
2. Jockey pump control valves that are sealed or locked in the open position.
3. Control valves to commercial kitchen hoods, spray booths or dip tanks that are sealed or locked in the open position.
4. Valves controlling the fuel supply to fire pump engines that are sealed or locked in the open position.
5. Trim valves to pressure switches in dry, pre-action and deluge sprinkler systems that are sealed or locked in the open position.
6. Manual Dry Standpipe system must be supervised with a minimum of 10 psig and a maximum of 40 psig air pressure with a high/low alarm.

33. Amend Section 905.1 to read as follows:

905.1 General. Standpipe systems shall be provided in new buildings and structures in accordance with Sections 905.2 through 905.10. In buildings used for high-piled combustible storage, fire protection shall be in accordance with Chapter 32.

All buildings greater than 20,000 square feet, except for Group R-3, shall be equipped with 2 1/2" hose valves stations. The hose valve locations shall be supplied by a minimum 2 1/2" line from the automatic fire sprinkler system. The hose valve stations shall consist of a 2 1/2" valve. A demand of a minimum of 150 GPM shall be included in the hydraulic calculations. Spacing for the hose valves shall be based on one hundred feet (100') hose lay and thirty feet (30') of stream, beginning at the nearest fire department entry door.

34. Amend Section 907.1 by adding Subsection 907.1.4 to read as follows:

907.1.4 Design standards. Where a new fire alarm system is installed, the devices shall be addressable. Fire alarm systems utilizing more than 20 initiating devices shall have analog initiating devices.

All fire alarm systems shall be installed in such a manner that the failure of any single alarm-actuating or alarm-indicating device will not interfere with the normal operation of any other devices.

All fire alarm system communicators shall be capable of sending point (smoke detector, manual pull station, water flow, etc.) specific data to central station monitoring companies.

Exception: Existing systems need not comply unless the total building remodel or expansion exceeds 25% of the original building.

35. Amend Section 907.2.1 to read as follows and by deleting the exceptions thereto:

907.2.1 Group A. A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group A occupancies having an occupant load of 300 or more persons or more than 100 persons above or below the lowest level of exit discharge. Group A occupancies not separated from one another in accordance with Section 707.3.-10 of the International Building Code shall be considered as a single occupancy for the purposes of applying this section. Portions of Group E occupancies occupied for assembly purposes shall be provided with a fire alarm system as required for Group E occupancy.

36. Amend Section 907.2.1.1 to read as follows:

907.2.1.1 System Initiation in Group A Occupancies with an Occupant Load of Three Hundred (300) or More. Activation of the fire alarm in Group A occupancies with an occupancy load of three hundred (300) or more shall immediately initiate an approved prerecorded message announcement using an approved voice communication system in accordance with NFPA 72 that is audible above the ambient noise level of the occupancy.

Exception: When approved, the prerecorded announcement is allowed to be manually deactivated for a period of time, not to exceed three (3) minutes, for the sole purpose of allowing a live voice announcement from an approved, constantly attended location.

37. Amend Section 907.2.2 to read as follows and by deleting the exceptions thereto:

907.2.2 Group B. A manual fire alarm system shall be installed in Group B occupancies having an occupant load of 500 or more persons or more than 100 persons above or below the lowest level of exit discharge.

38. Amend Section 907.2.3 to read as follows and by deleting the exceptions thereto:

907.2.3 Group E. A manual fire alarm system that initiates the occupant notification signal utilizing an emergency voice/alarm communication system meeting the requirements of Section 907.5.2.2 and installed in accordance with Section 907.6 shall be installed in Group E educational occupancies. When automatic fire extinguishing systems or automatic fire alarm systems are installed, such systems or detectors shall be connected to the building fire alarm system. An approved smoke detection system shall be installed in all Group E day care occupancies. All buildings, whether portable buildings or the main building, will be considered one building for alarm occupant load consideration and interconnection of alarm system.

39. Amend Subsection 907.2.4 to read as follows and by deleting the exception thereto:

907.2.4 Group F. A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group F occupancies greater than 75,000 gross square feet or are two or more stories in height.

40. Amend Section 907.2.13 to read as follows and delete the exception thereto:

907.2.13 High-rise Buildings. Buildings with a floor used for human occupancy located more than fifty-five feet (55') above the lowest level of fire department vehicle access shall be provided with an automatic smoke detection system in accordance with Section 907.2.13.1, a fire department communications system in accordance with Section 907.2.13.2 and an emergency voice/alarm communication system in accordance with Section 907.5.2.2.

41. Amend Subsection 907.6.3 by deleting the exceptions.

907.6.3 Initiating device identification. The fire alarm system shall identify the specific initiating device address, location, device type, floor level where applicable and status including indication of normal, alarm, trouble and supervisory status, as appropriate.

42. Amend Section 910.4 by adding the following:

910.4 Mechanical smoke exhaust. Where approved by the fire code official, engineered mechanical smoke exhaust shall be an acceptable alternative to smoke and heat vents. In buildings equipped with an Early Suppression Fast Response (ESFR) sprinkler system or a Class IV sprinkler system, curtain boards and smoke and heat vents are to be eliminated and an approved mechanical smoke and removal system utilized. This system must de-activate all fans upon initiation of the fire alarm system. The system shall have a manual override system in addition to the vent controls located in the protected area. A separate Fire Department access or key switch may be required at a remote location in the building. Each individual fan shall be capable of being activated by a fireman's override switch located in the pump room. Design of the mechanical smoke and heat removal system shall be based on a minimum of four (4) air changes per hour. When activated by the fire alarm, all other mechanical ventilation systems shall shut down. Fans shall be capable of continuous operation even after main building power has been deactivated.

43. Amend Subsection 910.4.3 by adding the following:

910.4.3 System design criteria. The mechanical smoke removal system shall be sized to exhaust the building at a minimum rate of four (4) air changes per hour based upon the volume of the building or portion thereof without contents. The capacity of each exhaust fan shall not exceed 30,000 cubic feet per minute.

Supply air for exhaust fans shall be provided at or near the floor level and shall be sized to provide a minimum of twenty-five percent (25%) of required exhaust. Openings for supply air shall be uniformly distributed around the periphery of the area served. Personnel doors and dock doors shall not be considered as part of the supply air system.

44. Amend Section 1006.2.2.6 by adding new section 1006.2.2.6 to read as follows:

1006.2.2.6 Electrical Rooms. For electrical rooms, special exiting requirements may apply. Reference the electrical code as adopted.

45. Amend Section 1010.1.9.4 by amending exceptions 3 and 4 to read as follows:

Exceptions:

3. Where a pair of doors serves an occupant load of less than 50 persons in a Group B, F, M or S occupancy. {Remainder unchanged}
4. Where a pair of doors serves a Group A, B, F, M or S occupancy {Remainder unchanged}

46. Amend Section 1016 by adding a new section 1016.2.2 to read as follows:

1016.2.2 Group F-1 and S-1 increase. The maximum exit access travel distance shall be 400 feet (122 m) in Group F-1 or S-1 occupancies where all of the following are met:

1. The portion of the building classified as Group F-1 or S-1 is limited to one story in height;
2. The minimum height from the finished floor to the bottom of the ceiling or roof slab or deck is 24 feet (7315 mm); and
3. The building is equipped throughout with an automatic fire sprinkler system in accordance with Section 903.3.1.1.

47. Amend Section 1020.1 by adding exception 6 to read as follows:

6. In group B occupancies, corridor walls and ceilings need not be of fire-resistive construction within a single tenant space when the space is equipped with approved automatic smoke-detection within the corridor. The actuation of any detector shall activate self-annunciating alarms audible in all areas within the corridor. Smoke detectors shall be connected to an approved automatic fire alarm system where such system is provided.

48. Amend Section 1101.1 by adding an exception to read as follows:

Exception: Components of projects regulated by and registered with Architectural Barriers Division of Texas Department of Licensing and Regulation shall be deemed to be in compliance with the requirements of this chapter.

49. Amend Section 1101.2 by adding an exception to read as follows:

Exception: Buildings regulated under State Law and built in accordance with State certified plans, including any variances or waivers granted by the State, shall be deemed to be in compliance with the requirements of this Chapter.

50. Amend Section 1203.1 to read as follows:

1203.1 General. Buildings shall be provided with natural ventilation in accordance with Section 1203.4, or mechanical ventilation in accordance with the International Mechanical Code.

Where air infiltration rate in a dwelling unit is 5 air changes or less per hour when tested with a blower door at a pressure 0.2 inch w.c. (50 Pa) in accordance with Section 402.4.1.2 of the International Energy Conservation Code, the dwelling unit shall be ventilated by mechanical means in accordance with Section 403 of the International Mechanical Code.

51. Amend Section 1505.1 to read as follows:

1505.1 General. Roof assemblies shall be divided into the classes defined below. Class A, B, and C roof assemblies and roof covering required to be listed by this section shall be tested in accordance with ASTM E 108 or UL 790. In addition, delete references to unclassified or fire retardant wood materials such as wood shingles and wood shakes. These are prohibited as a roof covering material. The minimum roof coverings installed on buildings shall comply with Table 1505.1 based on the type of construction of the building.

52. Amend Table 1505.1 by deleting footnotes b and c.

53. Amend Section 1511.1 by adding a sentence to read as follows:

1511.1 General. All individual replacement shingles or shakes shall be in compliance with the rating required by Table 1505.1.

{text of exceptions unchanged}

54. Amend Section 1704.2 to read as follows:

1704.2 Special inspections and tests. Where application is made to the Building Official for construction as specified in Section 105, the owner or the owner's authorized agent, or the registered design professional in responsible charge, other than the contractor, shall employ one or more approved agencies to provide special inspections and tests during construction on

the types of work listed under Section 1705 and identify the approved agencies to the Building Official. The special inspector shall not be employed by the contractor. These special inspections and tests are in addition to the inspections identified by the Building Official that are identified in Section 110.

55. Amend Section 1704.2.1 to read as follows:

1704.2.1 Special inspector qualifications. Prior to the start of construction and or upon request, the approved agencies shall provide written documentation to the registered design professional in responsible charge and the building official demonstrating the competence and relevant experience or training of the special inspectors who will perform the special inspections and tests during construction. {Remainder unchanged}

56. Amend Section 1704.2.5.2 to read as follows:

1704.2.5.1 Fabricator approval. Special inspections during fabrications required by Section 1704 are not required where the work is done on the premises of a fabricator registered and approved to perform such work without special inspection. Approval shall be based upon review of the fabricator's written procedural and quality control manuals and periodic auditing of fabrication practices by an approved agency, or a fabricator that is enrolled in a nationally accepted inspections program. At completion of fabrication, the acceptable or approved fabricator shall submit a certificate of compliance to the owner or the owner's authorized agent or the registered design professional in responsible charge, stating that the work was performed in accordance with the approved construction documents. The certificate of compliance shall also be made available to the Building Official upon request.

57. Amend the Exceptions to Section 2406.4.2 to read as follows:

Exceptions:

1. Decorative glazing.
2. Where there is an intervening wall or other permanent barrier between the door and glazing.
3. Where access through the door is to a closet or storage area 3 feet (914 mm) or less in depth. Glazing in this application shall comply with Section 2406.4.3.

58. Amend Section 2901.1 by adding a sentence to read as follows:

The provisions of this Chapter are meant to work in coordination with the provisions of Chapter 4 of the International Plumbing Code. Should any conflicts arise between the two chapters, the Building Official shall determine which provision applies.

59. Amend table 2902.1 to read as follows:

#8 Storage; water closets and lavatories 1 per 200.

60. Amend Section 2902.1 to add a second paragraph to read as follows:

In other than E Occupancies, the minimum number of fixtures in Table 2902.1 may be lowered, if requested in writing by the applicant, stating reasons for a reduced number and approved by the Building Official.

61. Amend Section 2902.1.3 by adding a new Section 2902.1.3 to read as follows:

2902.1.3 Additional fixtures for food preparation facilities. In addition to the fixtures required in this Chapter, all food service facilities shall be provided with additional fixtures set out in this section.

2902.1.3.1 Hand washing lavatory. At least one hand washing lavatory shall be provided for use by employees that is accessible from food preparation, food dispensing and ware washing areas. Additional hand washing lavatories may be required based on convenience of use by employees.

2902.1.3.2 Service sink. In new or remodeled food service establishments, at least one service sink or one floor sink shall be provided so that it is conveniently located for the cleaning of mops or similar wet floor cleaning tool and for the disposal of mop water and similar liquid waste. The location of the service sink(s) and/or mop sink(s) shall be approved.

62. Amend Section 2902.2 exception 2 to read as follows:

2. Separate facilities shall not be required in structures or tenant space with a total occupant load, including both employees and customers, of 20 or less.

63. Amend Section 3109.1 to read as follows:

3109.1 General. Swimming pools shall comply with the requirements of sections 3109.2 through 3109.5 and other applicable sections of this code and complying with applicable state laws.”

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 _____, 2017.

APPROVED:

Karen Hunt, MAYOR

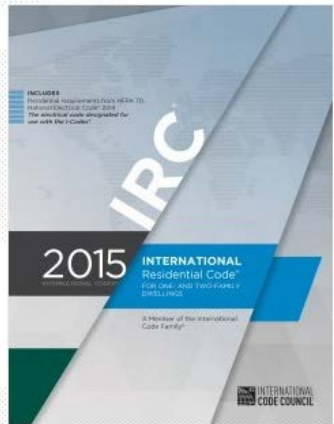
ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT HAGER, CITY ATTORNEY

2015 INTERNATIONAL RESIDENTIAL CODE SIGNIFICANT CHANGES



The International Residential Code (IRC) covers minimum standards for one- and two-family low-rise residential structures. It includes planning for minimum living conditions, structural design, energy efficiency, and life safety provisions. The IRC also contains mechanical, electrical, plumbing, and fuel gas provisions that are specific to residential construction.

SIGNIFICANT CODE CHANGES:

- Wind speed maps have been added, and wind speed values have increased. [Figure R301.2(4) & Table R602.10.3(1)]
- Expanded sunroom regulations address specific construction types and uses. [R301.2.1.1.1]
- The minimum ceiling height for bathrooms, toilet rooms, and laundry rooms has been reduced to 6 feet, 8 inches. [R305.1]
- Carbon monoxide detectors are required to be hardwired in new construction. Combination smoke and carbon monoxide alarms are allowed to satisfy both requirements. Exterior work does not trigger the requirement for smoke and carbon monoxide alarms. [R314 & R315.5]
- There are new specifications for attaching exterior cladding over foam sheathing. [R703.15-R703.17]
- Allowed spans have been reduced for Southern Pine. [Tables R802.4]
- There are new requirements for rooftop photovoltaic systems [R905.16 & R907]

CHANGES IN PROPOSED AMENDMENTS:

- Chapter 11 Energy has been replaced with the International Energy Conservation Code.
- Chapter 45 Residential Swimming Pools has been added, summarizing the pool barrier requirements of the International Swimming Pool and Spa Code (not adopted).

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, “OTHER CODES ADOPTED”, ARTICLE 15-8, “RESIDENTIAL CODE”, TO ADOPT THE INTERNATIONAL RESIDENTIAL CODE, 2015 EDITION, AS THE CITY OF COPPELL RESIDENTIAL BUILDING CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL RESIDENTIAL CODE 2015 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.

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

SECTION 1. That the Code of Ordinances of the City of Coppell, Texas be and the same is hereby amended by amending Chapter 15, Article 15-8, “Residential Code” in part to adopt the International Residential Code, 2015 Edition, with amendments to read as follows:

“ARTICLE 15-8. RESIDENTIAL CODE”

Sec. 15-8. Residential Code - Adopted.

There is hereby adopted the International Residential Code, 2015 Edition, 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.

Section 15-8-2 Amendments.

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

1. Amend Section R101.2 to read as follows:

R101.2 Scope. The provisions of the International Residential Code for One- and Two-family Dwellings shall apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy, location, removal and demolition of detached one- and two-family dwellings and townhouses not more than three stories above grade plane in height with a separate means of egress and their accessory structures.

Exception:

Owner-occupied lodging houses with five or fewer guestrooms shall be permitted to be constructed in accordance with the International Residential Code for One- and Two-family Dwellings where equipped with a fire sprinkler system in accordance with Section P2904.

2. Amend Section R102.4 to read as follows:

R102.4 Referenced Codes and Standards. The codes, when specifically adopted, and standards referenced in this code shall be considered part of the requirements of this code to the prescribed extent of each such reference. Whenever amendments have been adopted to the referenced codes and standards, each reference to said code and standard shall be considered to reference the amendments as well. Any reference to NFPA 70 or the Electrical Code shall mean the Electrical Code as adopted.

3. Section R104.10.1 Flood Hazard areas shall be deleted in its entirety.

4. Amend Section R105.2 to read as follows:

R105.2 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 (18,927L) and the ratio of the height to diameter does not exceed 2 to 1.
2. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
3. Prefabricated swimming pools that are less than 24 inches (610mm) deep or have walls entirely above the adjacent grade and if the capacity does not exceed 5,000 gallons (18927 L).
4. Swings and other playground equipment accessory to a one- or two-family dwelling.
5. Window awnings supported by an exterior wall.

5. Sections R105.3.1.1& R106.1.4 shall be deleted in their entirety.

6. Amend Section R106.1 to read as follows:

R106.1 Submittal Documents. Two complete sets of construction documents, special inspection and structural observation programs and other data shall be submitted with each application for a permit. The foundation plans and details as well as other engineered design plans and details shall be prepared by a Texas registered design professional. Where special conditions exist, the building official is authorized to require additional construction documents to be prepared by a Texas registered design professional.

Exception: The building official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional

if it is found that the nature of the work applied for is such that reviewing of construction documents is not necessary to obtain compliance with this code.

Where differences occur between provisions of this code and referenced codes and standards, the provisions of this code shall apply.

7. Section R110 (R110.1 through R110.5) shall be deleted in its entirety.

8. Adopt a new Section R112.1.1 to read as follows:

Section R112.1.1 Building and Standards Commission. The Building and Standards Commission shall act as the Board of Appeals.

9. Section R112.3 Qualifications shall be deleted in its entirety.

10. Amend Section R202, “TOWNHOUSE”, to read as follows:

TOWNHOUSE. A single family dwelling unit constructed in a group of attached units separated by a property line in which each unit extends from foundation to roof and with an open space on at least two sides.

11. Amend Table R301.2 (1) as follows: (No changes to footnotes)**TABLE R301.2 (1)**

GRO UND SNO W LOA D	WIND DESIGN				SEISMI C DESIG N CATEG ORY^f	SUBJECT TO DAMAGE FROM			WINTER DESIGN TEMP^g	ICE BARRIER UNDER-LAYMENT^h	FLOOD HAZARD^g	AIR FREEZING INDEXⁱ	MEAN ANNUAL TEMP^j
	SPEE D^d (MPH)	Topographic	Special Wind Region^L	Windborne Debris Zone^m		Weath ering a	Frost Line Dept h^b	Termi te^c					
5 lb/ft					A								
	115 (3 sec- gust)/ 76 fastest mile	No	No	No		Moder ate	6"	Very Heav y	22 ⁰ F	No	Loca l Cod e	150	64.9 ⁰ F

12. Amend Section R302.1 to adopt exception #6 to read as follows:

6. Open non-combustible carport structures may be constructed when also approved within adopted ordinances.

13. Amend Section R302.2.4, Exception 5, to read as follows:

Exception: {previous exceptions unchanged}

5. Townhouses separated by a common fire-resistance-rated wall as provided in Section R302.2.

14. Amend Section R302.3 to adopt exception #3 to read as follows:

Exceptions:

1. {existing text unchanged}
2. {existing text unchanged}
3. Two-family dwelling units that are also divided by a property line through the structure shall be separated as required for townhouses.

15. Amend Section R302.4.1 to read as follows:

R302.4.1 Through penetrations No through penetrations of fire rated wall or ceiling assemblies are permitted.

16. Sections R302.4.1.1 and R302.4.1.2 shall be deleted in their entirety.

17. Amend Section R302.5.1 to read as follows:

R302.5.1 Opening protection. Openings from a private garage directly into a room used for sleeping purposes shall not be permitted. Other openings between the garage and residence shall be equipped with solid wood doors not less than 13/8 inches (35 mm) in thickness, solid or honeycomb core steel doors not less than 13/8 inches (35 mm) thick, or 20-minute fire-rated doors.

18. Amend Section R303.3, “Exception”, to read as follows:

Exception: The glazed areas {remainder unchanged} Spaces containing only a water closet, a lavatory, or water closet and a lavatory may be ventilated with an approved mechanical recirculating fan or similar device designed to remove odors from the air.

19. Amend Section R313.2 to read as follows:

R313.2 NFPA 13R Sprinkler Systems. When buildings of Group R used for single and two family dwellings have a total floor area in excess of 10,000 square feet, including garages and open covered porches, automatic sprinkler systems shall be installed throughout in accordance with NFPA 13R.

Exception: An automatic residential fire sprinkler system shall not be required for additions or alterations to existing buildings that are not already provided with an automatic residential sprinkler system if under 10,000 square feet. If the addition or alteration increases the square footage over 10,000 square feet it shall also be sprinklered.

20. Amend Section R315.2.2, Alterations, repairs and additions, to read as follows:

Exception:

2. Installation, alteration or repairs of electrical powered {remaining text unchanged}

21. Amend Section R319.1, to read as follows:

R319.1 Address identification. Buildings shall be provided with approved address identification. The address identification shall be legible and placed in a position that is plainly visible from the street or road fronting the property and where an alley exists, the address identification shall be legible and placed in a position that is plainly visible from the alley.

Address identification characters shall contrast with their background. Address numbers shall be Arabic numbers. Numbers shall not be spelled out. Each character shall be not less than 4 inches (102 mm) in height with a stroke width of not less than 0.5 inch (12.7 mm). Where required, address identification shall be provided in additional approved locations to facilitate emergency response. Where access is by means of a private road and the building address cannot be viewed from the public way, a monument or other sign or means shall be used to identify the structure. Address identification shall be maintained.

22. Section R322 Flood Resistant Construction shall be deleted in its entirety.

23. Amend Section R326, Swimming Pools, Spas and Hot Tubs, to read as follows:

R326.1 General. The design and construction of pools and spas shall comply with the 2015 International Residential Code Chapter 45 as amended herein.

24. Amend Section R401.2 by adding a new paragraph following the existing paragraph to read as follows:

Section R401.2. Requirements. {existing text unchanged} ...

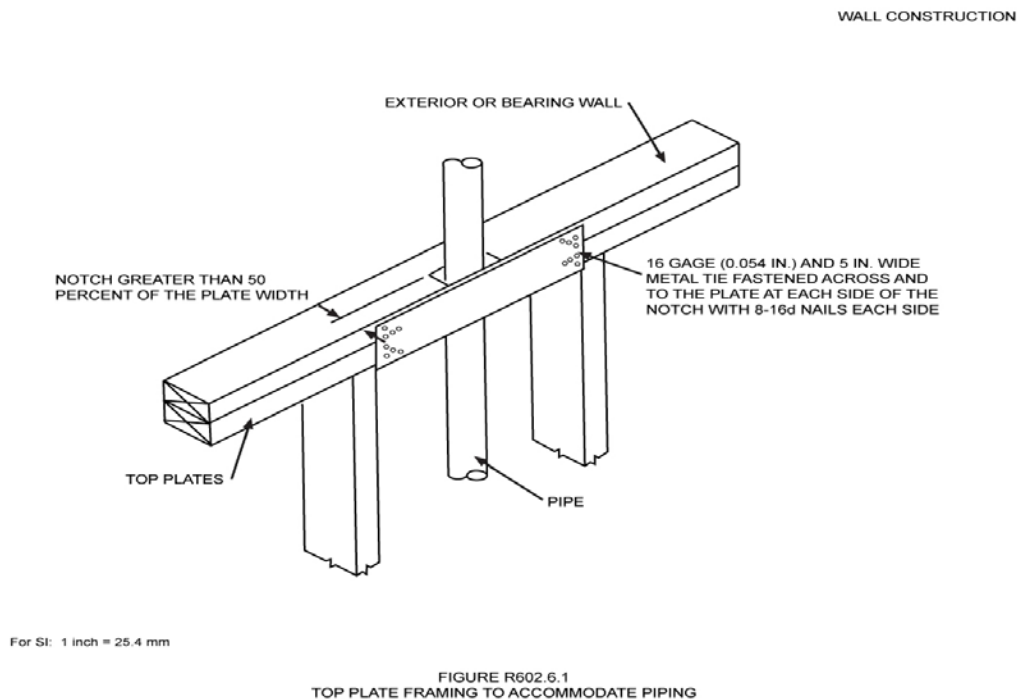
Every foundation and/or footing, or any size addition to an existing post-tension foundation, regulated by this code shall be designed and sealed by a Texas-registered engineer.

25. Amend Section R602.6.1, to read as follows:

R602.6.1 Drilling and Notching of Top Plate. When piping or ductwork is placed in or partly in an exterior wall or interior load-bearing wall, necessitating cutting, drilling or notching of the top plate by more than 50 percent of its width, a galvanized metal tie not less than 0.054 inch thick (1.37 mm) (16 Ga) and 5 inches (127 mm) wide shall be fastened across and to the plate at each side of the opening with not less than eight 10d (0.148 inch diameter) having a minimum length of 1 ½ inches (38 mm) at each side or equivalent. Fasteners will be offset to prevent splitting of the top plate material. The metal tie must extend a minimum of 6 inches past the opening.

See figure R602.6.1. {remainder unchanged}

26. Delete Figure R602.6.1 and insert the following figure:



27. Amend Section R703.8.4.1, to add a second paragraph to read as follows:

Each tie shall not support more than 2.67 square feet (0.248 m²) of wall area. The following dimensions shall be adhered to:

1. When ties are placed on studs 16" in. (407 mm) o.c., they shall be spaced no further apart than 24" (737 mm) vertically starting approximately 12 in. (381 mm) from the foundation.
2. When ties are placed on studs 24 in. (610 mm) o.c., they shall be spaced no further apart than 16 in. (483 mm) vertically starting approximately 8 in. (254 mm) from the foundation.

28. Section R902.2, Fire-retardant shingles and shakes, shall be deleted in its entirety and replaced with the following:

R902.2. Minimum Roof Class. All roof coverings shall be a minimum Class C.

29. Chapter 11 [RE] – Energy Efficiency is deleted in its entirety and replaced with the following:

N1101.1 Scope. This chapter regulates the energy efficiency for the design and construction of buildings regulated by this code.

N1101.2 Compliance. Compliance shall be demonstrated by meeting the requirements of the residential provisions of 2015 International Energy Conservation Code.

30. Amend Section M1305.1.3, to read as follows:

M1305.1.3 Appliances in attics. Attics containing appliances requiring access shall be provided . . . {bulk of paragraph unchanged} . . . A walkway to an appliance shall be rated as a floor as approved by the building official. As a minimum, for access to the attic space, provide one of the following:

1. A permanent stair.
2. A pull down stair with a minimum 300 lb. (136 kg) capacity.
3. An access door from an upper floor level.

Exceptions:

1. The passageway and level service space are not required where the appliance can be serviced and removed through the required opening.
2. Where the passageway is unobstructed...{remaining text unchanged}

31. Amend Section M1411.3 to read as follows:

M1411.3 Condensate disposal. Condensate from all cooling coils or evaporators shall be conveyed from the drain pan outlet to an approved place of disposal or to a sanitary sewer through a trap, by means of a direct or indirect drain. {remaining text unchanged}

32. Add Section M1501.2 to read as follows:

M1501.2 Exhaust Duct Size. The minimum diameter of the exhaust duct shall be as recommended by the manufacturer, shall be not less than the diameter of the appliance outlet and shall be a minimum nominal size of 4 inches (102 mm) in diameter. The size of duct shall not be reduced along its developed length or at the point of termination.

33. Amend M1503.4 Makeup Air Required and add exception, to read as follows:

M1503.4 Makeup air required. Exhaust hood systems capable of exhausting in excess of 400 cubic feet per minute (0.19 m³/s) shall be mechanically or naturally provided with makeup air at a rate approximately equal to the difference between the exhaust air rate and 400 cubic feet per minute. Such makeup air systems shall be equipped with a means of closure and shall be automatically controlled to start and operate simultaneously with the exhaust system.

Exception: Where all appliances in the house are of sealed combustion, power-vent, unvented, or electric, the exhaust hood system shall be permitted to exhaust up to 600 cubic feet per minute (0.28 m³/s) without providing makeup air. Exhaust hood systems capable of exhausting in excess of 600 cubic feet per minute (0.28 m³/s) shall be provided with a makeup air at a rate approximately equal to the difference between the exhaust air rate and 600 cubic feet per minute.

34. Amend Section M2005.2 to read as follows:

M2005.2 Prohibited locations. Fuel-fired water heaters shall not be installed in a room used as a storage closet. Water heaters located in a bedroom or bathroom shall be installed in a sealed enclosure so that combustion air will not be taken from the living space. Access to such enclosure may be from the bedroom or bathroom when through a solid door, weather-stripped in accordance with the exterior door air leakage requirements of the International Energy Conservation Code and equipped with an approved self-closing device. Installation of direct-vent water heaters within an enclosure is not required.

35. Amend Section G2412.5 (401.5) by adding a second paragraph to read as follows:

Both ends of each section of medium pressure gas piping shall identify its operating gas pressure with an approved tag. The tags are to be composed of aluminum or stainless steel and the following wording shall be stamped into the tag:

"WARNING 1/2 to 5 psi gas pressure Do Not Remove"

36. Amend Section G2413.3 (402.3) by adding an exception to read as follows:

Exception: Corrugated stainless steel tubing (CSST) shall be a minimum of 1/2" (18 EDH).

37. Amend Section G2415.12 (404.12) to read as follows:

G2415.12 (404.12) Minimum burial depth. Underground piping systems shall be installed a minimum depth of 18 inches (457 mm) below grade, except as provided for in Section G2415.12.1

38. Amend Section G2415.12.1 (404.12.1) to read as follows:

G2415.12.1 Individual outside appliances. Individual lines to outside lights, grills or other appliances shall be installed a minimum of 12 inches (203 mm) below finished grade.... {Rest unchanged}.

39. Amend Section G2417.1 to read as follows:

G2417.1 (406.1) General. Prior to acceptance and initial operation, all piping installations shall be inspected and pressure tested to determine that the materials, design, fabrication, and installation practices comply with the requirements of this code. The permit holder shall make the applicable tests prescribed in Sections 2417.1.1 through 2417.7.4 to determine compliance with the provisions of this code. The permit holder shall give reasonable advance notice to the code official when the piping system is ready for testing. The equipment, material, power and labor necessary for the inspections and test shall be furnished by the permit holder and the permit holder shall be responsible for determining that the work will withstand the test pressure prescribed in the following tests.

40. Amend Section G2417.4 to read as follows:

G2417.4 (406.4) Test pressure measurement. Test pressure shall be measured with a manometer or with a pressure-measuring device designed and calibrated to read, record, or indicate a pressure loss caused by leakage during the pressure test period. The source of pressure shall be isolated before the pressure tests are made.

41. Amend Section G2417.4.1 to read as follows:

G2417.4.1 (406.4.1) Test pressure. The test pressure to be used shall be not less than 3 psig (20 kPa gauge), or at the discretion of the Building Official, the piping and valves may be tested at a pressure of at least six (6) inches (152 mm) of mercury, measured with a manometer or slope gauge. For tests requiring a pressure of 3 psig, diaphragm gauges shall utilize a dial with a minimum diaphragm diameter of three and one half inches (3 ½”), a set hand, 1/10 pound incrementation and pressure range not to exceed 6 psi for tests requiring a pressure of 3 psig. For tests requiring a pressure of 10 psig, diaphragm gauges shall utilize a dial with a minimum diameter of three and one-half inches (3 ½”), a set hand, a minimum of 2/10 pound incrementation and a pressure range not to exceed 20 psi. For welded piping, and for piping carrying gas at pressures in excess of fourteen (14) inches water column pressure (3.48 kPa) (1/2 psi) and less than 200 inches of water column pressure (52.2 kPa) (7.5 psi), the test pressure shall not be less than ten (10) pounds per square inch (69.6 kPa). For piping carrying gas at a pressure that exceeds 200 inches of water column (52.2 kPa) (7.5 psi), the test pressure shall be not less than one and one-half times the proposed maximum working pressure.

42. Amend Section G2417.4.2 to read as follows:

G2417.4.2 (406.4.2) Test Duration. The test duration shall be held for a length of time satisfactory to the code official, but in no case for less than fifteen (15) minutes. For welded piping, and for piping carrying gas at pressures in excess of fourteen (14) inches water column pressure (3.48 kPa), the test duration shall be held for a length of time satisfactory to the code official, but in no case for less than thirty (30) minutes.

43. Add Section G2420.1.4 to read as follows:

G2420.1.4 Valves in CSST Installations. Shutoff valves installed with corrugated stainless steel (CSST) piping systems shall be supported with an approved termination fitting, or equivalent support, suitable for the size of the valves, of adequate strength and quality, and located at intervals so as to prevent or damp out excessive vibration but in no case greater than 12-inches from the center of the valve. Supports shall be installed so as not to interfere with the free expansion and contraction of the system's piping, fittings, and valves between anchors. All valves and supports shall be designed and installed so they will not be disengaged by movement of the supporting piping.

44. Amend Section G2420.5.1 (409.5.1) to read as follows:

G2420.5.1 (409.5.1) Located within the same room. The shutoff valve ...{bulk of paragraph unchanged}... in accordance with the appliance manufacturer's instructions. A

secondary shutoff valve must be installed within 3 feet (914 mm) of the firebox if appliance shutoff is located in the firebox.

45. Amend Section G2421.1 (410.1) and adopt a new Exception to read as follows:

G2421.1 (410.1) Pressure regulators. A line pressure regulator shall be ... *{bulk of paragraph unchanged}*... approved for outdoor installation. Access to regulators shall comply with the requirements for access to appliances as specified in Section M1305.

Exception: A passageway or level service space is not required when the regulator is capable of being serviced and removed through the required attic opening.

46. Amend Section G2422.1.2.3 (411.1.3.3) by deleting Exception 1 and Exception 4.

47. Amend Section G2445.2 (621.2) by adopting a new Exception to read as follows:

G2445.2 (621.2) Prohibited use. One or more unvented room heaters shall not be used as the sole source of comfort heating in a dwelling unit.

Exception: Existing approved unvented room heaters may continue to be used in dwelling units, in accordance with the code provisions in effect when installed, when approved by the Building Official unless an unsafe condition is determined to exist as described in International Fuel Gas Code, Section 108.7.

48. Amend Section G2448.1.1 (624.1.1) to read as follows:

G2448.1.1 (624.1.1) Installation requirements. The requirements for water heaters relative to access, sizing, relief valves, drain pans and scald protection shall be in accordance with this code.

49. Amend Section P2603.5.1 to read as follows:

P2603.5.1 Sewer Depth. Building sewers shall be a minimum of 12 inches (304 mm) below grade.

50. Amend Section P2801.6.1 to read as follows:

Section P2801.6.1 Pan size and drain. The pan shall be not less than 1 1/2 inches (38 mm) in depth and shall be of sufficient size and shape to receive all dripping or condensate from the tank or water heater. The pan shall be drained by an indirect waste pipe having a diameter of not less than 3/4 inch (19 mm). Piping for safety pan drains shall be of those materials listed in Table 605.4. Multiple pan drains may terminate to a single discharge piping system when approved by the administrative authority and permitted by the manufactures installation instructions and installed with those instructions.

51. Amend Section P2804.6.1 to read as follows:

P2804.6.1 Requirements for discharge pipe.

The discharge piping serving a pressure-relief valve, temperature-relief valve or combination valve shall:

1. Not be directly connected to the drainage system.
2. Discharge to the outdoors or through an air gap located in the same room as the water heater.
3. Not be smaller than the diameter of the outlet of the valve served and shall discharge full size to the air gap.
4. Serve a single relief device and shall not connect to piping serving any other relief device or equipment.

Exception: Multiple relief devices may be installed to a single T & P discharge piping system when approved by the administrative authority and permitted by the manufactures installation instructions and installed with those instructions.

5. Discharge to an indirect waste receptor or to the outdoors.
6. [remainder unchanged]

52. Amend Section P2902.5.3 to read as follows:

P2902.5.3 Lawn Irrigation Systems. The potable water supply to lawn irrigation systems shall be protected against backflow by an atmospheric-type vacuum breaker, a pressure-type vacuum breaker, a double-check assembly or a reduced pressure principle backflow preventer. A valve shall not be installed downstream from an atmospheric vacuum breaker. Where chemicals are introduced into the system, the potable water supply shall be protected against backflow by a reduced pressure principle backflow preventer.

53. Amend Section P2903.9.1 by adding the following sentence:

The shutoff valve at the entrance of the water service into the dwelling unit shall not be more than 12 inches below finished grade.

54. Amend Section P3003.9.2 by deleting the exception.

55. Section P3111 is deleted in its entirety.

56. Amend Section P3112.2 to read as follows:

P3112.2 Installation. Traps for island sinks and similar equipment shall be roughed in above the floor and may be vented by extending the vent as high as possible, but not less than the drain-board height and then returning it downward and connecting it to the horizontal sink drain immediately downstream from the vertical fixture drain. The return vent shall be connected to the horizontal drain through a wye-branch fitting and shall, in addition, be provided with a foot vent taken off the vertical fixture vent by means of a wye-branch immediately below the floor and extending to the nearest partition and then through the roof to the open air or may be connected to other vents at a point not less than six (6) inches (152 mm) above the flood level rim of the fixtures served. Drainage fittings shall be used on all parts of the vent below the floor level and a minimum slope of one-quarter (1/4) inch per foot (20.9 mm/m) back to the drain shall be maintained. The return bend used under the drain-board shall be a one (1) piece fitting or an assembly of a forty-five (45) degree (0.79 radius), a ninety (90) degree (1.6 radius) and a forty-five (45) degree (0.79 radius) elbow in the order named. Pipe sizing shall be as elsewhere required in this Code. The island sink drain, upstream of the return vent, shall serve no other fixtures. An accessible cleanout shall be installed in the vertical portion of the foot vent.

57. Add Chapter 45 Residential Swimming Pools to read as follows:

Section 4501 Swimming Pool Enclosures and Safety Devices

4501.1 General. Swimming pools shall comply with the requirements of Sections 4501.2 through 4501.5 and other applicable sections of this code and its referenced codes and standards.

4501.2 Definition:

SWIMMING POOL, RESIDENTIAL. A pool intended for use which is accessory to a residential setting and available only to the household and its guests.

4501.3 Swimming Pool Enclosures Residential swimming pools shall be completely enclosed by a barrier complying with section 4501.3.1.

Exception: A swimming pool with a power safety cover or a spa with a safety cover complying with ASTM F 1346

4501.3.1 Barrier height and clearances. The top of the barrier shall be not less than 48 inches (1219 mm) above grade measured on the side of the barrier that faces away from the swimming pool. The vertical clearance between grade and the bottom of the barrier shall be no greater than 2 inches (51 mm) measured on the side of the barrier that faces away from the swimming pool. Where the top of the pool structure is above grade, the barrier is authorized to be at ground level or mounted on top of the pool structure, and the vertical clearance between the top of the pool structure and the bottom of the barrier shall be not greater than 4 inches (102 mm).

4501.3.1.1 Openings. Openings in the barrier shall not allow passage of a 4-inch diameter (102 mm) sphere.

4501.3.1.2 Solid Barrier Surfaces. Solid barriers which do not have openings shall not contain indentations or protrusions except for normal construction tolerances and tooled masonry joints.

4501.3.1.3 Closely spaced horizontal members. Where the barrier is composed of horizontal and vertical members and the distance between the tops of the horizontal members is less than 45 inches (1143 mm), the horizontal members shall be located on the swimming pool side of the fence. Spacing between vertical members shall be not greater than 1 ¾ inches (44 mm) in width. Where there are decorative cutouts within vertical members, spacing within the cutouts shall be not greater than 1 ¾ inches (44 mm) in width.

4501.3.1.4 Widely spaced horizontal members. Where the barrier is composed of horizontal and vertical members and the distance between the tops of the horizontal members is 45 inches (1143 mm) or more, spacing between vertical members shall be not greater than 4 inches (102 mm). Where there are decorative cutouts within vertical members, spacing within the cutouts shall be not greater than 1 ¾ inches (44 mm) in width.

4501.3.1.5 Chain link dimensions. Mesh size for chain link fences shall be not greater than a 2 ¼ inch square (57 mm square) unless the fence is provided with slats fastened at the top or the bottom that reduce the openings to not more than 1 ¾ inches (44 mm).

4501.3.1.6 Diagonal members. Where the barrier is composed of diagonal members, the opening formed by the diagonal members shall be not greater than 1 ¾ inches (44 mm)

4501.3.1.7 Gates. Access doors or gates shall comply with the requirements of Sections 4501.3.1.1 through 4501.3.1.6 and shall be equipped to accommodate a locking device. Pedestrian access doors or gates shall open outward away from the pool and shall be self-closing and have self-latching device. Doors or gates other than pedestrian access doors or gates shall have a self-latching device. Where the release mechanism of the self-latching device is located less than 54 inches (1372 mm) from the bottom of the door or gate, the release mechanism shall be located on the pool side of the door or gate no less than 3 inches (76 mm) below the top of the door or gate, and the door or gate and barrier shall be without openings greater than ½ inch (12.7 mm) within 18 inches (457 mm) of the release mechanism.

4501.3.1.8 Dwelling wall as a barrier. Where a wall of a dwelling serves as a part of the barrier, one of the following shall apply:

1. Doors with direct access to the pool through that all shall be equipped with an alarm that produces an audible warning when the door or its screen, if present, are opened. The alarm shall be listed and labeled in accordance with UL 2017. The deactivation switch shall be located 54 inches (1372 mm) or more above the threshold of the door
2. The pool shall be equipped with a power safety cover that complies with ASTM F 1346.
3. Other means of protection such as self-closing doors with self-latching devices, which are approved, shall be accepted so long as the degree of protection afforded is not less than protection afforded by Item 1 or 2 above. The building official may require documentation from the homeowner attesting to the presence and maintenance of required safety devices.

4501.3.1.9 Pool structure as barrier. Where an above-ground pool structure is used as a barrier or where the barrier is mounted on top of the pool structure, and the means of access is a ladder or steps, then the ladder or steps either shall be capable of being secured, locked or removed to prevent access, or the ladder or steps shall be surrounded by a barrier that meets the requirements of Sections 4501.3.1.1 through 4501.3.1.8. Where the ladder or steps are secured, locked or removed, any opening created shall not allow the passage of a 4-inch-diameter (102 mm) sphere.

4501.3.2 Indoor Swimming Pools. Walls surrounding indoor swimming pools shall not be required to comply with section 4501.3.1.8.

4501.3.3 Prohibited locations. Barriers shall be located so as to prohibit permanent structures, equipment or similar objects from being used to climb the barriers.

4501.4 Entrapment avoidance. Suction outlets shall be designed and installed in accordance with ANSI/APSP-7.”

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 _____, 2017.

APPROVED:

Karen Hunt, MAYOR

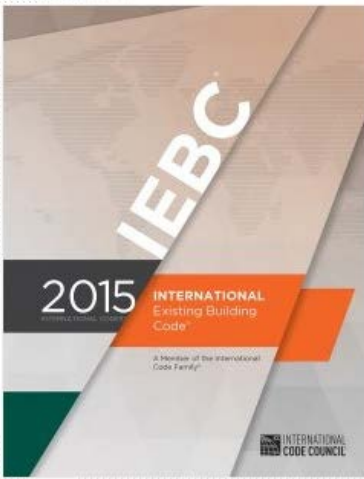
ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT HAGER, CITY ATTORNEY

2015 INTERNATIONAL EXISTING BUILDING CODE SIGNIFICANT CHANGES



The International Existing Building Code (IEBC) is new to the City of Coppell, although the code has existed since 2003. Through the 2012 code cycle, existing buildings were addressed in Chapter 34 of the International Building Code. In the 2015 edition, Chapter 34 of the IBC has been deleted in its entirety and replaced with a reference to the International Existing Building Code. The City is seeking to adopt the 2015 International Existing Building Code as a necessary companion to the 2015 International Building Code. The overall technical content of the 2015 International Existing Building Code is fundamentally similar to Chapter 34 of the 2012 IBC. The key difference is that the IEBC provides greater detail and flexibility.

SIGNIFICANT CHANGES – 2012 IBC CHAPTER 34 TO 2015 IEBC:

- The IEBC offers three compliance methods for additions, repairs, alterations, changes of occupancy, and relocations of existing buildings:
 - Prescriptive Compliance Method [Chapter 4], which most closely resembles Chapter 34 of the 2012 IBC
 - Work Area Compliance Method [Chapters 5-13]
 - Performance Compliance Method [Chapter 14]
- Even when there is no change in the occupancy classification in accordance with the IBC, a “change in the character of use” of an existing space may still trigger additional requirements by code. [407.1.1]
- Chapter 5 of the IEBC defines the following work classifications: Repairs, Alteration – Level 1 (fixtures and finishes), Alteration – Level 2 (reconfiguration/addition), Alteration – Level 3 (exceeds 50% of building), Change of Occupancy, Additions, Historic Buildings, and Relocated Buildings.
- Historic Building criteria is expanded into its own chapter. [Chapter 12]

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, “OTHER CODES ADOPTED, BY ADOPTING A NEW ARTICLE 15-17, “EXISTING BUILDING CODE”, TO ADOPT THE INTERNATIONAL EXISTING BUILDING CODE, 2015 EDITION, AS THE CITY OF COPPELL EXISTING BUILDING CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL EXISTING BUILDING CODE 2015 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 15-17, “Existing Building Code”, to adopt the International Existing Building Code, 2015 Edition, with amendments to read as follows:

“ARTICLE 15-17. INTERNATIONAL EXISTING BUILDING CODE”

Sec. 15-17. International Existing Building Code – Adopted.

There is hereby adopted the International Existing Building Code, 2015 Edition, 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. 15-17-2. Amendments.

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

1. Amend Section 102.4 to read as follows:

102.4 Referenced codes and standards. The codes, when specifically adopted, and standards referenced in this code shall be considered part of the requirements of this code to the prescribed extent of each such reference and as further regulated in Sections 102.4.1 and 102.4.2. Any reference to NFPA 70 or the ICC Electrical Code shall mean the National Electrical Code as adopted.

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 Section 406.2 to read as follows:

406.2 Replacement window opening control devices. In Group R-2 or R-3 buildings containing dwelling units, window opening control devices complying with ASTM F 2090 shall be installed where an existing window is replaced and where all of the following apply to the replacement window .The window opening control device, after operation to release the control device allowing the window to fully open, shall not reduce the minimum net clear opening area of the window unit to less than the area required by Section 1030.2 of the International Building Code.

{Remainder unchanged}

7. Amend Section 406.3 to read as follows:

406.3 Replacement window emergency escape and rescue openings. Where windows are required to provide emergency escape and rescue openings in Group R-2 and R-3 occupancies, replacement windows shall be exempt from the requirements of Sections 1030.2, 1030.3 and 1030.5 of the International Building Code provided the replacement window meets the following conditions:

{Remainder unchanged}

8. Amend Section 409.1 by adding an exception to read as follows:

Exception: Moved historic buildings need not be brought into compliance with the exception of new construction features required as the result of such movement, including but not limited to foundations and/or other structural elements.

9. Amend Section 410.1 by adding an exception to read as follows:

Exception: Components of projects regulated by and registered with Architectural Barriers Division of Texas Department of Licensing and Regulation shall be deemed to be in compliance with the requirements of this chapter.

10. Amend Section 410.4.2 by adding number 7 to the list of requirements, to read as follows:

7. At least one accessible family or assisted use toilet room shall be provided in accordance with Chapter 11 of the International Building Code.

11. Amend Section 702.6 to read as follows:

702.6 Materials and methods. All new work shall comply with the materials and methods requirements in the International Building Code, International Energy Conservation Code, International Mechanical Code, National Electrical Code, and International Plumbing Code, as applicable, that specify material standards, detail of installation and connection, joints, penetrations, and continuity of any element, component, or system in the building.

12. Amend Section 802.1 to read as follows:

802.1 General. Alteration of buildings classified as special use and occupancy as described in Chapter 4 of the International Building Code shall comply with the requirements of Section 801.1 and the scoping provisions of Chapter 1 where applicable.

13. Amend Section 803.5.1 to read as follows:

803.5.1 Minimum requirement. Every portion of open-sided walking surfaces, including mezzanines, equipment platforms, aisles, stairs, ramps and landings that are located more than 30 inches (762 mm) measured vertically to the floor or grade below at

any point within 36 inches (914 mm) horizontally to the edge of the open side, which are not provided with guards, or those in which the existing guards are judged to be in danger of collapsing, shall be provided with guards.

14. Amend Section 804.1 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 capable of resisting the passage of smoke 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.

15. 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.

16. 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.}

17. Amend Section 805.2 by deleting Exception #1

18. Amend Section 805.3.1.1 to read as follows:

4. In Group R-4 Occupancies, the maximum occupant load excluding staff is 10.

19. Amend Section 805.5.2 to read as follows:

805.5.2 Transoms. In all buildings of Group B, E, I-1, I-2, R-1 and R-2 occupancies,
{remainder unchanged}

20. Amend Section 806.1 by adding an exception to read as follows:

Exception: Components of projects regulated by and registered with Architectural Barriers Division of Texas Department of Licensing and Regulation shall be deemed to be in compliance with the requirements of this chapter.

21. 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.

22. 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.

23. 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.

24. Amend Section 1401.2 to read as follows:

1401.2 Applicability. Structures existing prior to the date of 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,” {remainder unchanged}

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.

INTERNATIONAL EXISTING BUILDING CODE – PROPOSED AMENDMENTS

DULY PASSED by the City Council of Coppell, Texas, this the _____ day of _____, 2017.

APPROVED:

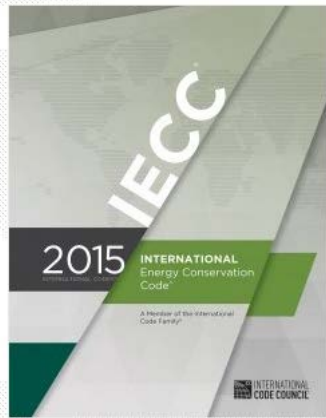
Karen Hunt, MAYOR

ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

2015 INTERNATIONAL ENERGY CONSERVATION CODE SIGNIFICANT CHANGES



The International Energy Conservation Code regulates the design and construction of buildings for the use and conservation of energy. The Texas state legislature passed HB 1736 in 2015, which adopted the 2015 IRC (Chapter 11 referencing the 2015 IECC) for new homes as the statewide minimum for residential energy codes, effective on September 1, 2016. Because the 2015 energy provisions are mandatory in Texas, the City has little leeway to amend the code, and deferred mostly to the North Central Texas Council of Governments for recommended amendments.

SIGNIFICANT CODE CHANGES:

- Additional required energy inspections are listed, such as foundation insulation, plumbing, electrical, and mechanical systems. [C104.2 & R104.2]
- Over 50 new technical definitions have been added. [C202 & R202]
- The geographic border line designating Warm-Humid locations moved, affecting 14 Texas counties (not Dallas). [Figures C301.1 & R301.1]
- The minimum R-value increased for commercial roof insulation and residential wall insulation. [Tables C402.1.3 & R402.1.2]
- New regulations reconcile the ambient fresh air intake requirements for fuel-burning appliances with the air-sealing requirements for the building envelope.
- HVAC efficiency ratings and lighting power restrictions have increased.
- New regulations have been added for commercial walk-in coolers and freezers, refrigerated warehouses, and refrigerated display cases. [403.2.14-17 & C403.5]
- The allowable rate of air changes per hour is reduced from five to three for residential buildings. [R402.4.1.2]
- The Energy Rating Index (ERI) is a new compliance alternative. [R406]

CHANGES IN PROPOSED AMENDMENTS:

- Section R102.1.2 Alternative Compliance has been further amended to clarify that all dwelling units must be tested for air and duct leakage, regardless of compliance method.
- The qualifications and objectivity of third-party testing agencies have been clarified.

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF COPPELL, TEXAS AMENDING THE CODE OF ORDINANCES BY AMENDING CHAPTER 15 ARTICLE 15-7, “ENERGY CONSERVATION CODE”, TO ADOPT THE INTERNATIONAL ENERGY CONSERVATION CODE, 2015 EDITION, AS THE CITY OF COPPELL ENERGY CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL ENERGY CODE 2015 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.

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, Article 15-7, “Energy Conservation Code”, in part to adopt the International Energy Conservation Code, 2015 Edition, with amendments to read as follows:

“ARTICLE 15-7. ENERGY CONSERVATION CODE

Sec. 15-7-1 Energy Conservation Code – Adopted.

There is hereby adopted the International Energy Conservation Code, 2015 Edition, 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. 15-7-2 Amendments.

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

1. Amend Section C102/R102 by adding Sections C102.1.2 and R102.1.2 to read as follows:

C102.1.2 Alternative compliance. A building certified by a national, state, or local accredited energy efficiency program and determined by the Energy Systems Laboratory to be in compliance with the energy efficiency requirements of this section may, at the option of the Code Official, be considered in compliance. The United States Environmental Protection Agency's Energy Star Program certification of energy code equivalency shall be considered in compliance.

R102.1.2 Alternative compliance. A building certified by a national, state, or local accredited energy efficiency program and determined by the Energy Systems Laboratory to be in compliance with the energy efficiency requirements of this section may, at the option of the Code Official, be considered in compliance. The United States Environmental Protection Agency's Energy Star Program certification of energy code equivalency shall be considered in compliance. Regardless of the program or the path to compliance, each 1- and 2-family dwelling shall be tested for air and duct leakage as prescribed in Section R402.4 and R403.3.3 respectfully.

2. Amend Section C202 and R202 by adding the following definitions:

DYNAMIC GLAZING. Any fenestration product that has the fully reversible ability to change its performance properties, including *U*-factor, solar heat gain coefficient (SHGC), or visible transmittance (VT).

GLAZING AREA. Total area of the glazed fenestration measured using the rough opening and including sash, curbing or other framing elements that enclose conditioned space. Glazing area includes the area of glazed fenestration assemblies in walls bounding conditioned basements. For doors where the daylight opening area is less than 50 percent of the door area, the glazing area is the daylight opening area. For all other doors, the glazing area is the rough opening area for the door including the door and the frame.

PROJECTION FACTOR. The ratio of the horizontal depth of the overhang, eave or permanently attached shading device, divided by the distance measured vertically from the bottom of the fenestration glazing to the underside of the overhang, eave or permanently attached shading device.

3. Amend Section C402.2/R402.2 by adding Sections C402.2.9 and R402.2.14 to read as follows:

Section C402.2.9/R402.2.14 Insulation installed in walls. To insure that insulation remains in place, insulation batts installed in walls shall be totally secured by an enclosure on all sides consisting of framing lumber, gypsum, sheathing, wood structural panel sheathing, netting or other equivalent material approved by the building official.

4. Amend Section R402.3.2 by adding a paragraph and table following the exception to read as follows:

Where vertical fenestration is shaded by an overhang, eave, or permanently attached shading device, the SHGC required in Table R402.1.2 shall be reduced by using the multipliers in Table R402.3.2 SHGC Multipliers for Permanent Projections.

Table R402.3.2 SHGC Multipliers for Permanent Projections ^a

Projection Factor	SHGC Multiplier (all Other Orientation)	SHGC Multiplier (North Oriented)
0 - 0.10	1.00	1.00
>0.10 – 0.20	0.91	0.95
>0.20 – 0.30	0.82	0.91
>0.30 – 0.40	0.74	0.87
>0.40 – 0.50	0.67	0.84
>0.50 – 0.60	0.61	0.81

>0.60 – 0.70	0.56	0.78
>0.70 – 0.80	0.51	0.76
>0.80 – 0.90	0.47	0.75
>0.90 – 1.00	0.44	0.73

^a North oriented means within 45 degrees of true north.

5. Amend Section R402.4.1.2 by adding a last paragraph to read as follows:

Mandatory testing shall only be performed by individuals that are certified to perform air infiltration testing certified by national or state organizations as approved by the building official. The certified individuals must be an independent third-party entity, and may not be employed, or have any financial interest in the company that constructs the structure.

6. Amend Section C402.2.7/R402.2 by adding Section C402.2.9 and R402.2.14 to read as follows:

Section C402.2.7/R402.2.14 Insulation installed in walls. To insure that insulation remains in place, insulation installed in walls shall be totally enclosed on all sides consisting of framing lumber, gypsum, sheathing, wood structural panel sheathing, netting or other equivalent material approved by the building official.

7. Amend Section R403.3.3 by adding a last paragraph to read as follows:

Mandatory testing shall only be performed by individuals that are certified to perform duct testing leakage testing certified by national or state organizations as approved by the building official. The certified individuals must be an independent third-party entity, and may not be employed; or have any financial interest in the company that constructs the structure.

8. Amend Section R403.3.3 by adding a last paragraph to read as follows:

Mandatory testing shall only be performed by individuals that are certified to perform duct testing leakage testing certified by national or state organizations as approved by the building

official. The certified individuals must be an independent third-party entity, and may not be employed; or have any financial interest in the company that constructs the structure.

9. Amend Section R403.3.5 to read as follows:

R403.3.5 Building cavities (Mandatory). Building framing cavities shall not be used as supply ducts and plenums. Building framing wall cavities in the exterior thermal envelope shall not be used as return ducts

10. Amend Section R405.6 by adding the following sentence to the end of paragraph:

Acceptable performance software simulation tools may include, but are not limited to, REM Rate™, Energy Gauge and IC3. Other performance software programs accredited by RESNET BESTEST and having the ability to provide a report as outlined in R405.4.2 may also be deemed acceptable performance simulation programs and may be considered by the building official.

11. Amend Table R406.4 to read as follows:

TABLE R406.4¹

MAXIMUM ENERGY RATING INDEX

CLIMATE ZONE	ENERGY RATING INDEX
3	65

¹ This table is effective until August 31, 2019.”

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 _____, 2017.

APPROVED:

Karen Hunt, MAYOR

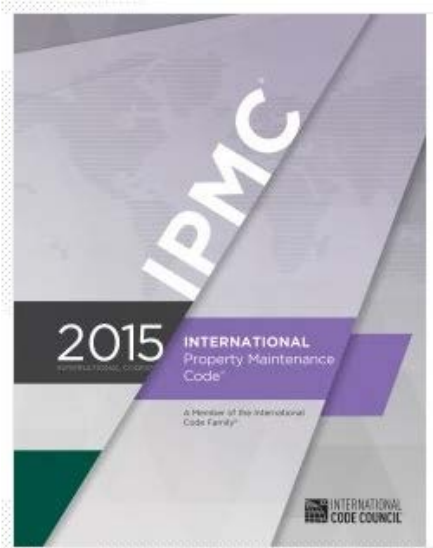
ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT HAGER, CITY ATTORNEY

2015 INTERNATIONAL PROPERTY MAINTENANCE CODE SIGNIFICANT CHANGES



The International Property Maintenance Code (IPMC) provides for the regulation and safe use of existing structures in the interest of the social and economic welfare of the community. The City has substantially amended portions of the IPMC to reflect our own neighborhood standards, rental registration policy, and enforcement protocols. These amendments have not changed in the 2015 edition, except as noted.

SIGNIFICANT CODE CHANGES:

- Section 101.2 adds the term “owner’s authorized agent” to the list of responsible parties (repeated throughout the Codes).
- Section 704.2 Smoke Detectors has been reformatted and expanded to include a required separation distance between smoke detectors and bathrooms or cooking appliances.

CHANGES IN PROPOSED AMENDMENTS:

- Section 404.4.1 is amended to increase the minimum room size of bedrooms for multiple occupants.
- Alterations in use or construction that increase the number of bedrooms should not be disproportional to the number of bathrooms and living spaces. [404.4.5]

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 15-14, “PROPERTY MAINTENANCE CODE”, TO ADOPT THE INTERNATIONAL PROPERTY MAINTENANCE CODE 2015 EDITION, AS THE CITY OF COPPELL PROPERTY MAINTENANCE CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL PROPERTY MAINTENANCE CODE 2015 EDITION; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A REPEALING CAUSE; 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 OR LAW FOR SUCH OFFENSE WHICH IS A VIOLATION OF 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, Article 15-14, “Property Maintenance Code”, in part to adopt the International Property Maintenance Code, 2015 Edition, with amendments to read as follows:

“ARTICLE 15-14. PROPERTY MAINTENANCE CODE

There is hereby adopted the International Property Maintenance Code, 2015 Edition, 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. 15-14-2. Amendments.

The following sections of the International Property Maintenance 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 Property Maintenance Code of the City of Coppell, hereinafter referred to as “this code.”

2. Amend Section 102.3 to read as follows:

102.3 Application of other codes. Repairs, additions or alterations to a structure, or changes of occupancy, shall be done in accordance with the procedures and provisions of the International Building Code, International Energy Conservation Code, International Fire Code, International Fuel Gas Code, International Mechanical Code, International Residential Code, International Plumbing Code, and NFPA 70. Nothing in this code shall be construed to cancel, modify or set aside any provision of the City of Coppell Zoning Ordinance.

3. Amend Section 103.1 to read as follows:

103.1 General. The department of property maintenance inspection, referred to as the Building Inspection Department of the City of Coppell, is hereby created and the executive official in charge thereof, Chief Building Official or designee, shall be known as the code official.

4. Amend Section 103.5 to read as follows:

103.5 Fees. The fees for activities and services performed by the department in carrying out its responsibilities under this code shall be as indicated in the fee schedule as established by resolution of the City of Coppell shall be charged for compliance with this article.

5. Amend Section 107.1 to read as follows:

107.1 Notice to owner(s) or to person(s) responsible. Whenever the code official determines that there has been a violation of this code or has grounds to believe that a violation has occurred, notice shall be given in the manner prescribed in Sections 107.2 and 107.3 to the owner(s) or to the person(s) responsible for the violation as specified in this code. Notices for condemnation procedures shall also comply with Section 108.3.

6. Amend Section 107.3 to read as follows:

107.3 Method of service. Such notice shall be deemed to be properly served if a copy thereof is:

1. Delivered personally; or
2. Posting a notice of violation in a conspicuous place in or about the structure or on a placard attached to a stake driven into the ground on the property to which the violation relates, if the property contains no buildings; or
3. Sent by certified or first class mail addressed to the last known address; or
4. If the notice is returned showing that the letter was not delivered, a copy thereof shall be posted in a conspicuous place in or about the structure affected by such notice.

7. Amend Section 111.1 to read as follows:

111.1 Application for appeal. Any person directly affected by a decision of the building official or a notice or order issued under this code shall have the right to appeal to the building and standards commission prior to the expiration of the period for compliance in said order. An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been incorrectly interpreted, the provisions of this code do not fully apply, or the requirements of this code are adequately satisfied by other means. There shall be a filing fee for an appeal to the building and standards commission in an amount determined from time to time by resolution of the City council.

8. Sections 111.2 thru 111.8 shall be deleted and replaced by:

Article 2-6 Building and Standards Commission of the Code of Ordinances.

9. Amend Section 112.4 to read as follows:

112.4 Failure to comply. Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than the amount of the permit fee required by code and not to exceed One Thousand (\$1,000.00) dollars.

10. Adopt a new Section 113 “Rental Registration”, to read as follows:

113.1 General. The City of Coppel, referred to as the City, recognizes a need for an organized inspection program of residential rental units within the City in order to upgrade rental units to meet City and state life safety, health, fire and zoning codes within the City and to provide a more efficient system for compelling both absentee and local landlords to correct violations and to maintain, in proper condition, rental property within the City. The City recognizes that the most efficient system to provide for rental inspections is the creation of a program requiring the registration of all residential rental units within the City so that orderly inspection schedules can be made by City officials.

113.2 Registration requirements. No person shall hereafter occupy, allow to be occupied or let to another person for occupancy any residential rental property within the City for which a registration statement has not been properly made and filed with the building inspection department of the City. Registration shall be made upon forms furnished by the City for such purpose and shall specifically require the following minimum information:

1. Name, address and phone number of the property owner.
2. Name, address and phone number of the designated local property manager if the property owner lives outside the metropolitan area.
3. The street address of the rental property.
4. The number and types of units within the rental property (dwelling units or sleeping rooms).
5. The maximum number of occupants permitted for each dwelling unit or sleeping room in accordance with Section 404.4.1.
6. The name, phone number and address of the person authorized to make or order repairs or services for the property, if in violation of City or state codes, if the person is different than the owner or local manager.

113.2.1 Manner of registering. The registration must be made on or before January 30th, and annually thereafter by the property owner or designated local property manager in the office of the building inspection department of the City.

113.2.2 Transfer of property. Every new owner of rental property (whether as fee owner or contract purchaser) shall be required to furnish to the building inspection department the new owner's name, address and phone number and the name, address and phone number of the owner's designated local manager before taking possession of the rental property. No registration fee shall be required of the new owner during the year in which possession takes place provided that the previous owner has paid all registration fees and has complied with all requirements of this article and any notices from the City concerning violations of health, zoning, fire or safety codes of the City. If any change in the type of occupancy as originally registered is contemplated by the new owner, a new registration statement will be required.

113.3 Inspection required. All dwellings, boarding-houses, rooming houses, lodging houses, and/or tourist houses that rent to permanent residents and dormitories shall be inspected systematically for compliance with this article and all other applicable laws.

Exception: The provisions of this section shall not apply to:

1. Dwellings, buildings, structures and uses owned and operated by any governmental agency;
2. Dwellings, buildings, structures and uses licensed and inspected by the state;
3. Hotels that do not rent to permanent residents;
4. Where a nonresidential business or activity, or a state-licensed and state-inspected use occupies a portion of a building and premises which would be otherwise subject to this article, the provisions of this article shall be applicable to the residential and common or public areas of such building and premises.
5. Properties that are currently being occupied by family member(s) with a written notice given to Building Inspection and no rental payments are being collected from occupant.

113.4 Frequency of inspections. All rental dwellings subject to this article shall be inspected upon change of occupancy, except as provided herein.

113.4.1 Inspection of multifamily: Ten percent of the entire complex will be inspected each year. As a result of such inspection, a list of all violations found in each unit, if any, shall be maintained by the inspection department. For each additional unit that fails due to a high risk item, one additional unit will be inspected. Any re-inspection shall require an additional fee as

established by resolution of the City Council. High risk re-inspections shall be conducted within three business days.

113.4.2 Inspection of townhome(s): The owner of multiple townhomes shall provide written notice to Building Inspection indicating the type of registration classification of their townhomes as listed below:

- a. Residential classification which shall be inspected upon change of occupancy with appropriate fees; or
- b. Multifamily classification which shall require ten percent of the entire complex be inspected each year with appropriate fees.

113.5. Rental Registration Inspection required. No person shall rent, lease or let for occupancy any dwelling subject to this division without having a valid, current rental registration inspection for that dwelling.

113.6 Inspection procedure. If, upon completion of the inspection, the premises are found to be in violation of one or more provisions of applicable City codes and ordinances, the City shall provide written notice of such violation and shall set a re-inspection date for violation to be corrected. If such uncorrected violations do not pose an immediate threat to the health, safety, and welfare of the occupants, the Chief Building Official or designee may authorize the occupancy of the premises for a period not to exceed 90 days.

113.7 Request for inspection. The owner of any dwelling subject to this division [article] may request inspections of said dwelling at any time.

113.8 Maintenance of records. All records, files, and documents pertaining to this article shall be maintained by the Building Inspection Department and made available to the public as allowed or required by state law or City ordinance.

113.9 Exemptions. The provisions of this article shall not apply to hospital units, nursing home units or retirement-home units licensed by the state located within the City and properties that are currently being occupied by family member(s) and no payments are being collected all of which shall be specifically exempt from registration under this article.

113.10 Fees. A fee schedule as established by resolution of the City shall be charged for compliance with this article.

113.11 Nuisance, injunction. Any violation of this article is hereby declared to be a nuisance. In addition to any other relief provided by this article, the City attorney may apply to a court of competent jurisdiction for an injunction to prohibit the continuation of any violation of this article. Such application for relief may include seeking a temporary restraining order, temporary injunction and permanent injunction.

113.12 Other actions, prosecution, court cases. Nothing in this article shall prevent the City from taking action under any of its City fire, housing, zoning or other health safety codes for violations thereof to seek injunctive relief or criminal prosecution of such violations in accordance with the terms and conditions of the particular ordinance or code under which the City would proceed against the property owner, designated property manager or occupant of any residential rental dwelling unit covered by this registration and inspection article.

113.13 Failure to register or obtain inspection. If the owner or local property manager fail to register a property within the time prescribed or fails to obtain a passing inspection prior to occupancy, they shall be liable to a fine not to exceed Two Thousand (\$2,000.00) dollars.

11. Amend Section 202 by adding new definitions to read as follows:

BOARDINGHOUSE, ROOMING HOUSE, LODGING HOUSE AND TOURIST HOUSE. Building arranged or used for the lodging, with or without meals, for compensation, by individuals who are not members of the family.

FENCE. Any wall or structure more than 18 inches in height erected or maintained for the purposes of enclosing, screening, restricting access to or decorating the surrounding lot, parcel, building or structures.

FRONT YARD. Open, unoccupied space on a lot facing a street and extending across the front of a lot between the side yard lines.

GRAFFITI. Words, phrases, designs, symbols, letters, or drawings written, painted, scratched on or applied to sidewalks, fences, walls, windows, walls of buildings, trees, or other structures or items.

HIGH-RISK ITEMS. Unsafe or unsanitary plumbing, electrical hazards, unsanitary conditions, missing or inoperable smoke detectors, structural hazards, inadequate heat (as required by the International Building Code), improperly secured premise, inadequate exits.

HOTEL. A room or rooms in any building or structure kept, used, maintained, advertised or held out to the public to be an inn, motel, hotel, apartment hotel, lodging house, boarding house, rooming house, tourist house, dormitory or place, where sleeping, rooming, office, conference or exhibition accommodations are furnished for lease or rent, whether with or without meals.

LANDLORD. Any owner, resident or non-resident, who leases or rents his single-family residence to another.

MULTIFAMILY DWELLINGS. A building or portion thereof containing more than two dwelling units.

NUISANCE. The following shall be defined as nuisances; whatever is dangerous to human life or is detrimental to health, as determined by the health officer, including but not limited to the following:

- a. Any public nuisance known at common law.
- b. Any attractive nuisance which may prove detrimental to children whether in a building, on the premises of a building, or upon an unoccupied lot. This includes any abandoned wells, shafts, basements, or excavations; abandoned refrigerators and motor vehicles; any structurally unsound fences or structures; un-fenced privately owned playground equipment; or any lumber, trash, fences, brush, debris or vegetation which may be hazardous for children;
- c. Graffiti of any type;
- d. Any tree, shrub, or other plant which creates a hazard or risk of damage or destruction to persons or property;
- e. Any substandard condition under this code.

PERSON. An individual, corporation, partnership or any other group acting as a unit and/or as a legal entity.

PERMANENT RESIDENT. Any person who occupies or has the right to occupy any room or rooms in a hotel or motel for at least thirty (30) consecutive days.

PROPERTY MANAGER. A person other than the owner that has managing control of a rental property.

REAR YARD. A space unoccupied by principle structure extending for the full width of the lot between a principle structure and the rear lot.

RENT. The offering, holding out or actual leasing of a rental unit to an occupant other than the owner and generally involves the payment of a rental amount although other forms of consideration may be involved or no consideration at all may be involved.

RENTAL PROPERTY. Any single family dwelling, two-family dwelling, multifamily dwelling, town home, dormitory, boardinghouse, lodging house, tourist house, rooming unit or combination of any such dwelling unit as defined herein.

REPAIR. The replacement of existing work with the same kind of material used in the existing work, not including additional work that would change the structural safety of the building, or that would affect or change required exit facilities, a vital element of an elevator, plumbing, gas piping, wiring or heating installations, or that would be in violation of a provision of law or ordinance. The term “repair” or “repairs” shall not apply to any changes of construction.

REPAIR, FENCE. The construction or repair of fifty percent (50%) or less of the perimeter of an existing fence.

REPLACE, FENCE. The construction, reconfiguration, relocation or repair of fifty percent (50%) or more of the perimeter of an existing fence.

SIDE YARD. An open unoccupied space on the same lot with the building, situated between the building and the side line of the lot, and extending through the street or the front line shall be deemed a side yard.

SINGLE-FAMILY DWELLING, ATTACHED. A building located on a separately platted lot with use and occupancy identical to other single-family dwellings except without the required yard setbacks in front, side or rear. This is a structure that has one or more walls extending from ground to roof separating it from adjoining structures and sometimes referred to as townhouses.

SINGLE-FAMILY DWELLING, DETACHED. A building designed for one family in a single dwelling unit. This shall include manufactured homes as defined herein.

TWO-FAMILY DWELLING (DUPLEX). A building containing two dwelling units.

TRASH AND DEBRIS. All manner of refuse including, but not limited to: mounds of dirt; piles of leaves, grass and weed clippings; paper trash; useless fragments of building material; building materials that have not been in use in over 30 days; rubble; furniture other than furniture designed for outside use; useless household items and appliances; items of salvage, such as scrap metal and wood; old barrels; tires; objects that hold water for an extended time; tree and brush trimmings and other miscellaneous wastes or rejected matter.

VEHICLE. Any and every device in, upon or by which a person or property is or may be transported, drawn or moved upon a street, highway, waterway or airway and shall include but is not limited to any automobile, bus, truck, tractor, motorhouse, farm machinery, motorcycle, scooter, moped, all-terrain vehicle, boat, boat trailer, aircraft, recreational vehicle, golf cart, go-cart, trailer, fifth wheel trailer, camper, camper shell, wheeled towing frame, semi tractor, semi tractor trailer, truck bed mounted on a chassis and mobile home. This definition does not include non-motorized bicycles, small engine lawn mowers and devices of similar scale.

VEHICLE, ANTIQUE. A passenger car or truck that is at least 35 years old.

VEHICLE COLLECTOR. A person who: (a) owns one or more antique or special interest vehicles; and (b) acquires, collects or disposes of an antique or special interest vehicle or part of them for personal use to restore and preserve an antique or special interest vehicle for historic interest.

VEHICLE, SPECIAL INTEREST. A vehicle of any age that has not been changed from the original manufacturer's specifications and, because of its historic interest is being preserved by hobbyist.

URBAN NUISANCE. A premises or structure that is dilapidated, substandard, or unfit for human habitation and a hazard to the public health, safety, and welfare; regardless of its structural condition, is unoccupied by its owner, lessees, or other invitees and is unsecured from unauthorized entry to the extent that it could be entered or used by vagrants or other uninvited persons as a place of harborage or could be entered or used by children; or boarded up, fenced, or otherwise secured in any manner if: the structure constitutes a danger to the public even though secured from entry; or the means used to secure the structure are inadequate to prevent unauthorized entry or use of the structure.

12. Amend Section 302.2 to read as follows:

302.2 Grading and drainage. All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon. Furthermore, no filling, excavation or other improvement shall be performed or constructed on any property which will have an adverse effect on an existing drainage pattern on an adjacent property.

Exception: Approved retention areas and reservoirs.

13. Amend Section 302.3 to read as follows:

302.3 Sidewalks and driveways. All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions, mud, debris, frozen precipitation or other obstruction that would impair or prevent their use.

14. Amend Section 302.4 to read as follows:

302.4 Weed(s), brush and other material over 12 inches high. It shall be unlawful for any person owning or occupying any real property within the corporate limits of the City to permit

weed(s) or any other combustible material to grow to a height greater than 12 inches upon any such real property including but not limited to alleys, City r.o.w., and utility easements. All vegetation, not regularly cultivated, and which exceeds 12 inches in height shall be presumed to be a fire hazard and constitute a nuisance.

Exception: With respect to lots, tracts or parcels of land designated for agricultural use by the appropriate County Appraisal District and/or lots, tracts or parcels zoned Agricultural District as per the City of Coppell Zoning Map, the provisions of this section shall not apply to any area greater than 50 feet from any property line and right-of-way line of any street or thoroughfare. Furthermore, crops shall not be allowed to grow to a height greater than 4 feet.

15. Adopt new Sections 302.4.1 through 302.4.11 to read as follows:

302.4.1 Groundcover. All groundcover including but not limited to grass, weed(s), ivy, and other decorative groundcovers shall be maintained by mowing, trimming, and/or edging so as to be in conformance with Section 302.4 of this section and shall be maintained so as not to encroach over the edge of sidewalks, pedestrian ways, driveways, flatwork, curbs, and street pavement. This shall not preclude the use of permeable pavement or permeable flatwork techniques that incorporate groundcover in their design provided the areas are maintained in accordance with this section.

302.4.2 Objectionable matter. It shall be the lawful duty of any person owning or occupying real property, within the corporate limits of the City, to keep such property free from rubbish, and other objectionable, unsightly, or unsanitary manner. It shall further be the lawful duty of any person owning any building, establishment, or real property, to keep such improvements or property free from filth, carrion, or other impure or unwholesome matter.

302.4.3 Stagnant water. It shall be unlawful for any person owning or occupying real property, within the corporate limits of the City, to permit stagnant water therein, and it shall be the duty of said persons to fill up, drain, or regrade any lot, ground or yard which has stagnant water therein.

302.4.4 Notice to owner(s) or to person(s). Notice shall be given in the manner prescribed in Sections 107.2 and 107.3 to the owner(s) or to person(s) responsible for the violation as specified in this code.

302.4.5 Subsequent violations within one year. The City, in the notice of violation, may inform the owner(s) or person(s) responsible in the manner prescribed in Sections 107.2 and 107.3 that if the owner commits another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the City without further notice may correct the violation at the owners expense and assess the expense against the property. If a violation covered by a notice under this subsection occurs within the one year period, and the City has not been informed in writing by the owner of an ownership change, then the City without notice may take any action permitted by this article and assess expenses as provided by this article.

302.4.6 City may perform work and charge expenses. If the owner or occupant of property in the City does not comply with a requirement in this article within ten days of notice of a violation, the City may do the work or make the improvements required and pay for the work done and improvements made and charge the expenses to the owner of the property. The expenses incurred by the City of Coppell, with City council approval, pursuant to the correcting of conditions as set forth in this article, shall be assessed against the real estate on which the work is done or improvements made.

302.4.7 Expenses of compliance. In the event that it becomes necessary for the City to go onto property and do, or cause to be done, the work necessary to compel compliance with the requirements of this article, the following expenses shall be charged, levied, assessed and collected against such property:

1. Actual costs of necessary work;
2. \$100.00 administrative fee; and
3. Ten percent interest per year.

302.4.8 Assessments of expenses. In the event the owners of premises upon which work was performed by the City and charges incurred, fails or refuses to pay such charges and expenses within 60 days after the work was done, the City Tax Assessor and collector shall file with the County Clerk of Dallas or Denton County a lien statement which describes the expenses the City has incurred pursuant to the provision of this article, the name of the owner, if known, and the legal description of the property. This lien is security for the expenditures made and interest occurring at the rate of ten percent on the amount due from the date of payment by the municipality. This lien is inferior only to tax liens and liens for street improvements.

302.4.9 Foreclosure. The City may bring a suit for foreclosure in the name of the City to recover the expenditures and interest due in any lien obtained pursuant to this article.

302.4.10 Additional authority to abate dangerous weed(s).

302.4.10.1 Notwithstanding the other provisions to this article, the City may abate, without notice, weed(s) that have grown higher than 48 inches and are an immediate danger to the health, life, or safety of any person.

302.4.10.2 If the City abates weed(s) under this section, the City shall give notice to the property owner in a manner required by Sections 107.2 and 107.3 not later than the tenth day after the date that the City abates weed(s) under this section. This notice shall contain:

1. An identification, which is not required to be a legal description, of the property;
2. A description of the violations of the ordinance that occurred on the property;
3. A statement that the City abated the weeds; and
4. An explanation of the property owner's right to request an administrative hearing about the City abatement of the weeds.

302.4.10.3 The City shall conduct an administrative hearing on the abatement of weeds under this section if, not later than the 30th day after the date of the abatement of the weed(s), the property owner files with the City a written request for a hearing.

302.4.10.4 An administrative hearing conducted under this section shall be conducted no later than the 20th day after the date a request for hearing is filed. The owner may testify or present any witnesses or written information relating to the City's abatement of the weed(s).

302.4.10.5 Expenses under this section may be assessed in liens created under the same conditions expressed in this article. The grant of authority in this section is in addition to all other powers granted by this article.

302.4.11 Maintenance of subdivision. Within the boundaries of a subdivision plat, the homeowner's association shall be responsible for maintaining all common areas, and shall be considered the owner or occupant of the common areas for purposes of this article.

16. Amend Section 302.7 to read as follows:

Section 302.7 Accessory structures. All accessory structures, including detached garages, carports, awnings, patio covers, sheds, storage buildings, retaining walls, fences and walls, shall be maintained structurally sound and in good repair.

17. Adopt new Sections 302.7.1 and 302.7.2 to read as follows:

Section 302.7.1 Portable storage container(s) and/or unit(s). It shall be unlawful for any person, occupant, or owner to place on any public street or City right-of-way a portable storage container(s) and/or unit(s) including but not limited to PODS, Mobile Mini, Smart Box, and Mini Storage units. Furthermore, such portable storage container(s) and/or unit(s) shall not be placed on any property for a period longer than forty-five (45) consecutive days.

Section 302.7.2 Fences and retaining walls. All fences and retaining walls shall be maintained reasonably plumb and structurally sound. Fences and retaining walls that are broken, loose, damaged, missing parts (i.e. pickets, slates, posts, wood rails, brick, and panels) shall be repaired, replaced or removed. Each structural and decorative member of a fence or a retaining wall shall be free of deterioration and be compatible in size, material, and appearance with the remainder of the fence or retaining wall. A fence or retaining wall that has deteriorated to a condition that is likely to fall or if any portion of the fence is more than 15 degrees out of vertical alignment shall be repaired, replaced, or removed. Fences or retaining walls shall not be externally braced in lieu of replacing or repairing steel posts, columns, or other structural members.

18. Amend Section 302.8 to read as follows:

Section 302.8 Motor Vehicles. Except as provided for in other regulations, no inoperable or unlicensed motor vehicle shall be parked, kept or stored on any premises, and no vehicle shall at any time be in a state of major disassembly, disrepair, or in the process of being stripped or dismantled. Paint of vehicles is prohibited unless conducted inside an approved spray booth.

Exceptions:

1. A vehicle of any type is permitted to undergo major overhaul, including body work, provided that such work is performed inside a structure or similarly enclosed area designed and approved for such purposes.
2. A vehicle that is completely enclosed within a building in a lawful manner and is not visible from the street or other public or private property.
3. That is stored or parked in a lawful manner on private property in connection with the business of a licensed vehicle dealer or a junk yard; or
4. That is antique or special interest vehicle stored by a vehicle collector on the collector's property, if the vehicle or part and the outside storage area, if any, are: (a) maintained in an orderly manner; (b) not a health hazard; and (c) screened from ordinary public view by appropriate means including a fence, rapidly growing trees or shrubbery.

19. Adopt new Sections 302.8.1 and 302.8.2 to read as follows:

Section 302.8.1 Parking regulations. No vehicle, special vehicle, and/or utility vehicle shall be parked on any lot unless parked on a concrete driveway or solid concrete slab. Certain vehicles, such as, but not limited to any trailer, boat, boat trailer, stock trailer, camper trailer, semitrailer, mobile home, truck tractor, recreational vehicle or bus shall be parked on any public street within any residential area of the City for a period longer than two hours.

Section 302.8.2 Non-conforming parking surfaces. Pre-existing, non-conforming gravel driveways/ parking surfaces (those installed prior to the current solid parking surface requirement) shall be maintained to be free of grass and weeds.

20. Adopt a new Section 302.10 to read as follows:

Section 302.10 Glare. Exterior lights placed or erected on private property shall be shielded, placed or erected so as not to create a traffic hazard or a public nuisance.

21. Adopt a new Section 302.11 to read as follows:

Section 302.11 Trees, shrubs and plants. Trees, shrubs, and plants shall not obstruct the access to or from any door or window of any structure which is used, or is required by City codes and ordinances to be used, for ingress or egress. Trees, shrubs, or plants that are dead

and/or which are hazardous to persons or property shall be removed. Foliage of hedges, trees, and shrubs in public rights-of-way shall be maintained by the property owner adjacent to the right-of-way, such that the minimum overhang above a sidewalk shall be seven (7) feet. The minimum overhang above a street, alley, or public driveway shall be fourteen (14) feet.

22. Adopt a new Section 302.12 to read as follows:

Section 302.12. Nuisances. All properties shall be maintained free of any nuisances.

23. Adopt a new Section 302.13 to read as follows:

Section 302.13 Erosion Control. The unpaved areas of the property shall be maintained with grass, ground cover, or other type of landscaping to such an extent that the soil, when wet, will not be picked up and spread to sidewalks or adjacent private or public property and is not subject to erosion during rains.

24. Adopt a new Section 302.14 to read as follows:

Section 302.14 Antennas, towers, stacks, etc. Antennas, towers, stacks, satellite dishes, and similar structures must be maintained structurally sound, free of deterioration, firmly secured, and must comply with applicable requirements of the City of Coppell Zoning Ordinance, as amended.

25. Adopt a new Section 302.15 to read as follows:

Section 302.15 Residential Outside Storage. It shall be unlawful for any person to allow, permit, conduct or maintain any outside storage on any portion of a lot or tract, unless screened from public view. Prohibited outside storage shall include, but is not limited to, the following: Building and landscape material (exception: allowed only during an active remodeling permit) including firewood, chemicals; items associated with a home occupation; or other matter associated with nonresidential activity, appliances and or furniture not designed for outdoor use; appliances designed for outdoor use but not currently installed; tools, equipment not connected with a residential use; lawn maintenance equipment; motor vehicle parts and/or accessories; other items or personal property which are not customarily used or stored outside

and which are not made of a material that is resistant to damage or deterioration from exposure to the outside environment; or trash, garbage or other refuse.

26. Amend Section 304.3 to read as follows:

[F] Section 304.3 Premises identification. Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property and rear alleyway where such alleyway exists. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches (102 mm) high with a minimum stroke width of 0.5 inch (12.7 mm).

27. Amend Section 304.15 to read as follows:

Section 304.15 Doors. All exterior doors, garage doors, door assemblies, operator systems if provided, and hardware shall be maintained in good condition. Locks at all entrances to dwelling units and sleeping units shall tightly secure the door. Locks on means of egress doors shall be in accordance with Section 702.3.

28. Adopt a new Section 304.20 to read as follows:

Section 304.20 Burglar bars. Burglar bars shall comply with requirements of the building code and other codes or ordinances of the City. Burglar bars on windows of bedrooms of residential structures shall be constructed and mounted in such a way so as to be operable and openable from the interior of the residence.

29. Amend Section 404.4.1 to read as follows:

404.4.1 Room area. Every living room shall contain not less than 120 square feet (11.2 m²) and every bedroom shall contain not less than 70 square feet for a single occupant (6.5 m²) and shall be increased by not less than 50 square feet (4.6 m²) of floor area for each additional occupant.

30. Amend Section 404.4.5 to add a second paragraph, to read as follows:

Section 404.4.5 Other requirements. [first paragraph to remain the same]

The number of bedrooms must be proportional to the number of bathrooms and living areas in single-family and two-family dwellings such that for every two rooms in the dwelling unit used as a bedroom, there must be at least one full bathroom (containing a commode, a lavatory and a shower or bathtub) and one living area.”

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 offence, except where a different

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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 _____, 2017.

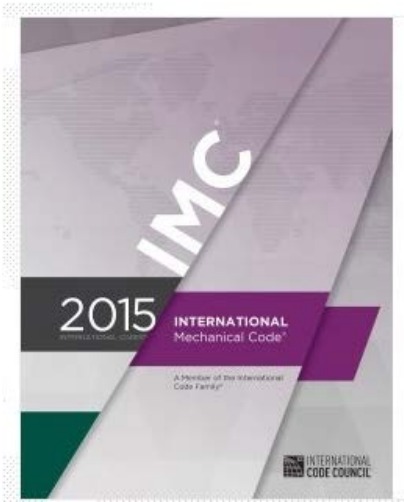
APPROVED:

KAREN HUNT, MAYOR

ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

2015 INTERNATIONAL MECHANICAL CODE SIGNIFICANT CHANGES



The International Mechanical Code (IMC) covers mechanical systems, appliances, and duct and ventilation systems for buildings other than one- and two-family residential structures. It establishes standards for the safe and efficient use of temperature control and ventilation systems. This code relies heavily on manufacturer's specifications for appliance installation. The code has evolved to reflect new technologies and energy efficiency measures.

SIGNIFICANT CODE CHANGES:

- Manicure and pedicure stations must be equipped with exhaust systems, with minimum ventilation rates established to remove chemical vapors. [502.20 & Table 403.3.1.1]
- Dryer Exhaust Duct Power Ventilators (booster fans) are recognized as a means to increase dryer exhaust vent length. [504.5 & 504.8.4.3]
- Return air provisions have been reorganized, and language has been added requiring return air openings to be at least ten feet from draft hoods or combustion chambers of appliances. [601.5]
- All duct sealant tapes must be UL 181B listed. [603.9]
- Refrigerant access ports must be retrofitted with locking caps when an air conditioner is serviced or refrigerant is added; previously, locking caps were only required on new units. [1102.3]

CHANGES IN PROPOSED AMENDMENTS:

- No significant changes in amendments

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 15-3, “MECHANICAL CODE”, TO ADOPT THE INTERNATIONAL MECHANICAL CODE, 2015 EDITION, AS THE CITY OF COPPELL MECHANICAL CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL MECHANICAL CODE 2015 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.

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

SECTION 1. That the City of Coppel Code of Ordinances be, and the same is, hereby amended by amending Chapter 15, Article 15-3, “Mechanical Code”, in part to adopt the International Mechanical Code, 2015 Edition, with amendments to read as follows:

“ARTICLE 15-3. MECHANICAL CODE

Sec. 15-3. Mechanical Code - Adopted.

There is hereby adopted the International Mechanical Code, 2015 Edition, 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. 15-3-2. Amendments.

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

1. Amend Section 102.8, to read as follows:

102.8 Referenced Codes and Standards. The codes and standards referenced herein shall be those that are listed in Chapter 15, and such codes when specifically adopted, and standards shall be considered part of the requirements of this code to the prescribed extent of each such reference. Whenever amendments have been adopted to the referenced codes and standards, each reference to said code and standard shall be considered to reference the amendments as well. Any reference to NFPA 70 or the National Electrical Code (NEC) shall mean the Electrical Code as adopted.

2. Add Section 304.13, to read as follows:

304.13 Minimum Burial Depth. Underground fuel piping systems shall be installed a minimum depth of 18 inches (458 mm) below grade.

3. Amend Section 306.3, to read as follows:

306.3 Appliances in attics. Attics containing appliances requiring *access* shall be provided . . . *{bulk of paragraph unchanged}* . . . side of the appliance. The clear *access* opening dimensions shall be a minimum of 20 inches by 30 inches (508 mm by 762 mm), or larger where such dimensions are not large enough to allow removal of the largest appliance. A walkway to an appliance shall be rated as a floor as approved by the building official. As a minimum, for *access* to the attic space, provide one of the following:

1. A permanent stair.
2. A pull down stair with a minimum 300 lb. (136 kg) capacity.
3. An *access* door from an upper floor level.

4. *Access Panel* may be used in lieu of items 1, 2, and 3 with prior approval of the code official due to building conditions.

Exceptions:

1. The passageway and level service space are not required where the appliance is capable of being serviced and removed... *{remainder of section unchanged}*

4. Amend Section 306.5, to read as follows:

306.5. Equipment and Appliances on Roof and Elevated Structures. Where equipment and appliances requiring access are installed on roofs or elevated structures at a height exceeding 16 feet (4877 mm), such access shall be provided by a permanent means of access. Permanent exterior ladders providing roof access need not extend closer than 12 feet (2438 mm) to the finish grade or floor level below and shall extend to the equipment and appliances level service space. Such access shall...(bulk of section to read the same)...on roofs having a slope greater than 4 units vertical in 12 units horizontal.

A receptacle outlet shall be provided at or near the equipment and appliance location in accordance with the Electrical Code. Low voltage wiring of 50 volts or less shall be installed in a manner to prevent physical damage.

5. Amend Section 306.5.1 to read as follows:

306.5.1 Sloped roofs. Where appliances, *equipment*, fans or other components that require service are installed on roofs having slopes greater than 3 units vertical in 12 units horizontal and having an edge more than 30 inches (762 mm) above grade at such edge, a catwalk at least 16 inches in width with substantial cleats spaced not more than 16 inches apart shall be provided from the roof *access* to a level platform at the appliance. The level platform shall be provided on each side of the appliance to which *access* is required for service, repair or maintenance. The platform shall be not less than 30 inches (762 mm) in any dimension and shall be provided with guards. The guards shall extend not less than 42 inches (1067 mm) above the platform, shall be constructed so as to prevent the passage of a 21-inch-diameter (533 mm) sphere and shall comply with the loading requirements for guards specified in the International Building Code.

7. Adopt new Sections 306.6 and 306.6.1 to read as follows:

306.6 Water heaters above ground or floor. When the mezzanine or platform in which a water heater is installed is more than eight (8) feet (2438 mm) above the ground or floor level, it shall be made accessible by a stairway or permanent ladder fastened to the building.

Exception: A max 10 gallon water heater (or larger with approval) is capable of being accessed through a lay-in ceiling and a water heater installed is not more than ten (10) feet (3048 mm) above the ground or floor level and may be reached with a portable ladder.

306.6.1 Whenever the mezzanine or platform is not adequately lighted or access to a receptacle outlet is not obtainable from the main level, lighting and a receptacle outlet shall be provided in accordance with Section 306.3.1.

8. Amend Section 307.2.3, item 2 to read as follows:

2. A separate overflow drain line shall be connected to the drain pan provided with the equipment. Such overflow drain shall discharge to a conspicuous point of disposal to alert occupants in the event of a stoppage of the primary drain. The overflow drain line shall connect to the drain pan at a higher level than the primary drain connection. However, the conspicuous point shall not create a hazard such as dripping over a walking surface or other areas so as to create a nuisance.

9. Adopt a new Section 307.2.5 to read as follows:

Drain line maintenance. Condensate drain lines shall be configured to permit the clearing of blockages and performance of maintenance without requiring the drain line to be cut.

10. Amend Section 403.2.1 by adding item 5 to read as follows:

5. Toilet rooms within private dwellings that contain only a water closet, lavatory or combination thereof may be ventilated with an approved mechanical recirculating fan or similar device designed to remove odors from the air.

11. Delete Section 504.6.4.2 in its entirety.

12. Amend Section 607.5.1, to read as follows:

607.5.1 Fire walls. Ducts and transfer openings permitted in fire walls in accordance with Section 706.11 of the International Building Code shall be protected with approved fire dampers installed in accordance with their listing. For hazardous exhaust systems, see Section 510.1 through 510.9 of the International Mechanical Code.”

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

2015 INTERNATIONAL MECHANICAL CODE – PROPOSED AMENDMENTS

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 _____, 2017.

APPROVED:

Karen Hunt, MAYOR

ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

2015 INTERNATIONAL PLUMBING CODE SIGNIFICANT CHANGES



The International Plumbing Code (IPC) regulates the design and installation of plumbing systems in buildings other than one- and two-family dwellings. This code is designed to protect health and safety by safeguarding the potable water system, providing for effective wastewater disposal, and promoting the efficient use of water resources. The code continues to evolve in response to new technology and environmental demands.

SIGNIFICANT CODE CHANGES:

- The minimum number of plumbing fixtures may be based on the actual use of a building, rather than going strictly by the whole building's occupancy classification. [403.1]
- Small spaces intended for quick transactions, such as drop-off, pick-up, or take-out, are not required to have a public toilet facility. [403.3 Exception 2]
- Water temperature limiting devices are required on shampoo sinks and pedicure foot baths. [423.3]
- Replacement water heaters must have a pan, but the pan drain does not need to be piped out, if no drain piping existed previously. [504.7.2]
- The allowable lead content of pipes, fittings, and fixtures carrying potable water has been reduced to 0.25 percent. [605.2.1]
- The pipe-bursting method of replacing building sewer pipes is addressed. [717]
- Multiple options are given for trap seal protection. [1002.4 & 1002.4.1]

CHANGES IN PROPOSED AMENDMENTS:

- Drinking fountains are not required for an occupant load of 20 or less (code says 15 or less). [410.2]
- Section 1003.3.1 Grease Interceptors and Automatic Grease Removal Devices has been substantially rewritten to set more specific sizing standards for our jurisdiction.

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 15-4, “PLUMBING CODE”, TO ADOPT THE INTERNATIONAL PLUMBING CODE, 2015 EDITION, AS THE CITY OF COPPELL PLUMBING CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL PLUMBING CODE 2015 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 Coppell, Texas be, and the same is, hereby amended by amending Chapter 15, Article 15-4 in part to adopt the International Plumbing Code, 2015 Edition, with amendments to read as follows:

“ARTICLE 15-4. PLUMBING CODE

Sec. 15-4 International Plumbing Code – Adopted.

There is hereby adopted the International Plumbing Code, 2015 Edition, 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. 15-4-2. Amendments.

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

1. Amend Table of Contents, Chapter 7, Section 714, to read as follows:

Section 714 Engineered Drainage Design 69

2. Amend Section 102.8, to read as follows:

102.8 Referenced Codes and Standards. The codes and standards referenced in this code shall be those that are listed in Chapter 15 and such codes, when specifically adopted, and standards shall be considered part of the requirements of this code to the prescribed extent of each such reference. Whenever amendments have been adopted to the referenced codes and standards, each reference to said code and standard shall be considered to reference the amendments as well. Any reference to NFPA 70 or the National Electrical Code (NEC) shall mean the Electrical Code as adopted.

3. Amend Sections 106.6.2 and 106.6.3, to read as follows:

106.6.2 Fee Schedule. The fees for all plumbing work shall be as adopted by resolution of the governing body of the jurisdiction.

106.6.3 Fee Refunds. The code official shall establish a policy for authorizing the refunding of fees. (Delete balance of section).

4. Adopt a new Section 305.6.1, to read as follows:

305.6.1 Sewer Depth. Building sewers shall be a minimum of 12 inches (304 mm) below grade.

5. Amend Section 305.7, to read as follows:

305.7 Protection of Components of Plumbing System. Components of a plumbing system installed within 3 feet along alleyways, driveways, parking garages or other locations in a manner in which they would be exposed to damage shall be recessed into the wall or otherwise protected in an approved manner.

6. Amend Sections 312.10.1 and 312.10.2, to read as follows:

312.10.1 Inspections. Annual inspections shall be made of all backflow prevention assemblies and air gaps to determine whether they are operable. The property owner is responsible to insure that testing is being performed.

312.10.2 Testing. Reduced pressure principle backflow preventer assemblies, double check-valve assemblies, double detector-check valve assemblies and pressure vacuum breaker assemblies shall be tested at the time of installation, immediately after repairs or relocation and at least annually. The testing procedure shall be performed in accordance with applicable local provisions. The property owner is responsible to ensure that testing is done in accordance with one of the following standards: (list of standards unchanged)

7. Amend the second sentence of Section 314.2.1, to read as follows:

314.2.1 Condensate Disposal. Condensate from all cooling coils and evaporators shall be conveyed from the drain pan outlet to an approved place of disposal. Condensate shall not discharge in a publicly exposed area such as onto a street, alley, rooftop or sidewalk or other areas so as to cause a public nuisance.

8. Amend Section 314.2.2 to read as follows:

314.2.2 Drain pipe materials and sizes. Components of the condensate disposal system shall be cast iron, galvanized steel, copper, cross-linked polyethylene, polyethylene, ABS, CPVC, or schedule 80 PVC pipe or tubing when exposed to ultra violet light. All components shall be selected for the pressure, and temperature and exposure rating of the installation. Joints and connections shall be made in accordance with the applicable provisions of Chapter 7 relative to the material type. Condensate waste and drain line size shall not be less than ¾-inch (19 mm) internal diameter and shall not decrease in size from the drain pan connection to the place of condensate disposal. Where the drain pipes from more than one unit are manifolded together

for condensate drainage, the pipe or tubing shall be sized in accordance with Table 314.2.2. All horizontal sections of drain piping shall be installed in uniform alignment at a uniform slope.

9. Amend Section 401.1 by adding a sentence to read as follows:

401.1 Scope. This chapter shall govern the materials, design and installation of plumbing fixtures, faucets and fixture fittings in accordance with the type of occupancy, and shall provide for the minimum number of fixtures for various types of occupancies. The provisions of this Chapter coordinate with the provisions of the Building Code. Should any conflicts arise between the two chapters, the Code Official shall determine which provision applies.

10. Amend table 403.1 to read as follows:

#8 Storage; water closets and lavatories 1 per 200.

11. Amend Section 403.2 exception 2 to read as follows:

2. Separate facilities shall not be required in structures or tenant space with a total occupant load, including both employees and customers, of 20 or less.

12. Amend Section 409.2, to read as follows:

409.2 Water Connection. The water supply to a commercial dishwashing machine shall be protected against backflow by an air gap or backflow preventer in accordance with Section 608.

13. Amend Section 410.2, to read as follows:

410.2 Small occupancies. Drinking fountains shall not be required for an occupant load of 20 or fewer.

14. Amend Section 412.4, to read as follows:

412.4 Required location for floor drains. Floor drains shall be installed in the following areas.

1. In public coin-operated laundries and in the central washing facilities of multiple family dwellings, the rooms containing automatic clothes washers shall be provided with floor drains located to readily drain the entire floor area. Such drains shall have a minimum outlet of not less than 3 inches (76 mm) in diameter.
2. Commercial kitchens. In lieu of floor drains in commercial kitchens, the code official may accept floor sinks.
3. Public restrooms.

15. Amend Section 419.3, to read as follows:

419.3 Surrounding Material. Wall and floor space to a point 2 feet (610 mm) in front of a urinal lip and 4 feet (1219 mm) above the floor and at least 2 feet (610 mm) to each side of the urinal shall be waterproofed with a smooth, readily cleanable, hard, nonabsorbent material.

16. Amend Section 502.3 to read as follows:

502.3 Appliances in attics. Attics containing a water heater shall be provided . . . {bulk of paragraph unchanged} . . . side of the water heater. The clear access opening dimensions shall be not less than 20 inches by 30 inches (508 mm by 762 mm), where such dimensions are large enough to allow removal of the water heater. A walkway to an appliance shall be rated as a floor as approved by the building official. As a minimum, for access to the attic space, provide one of the following:

1. A permanent stair.
2. A pull down stair with a minimum 300 lb (136 kg) capacity.
3. An access door from an upper floor level.
4. Access Panel may be used in lieu of items 1, 2, and 3 with prior approval of the code official due to building conditions.

17. Adopt a new Section 502.6 and 502.6.1 to read as follows:

502.6 Water heaters above ground or floor. When the attic, roof, mezzanine or platform in which a water heater is installed is more than eight (8) feet (2438 mm) above the ground or floor level, it shall be made accessible by a stairway or permanent ladder fastened to the building.

Exception: A max 10 gallon water heater (or larger with approval) is capable of being accessed through a lay-in ceiling and a water heater is installed is not more than ten (10) feet (3048 mm) above the ground or floor level and may be reached with a portable ladder.

502.6.1 Illumination and convenience outlet. Whenever the mezzanine or platform is not adequately lighted or access to a receptacle outlet is not obtainable from the main level, lighting and a receptacle outlet shall be provided in accordance with Section 502.1.

18. Amend Section 504.6, to read as follows:

504.6 Requirements for Discharge Piping. The discharge piping serving a pressure relief valve, temperature relief valve or combination thereof shall:

1. Not be directly connected to the drainage system.
2. Discharge through an air gap.
3. Not be smaller than the diameter of the outlet of the valve served and shall discharge full size to the air gap.
4. Serve a single relief device and shall not connect to piping serving any other relief device or equipment.

Exception: Multiple relief devices may be installed to a single T & P discharge piping system when approved by the administrative authority and permitted by the manufacture's installation instructions and installed according to those instructions.

5. Discharge to an indirect waste receptor or to the outdoors. Where discharging to the outdoors in areas subject to freezing, discharge piping shall be first piped to an indirect waste receptor through an air gap located in a conditioned area.

2015 INTERNATIONAL PLUMBING CODE – PROPOSED AMENDMENTS

6. Discharge in a manner that does not cause personal injury or structural damage.
7. Discharge to a termination point that is readily observable by the building occupants.
8. Not be trapped.
9. Be installed so as to flow by gravity.
10. Not terminate less than 6 inches or more than 24 inches (152 mm) above grade no more than 6 inches above the waste receptor.
11. Not have a threaded connection at the end of such piping.
12. Not have valves or tee fittings.
13. Be constructed of those materials listed in Section 605.4 or materials tested, rated and approved for such use in accordance with ASME A112.4.1.
14. Be one nominal size larger than the size of the relief-valve outlet, where the relief-valve discharge piping is constructed of PEX or PE-RT tubing. The outlet end of such tubing shall be fastened in place.

19. Amend Section 504.7.1 to read as follows:

Section 504.7.1 Pan size and drain to read as follows: The pan shall be not less than 1 1/2 inches (38 mm) in depth and shall be of sufficient size and shape to receive all dripping or condensate from the tank or water heater. The pan shall be drained by an indirect waste pipe having a diameter of not less than 3/4 inch (19 mm). Piping for safety pan drains shall be of those materials listed in Table 605.4. Multiple pan drains may terminate to a single discharge piping system when approved by the administrative authority and permitted by the manufactures installation instructions and installed with those instructions.

20. Amend Section 604.4.1 to read as follows:

604.4.1 State maximum flow rate. Where the State mandated maximum flow rate is more restrictive than those of this section, the State flow rate shall take precedence.

21. Section 606.1, items #4 and #5 shall be deleted.

22. Amend Section 606.2, to read as follows:

606.2 Location of shutoff valves. Shutoff valves shall be installed in the following locations:

1. On the fixture supply to each plumbing fixture other than bathtubs and showers in one- and two-family residential occupancies, and other than in individual sleeping units that are provided with unit shutoff valves in hotels, motels, boarding houses and similar occupancies.
2. On the water supply pipe to each appliance or mechanical equipment.

23. Amend Section 608.1, to read as follows:

608.1 General. A potable water supply system shall be designed, installed and maintained in such a manner so as to prevent contamination from non-potable liquids, solids or gases being introduced into the potable water supply through cross-connections or any other piping connections to the system. Backflow preventer applications shall conform to applicable local regulations, Table 608.1, and as specifically stated in Sections 608.2 through 608.16.10.

24. Amend Section 608.16.5, to read as follows:

608.16.5 Connections to Lawn Irrigation Systems. The potable water supply to lawn irrigation systems shall be protected against backflow by an atmospheric-type vacuum breaker, a pressure-type vacuum breaker, a double-check assembly or a reduced pressure principle backflow preventer. A valve shall not be installed downstream from an atmospheric vacuum breaker. Where chemicals are introduced into the system, the potable water supply shall be protected against backflow by a reduced pressure principle backflow preventer.

25. Amend Section 608.17, to read as follows:

608.17 Protection of Individual Water Supplies. An individual water supply shall be located and constructed so as to be safeguarded against contamination in accordance with applicable local regulations. In the absence of other local regulations, installation shall be in accordance with Sections 608.17.1 through 608.17.8.

26. Amend Section 610.1, to read as follows:

610.1 General. New or repaired potable water systems shall be purged of deleterious matter and disinfected prior to utilization. The method to be followed shall be that prescribed by the health authority or water purveyor having jurisdiction or, in the absence of a prescribed method, the procedure described in either AWWA C651 or AWWA C652, or as described in

this section. This requirement shall apply to “on-site” or “in-plant” fabrication of a system or to a modular portion of a system.

1. The pipe system shall be flushed with clean, potable water until dirty water does not appear at the points of outlet.
2. The system or part thereof shall be filled with a water/chlorine solution containing at least 50 parts per million (50 mg/L) of chlorine, and the system or part thereof shall be valved off and allowed to stand for 24 hours; or the system or part thereof shall be filled with a water/chlorine solution containing at least 200 parts per million (200 mg/L) of chlorine and allowed to stand for 3 hours.
3. Following the required standing time, the system shall be flushed with clean potable water until the chlorine is purged from the system.
4. The procedure shall be repeated where shown by a bacteriological examination that contamination remains present in the system.

Exception: With prior approval the Code Official may wave this requirement when deemed un-necessary.

27. Delete Section 703.6 in its entirety.

28. Section 705.11.2; delete Exceptions.

29. Amend Section 712 to read as follows:

712.3.3.1 Materials. Pipe and fitting materials shall be constructed of brass, copper, CPVC, ductile iron, stainless steel, galvanized iron, PE, or PVC.

30. Adopt a new Section 712.5 to read as follows:

712.5 Dual Pump System. All sumps shall be automatically discharged and, when in any “public use” occupancy where the sump serves more than 10 fixture units, shall be provided with dual pumps or ejectors arranged to function independently in case of overload or mechanical failure. For storm drainage sumps and pumping systems, see Section 1113.

31. Amend Section 714 and 714.1, to read as follows:

SECTION 714

ENGINEERED DRAINAGE DESIGN

714.1 Design of Drainage System. The sizing, design and layout of the drainage system shall be permitted to be designed by a registered engineer using approved design methods.

32. Amend Section 802.3.3 by adding a sentence to read as follows:

802.3.3 Standpipes. Standpipes shall be individually trapped. Standpipes shall extend a minimum of 18 inches (457 mm) and a maximum of 42 inches (1066 mm) above the trap weir. Access shall be provided to all standpipes and drains for rodding. No standpipe shall be installed below the ground.

33. Adopt a new Section 804.2 to read as follows:

804.2 Special waste pipe, fittings, and components. Pipes, fittings, and components receiving or intended to receive the discharge of any fixture into which acid or corrosive chemicals are placed shall be constructed of CPVC, high silicone iron, PP, PVDF, chemical resistant glass, or glazed ceramic materials.

34. Amend Section 903.1, to read as follows:

903.1 Roof Extension. All open vent pipes that extend through a roof shall be terminated at least six (6) inches (152 mm) above the roof, except that where a roof is to be used for any purpose other than weather protection, the vent extensions shall be run at least 7 feet (2134 mm) above the roof.

35. Delete Section 917 in its entirety.

36. Delete Section 1002.10 in its entirety.

37. Amend Sections 1003.3.1 and 1003.3.1.1, to read as follows:

1003.3.1 Grease Interceptors and Automatic Grease Removal Devices required. All food establishments having a food waste disposal or a discharge of more than 50 gallons per minute shall discharge into a grease interceptor of at least 750-gallon capacity. Establishments with a discharge of 50 gallons per minute or less shall discharge into at least a 100-lb. size grease trap. An approved grease trap or interceptor complying with the provisions of this section shall be installed in the waste line leading from sinks, drains and other fixtures or equipment in

establishments such as restaurants, cafes, lunch counters, cafeterias, bars and clubs, hotel, hospital, factory or school kitchen, or other establishments where grease may be introduced into the drainage or sewage system in quantities that can affect line stoppage or hinder sewage treatment or private disposal.

1003.3.1.1 Engineered Design. Interceptors required by Section 1003.3.1, 1003.3.4 and 1003.4.2 shall be designed and sized by a plumbing engineer.

38. Amend Section 1101.8, to read as follows:

1101.8 Cleanouts Required. Cleanouts or manholes shall be installed in the storm drainage system and shall comply with the provisions of this code for sanitary drainage pipe cleanouts.

39. Amend Section 1106.1, to read as follows:

1106.1 General. The size of the vertical conductors and leaders, building storm drains, building storm sewers, and any horizontal branches of such drains or sewers shall be based on six (6) inches per hourly rainfall rate.

40. Amend Section 1108.3, to read as follows:

1108.3 Sizing of Secondary Drains. Secondary (emergency) roof drain systems shall be sized in accordance with Section 1106. Scuppers shall be sized to prevent the depth of ponding water from exceeding that for which the roof was designed as determined by Section 1101.7. Scuppers shall not have an opening dimension of less than 4 inches (102 mm). The flow through the primary system shall not be considered when sizing the secondary roof drain system.”

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

2015 INTERNATIONAL PLUMBING CODE – PROPOSED AMENDMENTS

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 _____, 2017.

APPROVED:

Karen Hunt, MAYOR

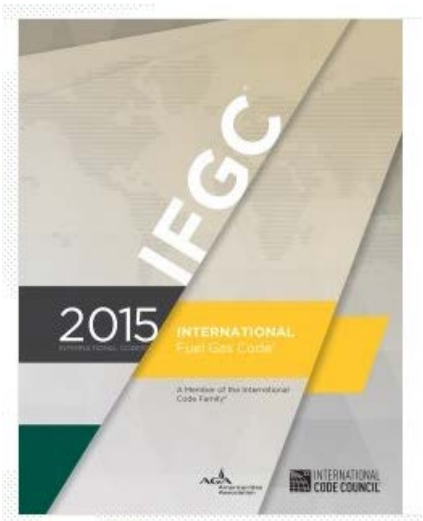
ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT HAGER, CITY ATTORNEY

2015 INTERNATIONAL FUEL GAS CODE SIGNIFICANT CHANGES



The International Fuel Gas Code (IFGC) regulates the installation of fuel gas piping and fuel utilization equipment. The code provides for the safe conveyance of fuel gas, efficient combustion, and the elimination of combustion gasses. These regulations work in conjunction with the International Mechanical Code and the International Plumbing Code.

SIGNIFICANT CODE CHANGES:

- Language is added to address door swing with respect to clearance from potentially-hot vent terminals. [502.7.1]
- Booster fans are addressed as a means to allow for longer dryer ducts. [614.5]

CHANGES IN PROPOSED AMENDMENTS:

- No significant changes in amendments

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 15-6, “FUEL GAS CODE”, TO ADOPT THE INTERNATIONAL FUEL GAS CODE, 2015 EDITION, AS THE CITY OF COPPELL FUEL GAS CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL FUEL GAS CODE 2015 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 Coppell, Texas be, and the same is, hereby amended by amending Chapter 15, Article 15-6, “Fuel Gas Code”, in part to adopt the International Fuel Gas Code, 2015 Edition, with amendments to read as follows:

“CHAPTER 15-6. FUEL GAS CODE

Section 15-6 Fuel Gas Code – Adopted.

There is hereby adopted the International Fuel Gas Code, 2015 Edition, 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. 15-6-2 Amendments.

The following sections of the International Fuel Gas 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 Fuel Gas Code of the City of Coppel, hereinafter referred to as “this code”.

2. Amend Section 101.2 to add a second paragraph to read as follows:

It is hereby noted that the scope of this code is not intended to supersede and furthermore, shall correspond with the most current adoption of the State of Texas Plumbing License Law.

3. Amend Section 102.8, to read as follows:

102.8 Referenced Codes and Standards. The codes and standards referenced in this code shall be those that are listed in Chapter 15 and such codes, when specifically adopted, and standards shall be considered part of the requirements of this code to the prescribed extent of each such reference. Whenever amendments have been adopted to the referenced codes and standards, each reference to said code and standard shall be considered to reference the amendments as well. Any reference to NFPA 70 or the National Electrical Code (NEC) shall mean the Electrical Code as adopted.

4. Amend Section 304.11, item #8 to read as follows:

304.11 Combustion air ducts. Combustion air ducts shall comply with all of the following:

1. Ducts shall be constructed of galvanized steel complying with Chapter 6 of the International Mechanical Code or of a material having equivalent corrosion resistance, strength and rigidity.

2015 INTERNATIONAL FUEL GAS CODE – PROPOSED AMENDMENTS

Exception: Within dwellings units, unobstructed stud and joist spaces shall not be prohibited from conveying combustion air, provided that not more than one required fire block is removed.

2. Ducts shall terminate in an unobstructed space allowing free movement of combustion air to the appliances.
3. Ducts shall serve a single enclosure.
4. Ducts shall not serve both upper and lower combustion air openings where both such openings are used. The separation between ducts serving upper and lower combustion air openings shall be maintained to the source of combustion air.
5. Ducts shall not be screened where terminating in an attic space.
6. Horizontal upper combustion air ducts shall not slope downward toward the source of combustion air.
7. The remaining space surrounding a chimney liner, gas vent, special gas vent or plastic piping installed within a masonry, metal or factory-built chimney shall not be used to supply combustion air.

Exception: Direct-vent gas-fired appliances designed for installation in a solid fuel-burning fireplace where installed in accordance with the manufacturer's instructions.

8. Combustion air intake openings located on the exterior of a building shall have the lowest side of such openings located not less than 12 inches (305 mm) vertically from the adjoining ground level or the manufacturer's recommendation, whichever is more restrictive.

5. Delete Section 305.5 in its entirety.

6. Amend Section 306.3 and exceptions, to read as follows:

306.3 Appliances in Attics. Attics containing appliances requiring access shall be provided . . . {bulk of paragraph unchanged} . . . from the opening to the appliance. The passageway shall have continuous unobstructed solid flooring not less than 24 inches (610 mm) wide. A level service space not less than 30 inches (762 mm) deep and 30 inches (762 mm) wide shall be present at the front or service side of the equipment. The clear access opening dimensions shall be a minimum of 20 inches by 30 inches (508 mm by 762 mm), or larger where such dimensions are not large enough to allow removal of the largest appliance. A walkway to an appliance shall be rated as a floor as approved by the building official. As a minimum, access to the attic space shall be provided by one of the following:

1. A permanent stair.
2. A pull down stair with a minimum 300 lb (136 kg) capacity.
3. An access door from an upper floor level.
4. Access panel may be used in lieu of items 1, 2, and 3 with prior approval of the code official due to structural conditions.

Exceptions:

1. The passageway and level service space are not required where the appliance is capable of being serviced and removed through the required opening.
2. Where the passageway is not less than 6 feet (1829 mm) high for its entire length, the passageway shall not be greater than 50 feet (15250 mm) in length.

7. Amend Section 306.5, to read as follows:

306.5 Equipment and Appliances on Roofs or Elevated Structures. Where equipment and appliances requiring access are installed on roofs or elevated structures at an aggregate height exceeding 16 feet (4877 mm), such access shall be provided by a permanent approved means of access, the extent of which shall be from permanent exterior ladders providing roof access need not extend closer than 12 feet (2438 mm) to the finish grade or floor level below and shall extend to the equipment and appliance's level service space. Such access shall . . . {bulk of

section to read the same}. . . on roofs having a slope greater than 4 units vertical in 12 units horizontal (33-percent slope).

A receptacle outlet shall be provided at or near the equipment and appliance location in accordance with the Electrical Code.

8. Amend Section 306.5.1 to read as follows:

306.5.1 Sloped roofs. Where appliances, equipment, fans or other components that require service are installed on roofs having slopes greater than 4 units vertical in 12 units horizontal and having an edge more than 30 inches (762 mm) above grade at such edge, a catwalk at least 16 inches in width with substantial cleats spaced not more than 16 inches apart shall be provided from the roof *access* to a level platform at the appliance. The level platform shall be provided on each side of the appliance to which *access* is required for service, repair or maintenance. The platform shall be not less than 30 inches (762 mm) in any dimension and shall be provided with guards. The guards shall extend not less than 42 inches (1067 mm) above the platform, shall be constructed so as to prevent the passage of a 21-inch-diameter (533 mm) sphere and shall comply with the loading requirements for guards specified in the International Building Code.

9. Amend Section 306 by adding Section 306.7 with an exception and subsection 306.7.1 to read as follows:

306.7 Water heaters above ground or floor. When the attic, roof, mezzanine or platform in which a water heater is installed is more than eight (8) feet (2438 mm) above the ground or floor level, it shall be made accessible by a stairway or permanent ladder fastened to the building.

Exception: A max 10 gallon water heater (or larger when approved by the code official) is capable of being accessed through a lay-in ceiling and a water heater is installed is not more than ten (10) feet (3048 mm) above the ground or floor level and may be reached with a portable ladder.

306.7.1. Illumination and convenience outlet. Whenever the mezzanine or platform is not adequately lighted or access to a receptacle outlet is not obtainable from the main level, lighting and a receptacle outlet shall be provided in accordance with Section 306.3.1.

10. Amend Section 401.5 by adding a second paragraph to read as follows:

Both ends of each section of medium pressure corrugated stainless steel tubing (CSST) shall identify its operating gas pressure with an approved tag. The tags are to be composed of aluminum or stainless steel and the following wording shall be stamped into the tag:

"WARNING 1/2 to 5 psi gas pressure Do Not Remove"

11. Amend Section 402.3 by adding an exception to read as follows:

Exception: Corrugated stainless steel tubing (CSST) shall be a minimum of 1/2" (18 EHD).

12. Amend Section 404.12, to read as follows:

404.12 Minimum Burial Depth. Underground piping systems shall be installed a minimum depth of 18 inches (458 mm) to top of pipe below grade

13. Amend Section 404.12.1 to read as follows:

404.12.1 Individual outside appliances. Individual lines to outside lights, grills or other appliances shall be installed a minimum of 12 inches (203 mm) to top of pipe below finished grade, provided that such installation is approved and is installed in locations not susceptible to physical damage.

14. Amend Section 406.1 to read as follows:

406.1 General. Prior to acceptance and initial operation, all piping installations shall be inspected and pressure tested to determine that the materials, design, fabrication, and installation practices comply with the requirements of this code. The permit holder shall make the applicable tests prescribed in Sections 406.1.1 through 406.1.5 to determine compliance with the provisions of this code. The permit holder shall give reasonable advance notice to the

code official when the piping system is ready for testing. The equipment, material, power and labor necessary for the inspections and test shall be furnished by the permit holder and the permit holder shall be responsible for determining that the work will withstand the test pressure prescribed in the following tests.

15. Amend Section 406.4, to read as follows:

406.4 Test Pressure Measurement. Test pressure shall be measured with a manometer or with a pressure-measuring device designed and calibrated to read, record, or indicate a pressure loss caused by leakage during the pressure test period. The source of pressure shall be isolated before the pressure tests are made.

16. Amend Section 406.4.1, to read as follows:

406.4.1 Test Pressure. The test pressure to be used shall be no less than 3 psig (20 kPa gauge), or at the discretion of the Code Official, the piping and valves may be tested at a pressure of at least six (6) inches (152 mm) of mercury, measured with a manometer or slope gauge. For tests requiring a pressure of 3 psig, diaphragm gauges shall utilize a dial with a minimum diameter of three and one half inches (3 ½”), a set hand, 1/10 pound incrementation and pressure range not to exceed 6 psi for tests requiring a pressure of 3 psig. For tests requiring a pressure of 10 psig, diaphragm gauges shall utilize a dial with a minimum diameter of three and one-half inches (3 ½”), a set hand, a minimum of 2/10 pound incrementation and a pressure range not to exceed 20 psi. For welded piping, and for piping carrying gas at pressures in excess of fourteen (14) inches water column pressure (3.48 kPa) (1/2 psi) and less than 200 inches of water column pressure (52.2 kPa) (7.5 psi), the test pressure shall not be less than ten (10) pounds per square inch (69.6 kPa). For piping carrying gas at a pressure that exceeds 200 inches of water column (52.2 kPa) (7.5 psi), the test pressure shall be not less than one and one-half times the proposed maximum working pressure.

17. Amend Section 406.4.2, to read as follows:

406.4.2 Test Duration. Test duration shall be held for a length of time satisfactory to the Code Official, but in no case for not less than fifteen (15) minutes. For welded piping, and for piping carrying gas at pressures in excess of fourteen (14) inches water column pressure (3.48 kPa), the test duration shall be held for a length of time satisfactory to the Code Official, but in no case for less than thirty (30) minutes.

18. Adopt a new Section 409.1.4, to read as follows:

409.1.4 Valves in CSST Installations. Shutoff valves installed with corrugated stainless steel (CSST) piping systems shall be supported with an approved termination fitting, or equivalent support, suitable for the size of the valves, of adequate strength and quality, and located at intervals so as to prevent or damp out excessive vibration but in no case greater than 12-inches from the center of the valve. Supports shall be installed so as not to interfere with the free expansion and contraction of the system's piping, fittings, and valves between anchors. All valves and supports shall be designed and installed so they will not be disengaged by movement of the supporting piping.

19. Amend Section 410.1 by adding a second paragraph and exception to read as follows:

Access to regulators shall comply with the requirements for access to appliances as specified in Section 306.

Exception: A passageway or level service space is not required when the regulator is capable of being serviced and removed through the required attic opening.

20. Delete Section 614.8.4.2 in its entirety.

21. Amend Section 621.2, to read as follows:

621.2 Prohibited Use. One or more unvented room heaters shall not be used as the sole source of comfort heating in a dwelling unit.

Exception: Existing approved unvented heaters may continue to be used in dwelling units, in accordance with the code provisions in effect when installed, when approved by the Code Official unless an unsafe condition is determined to exist as described in Section 108.7.

22. Amend Section 624.1.1, to read as follows:

624.1.1 Installation Requirements. The requirements for water heaters relative to access, sizing, relief valves, drain pans and scald protection shall be in accordance with the International Plumbing Code.”

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

2015 INTERNATIONAL FUEL GAS CODE – PROPOSED AMENDMENTS

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 _____, 2017.

APPROVED:

Karen Hunt, MAYOR

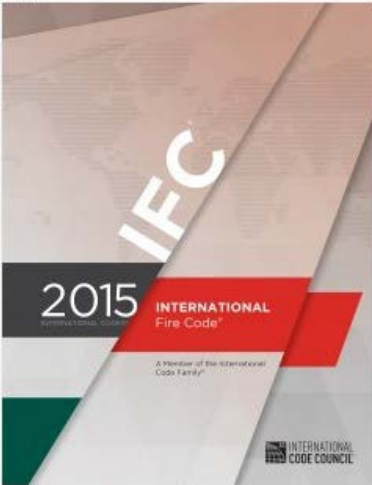
ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT HAGER, CITY ATTORNEY

2015 INTERNATIONAL FIRE CODE SIGNIFICANT CHANGES



The International Fire Code (IFC) addresses conditions hazardous to life and property from fire, explosion, and hazardous materials. These regulations aim to ensure the safe use and occupancy of buildings and premises. The IFC parallels the International Building Code when it comes to many life safety regulations. The City is amending the IFC to be consistent with regional best practices, and to make the best use of local techniques and equipment.

INTERESTING CODE CHANGES:

- Abandoned material and wiring cables must be removed from plenums. [315.6]
- Commercial cooking exhaust hoods and ducts must be cleaned in accordance with ANSI/IFECA C10. [609.3.3.2]
- Listed flexible connectors are required between fixed fuel-gas piping and cooking appliances on casters or appliances that are moved for cleaning. [609.4]
- Cables used for survivability of circuits supplying fire pumps shall be listed in accordance with UL 2196. [913.2.2]
- Plastic pallets used in high-piled combustible storage areas can affect the classification of commodity. [3206.4.1]
- Addition of Carbon Dioxide systems used in beverage dispensing applications section due to a number of fatalities from CO₂ exposure in restaurants. [5307]

CHANGES IN PROPOSED AMENDMENTS:

- Changes to the proposed local amendments are mainly for clarification purposes. No significant changes have been added to the 2015 International Fire Code.

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 15-5, “FIRE CODE”, TO ADOPT THE INTERNATIONAL FIRE CODE, 2015 EDITION, AND THE LATEST EDITION OF NATIONAL FIRE PROTECTION ASSOCIATION STANDARD 1, AS AMENDED, AS THE CITY OF COPPELL FIRE CODE; PROVIDING AMENDMENTS TO THE INTERNATIONAL FIRE CODE, 2015 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 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, Article 15-5 in part to adopt the International Fire Code, 2015 Edition, and the National Fire Protection Association Standard 1, as amended, to read as follows:

“ARTICLE 15-5. FIRE CODE

Sec. 15-5-1 International Fire Code – Adopted.

There is hereby adopted by the City of Coppel, Texas for the purpose of prescribing regulations governing conditions hazardous to life and property from fire and explosion, the certain Codes and Standards known as the International Fire Code, 2015 Edition, including Appendices A-I, and the latest edition of the National Fire Protection Association Standard 1, thereof and whole thereof, save and except such portions as are hereinafter deleted, modified or amended by Section 15-5 of this ordinance. A copy of said Fire Code and Standards is now filed in the office of the City Secretary, and is hereby adopted and incorporated as fully as if set out at length herein, and

from the date on which this ordinance shall take effect, the provisions thereof shall be controlling within the limits of the City of Coppell and within 5,000 feet thereof, where specified therein.

Sec. 15-5-2. Amendments.

The following sections of the International Fire Code, 2015 Edition, as adopted in Section 15-1, 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 Fire Code of the City of Coppell, herein after referred to as "this code".

2. Amend Section 102.4 to read as follows:

102.4 Application of other codes. The design and construction of new structures shall comply with this code, and other codes as applicable; and any alterations, additions, changes in use or changes in structures required by this code which are within the scope of this and other codes shall be made in accordance therewith.

3. Amend Section 102.7 to read as follows:

102.7 Referenced codes and standards. The codes and standards referenced in this code shall be those that are listed in Chapter 80 and such codes, when specifically adopted, and standards shall be considered part of the requirements of this code to the prescribed extent of each such reference. Where differences occur between the provisions of this code and the referenced standards, the provisions of this code shall apply. Whenever amendments have been adopted to the referenced codes and standards, each reference to said code and standards shall be considered to reference the amendments as well. Any reference to NFPA 70 or the ICC Electrical Code shall mean the Electrical Code as adopted.

4. Amend Section 103.1 by adding a second paragraph and by adopting a new subsection 103.1.1, "Division of Fire Prevention Personnel and Police", to read as follows:

103.1 General. The department of fire prevention is established within the jurisdiction under the direction of the fire code official. The function of the department shall be the implementation, administration and enforcement of the provisions of this code.

Under the chief's direction, the fire department is authorized to enforce all ordinances of the jurisdiction pertaining to:

1. The prevention of fires.
2. The suppression or extinguishment of dangerous or hazardous fires.
3. The storage, use and handling of hazardous materials,
4. The installation and maintenance of automatic, manual and other private fire alarm systems and fire-extinguishing equipment.
5. The maintenance and regulation of fire escapes.
6. The maintenance of fire protection and the elimination of fire hazards on land in buildings, structures and other property, including those under construction.
7. The maintenance of means of egress.
8. The investigation of the cause, origin and circumstances of fire and unauthorized releases of hazardous materials.
9. The investigation of the cause, origin and circumstances of explosions. For authority related to control and investigation of emergency scenes, see Section 104 of this code.

103.1.1 Division of Fire Prevention Personnel and Police. The Fire Marshal and members of the Division of Fire Prevention shall have the powers of a police officer when performing their duties under this code. When requested to do so, the Chief of Police is authorized to render necessary assistance to assist the Fire Department in enforcing the provisions of this code.

5. Amend Section 103.4 by adding subsection 103.4.2, to read as follows:

103.4.2 City Liability. All regulations provided in this code are hereby declared to be governmental and for the benefit of the general public. Any member of the City Council, any city official or employee, or any member of the Building Standards Commission charged with the enforcement of this code, acting for the City in the discharge of his duties, shall not thereby

render themselves personally liable, and they are hereby relieved from all personal liability for any damage that may occur to persons or property as a result of any action required or permitted in the discharge of their duties. Any suit brought against such official or employee because of such act performed by them in the enforcement of any provisions of this Code shall be represented by the City of Coppell through its designated attorney until the final adjudication of the proceedings.

6. Amend Section 105.7 by amending subsection 105.7.14 and adopting subsection 105.7.19, to read as follows:

105.7.14 Smoke control or exhaust systems. Construction permits are required for smoke control or exhaust systems as specified in Section 909 and Section 910 respectively. Maintenance performed in accordance with this code is not considered a modification and does not require a permit.

105.7.19 Electronic access control systems. Construction permits are required for the installation or modification of an electronic access control system, as specified in Section 503 and Section 1008. A separate construction permit is required for the installation or modification of a fire alarm system that may be connected to the access control system. Maintenance performed in accordance with this code is not considered a modification and does not require a permit.

7. Amend Section 109.4 to read as follows:

Section 109.4 Violation Penalties. Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter, repair or to do work in violation of the approved construction documents or directive of the Fire Marshal, or a permit or certificate used under provisions of this code, shall be guilty of a misdemeanor offense punishable by a fine of not more than two thousand dollars (\$2,000.00). Each day that a violation continues after due notice has been served shall be deemed a separate offense.

8. Amend Section 110.4 to read as follows:

110.4 Abatement. Any person operating or maintaining any occupancy, premises or vehicle subject to this Code who shall permit any fire hazard to exist on the premises under their control or who shall fail to take immediate action to abate a fire hazard when ordered or notified to do so by the code official or his duly authorized representative shall be guilty of a separate offense for each and every day or portion thereof which any violation of any of the provisions of this Code is committed or continued.

9. Amend Section 202 by adding definitions to read as follows:

CODE OFFICIAL is the Fire Chief, Fire Marshal or other designated authority charged by the applicable governing body with the duties of administration and enforcement of the code, or a duly authorized representative.

DIVISION OF FIRE PREVENTION is the Office of the Coppell Fire Marshal.

FIRE DEPARTMENT is the City of Coppell Fire Department.

HIGH RISE BUILDING is a building having floors for human occupancy located more than 55 feet above the lowest level of fire department vehicle access.

JURISDICTION is the City of Coppell, Texas.

KEY BOX shall be a KNOX® Box device.

SELF-SERVICE STORAGE FACILITY. Real property designed and used for the purpose of renting or leasing individual storage spaces to customers for the purpose of storing and removing personal property on a self-service basis.

STANDBY PERSONNEL. Qualified fire service personnel, approved by the Fire Chief or Fire Marshal. When utilized, the number required shall be as directed by the Fire Chief or Fire Marshal.

10. Amend Section 307.2 to read as follows:

307.2 Permit required. A permit shall be obtained from the Fire Marshal in accordance with Section 105.6 prior to kindling a fire for recognized silvicultural or range or wildlife management practices, prevention or control of disease or pests, or a recreational fire. Application for such approval shall only be presented by and permits issued to the owner of the land upon which the fire is to be kindled. Examples of state or local law, or regulations referenced elsewhere in this section may include but not be limited to the following:

1. Texas Commission on Environmental Quality guidelines and/or restrictions.
2. State, County or Local temporary or permanent bans on open burning.
3. Local written policies as established by the Fire Marshal.

11. Amend Section 307.4, by amending subsections 307.4.1 and 307.4.2, and adopting subsection 307.4.4, to read as follows:

307.4 Location. Recreational fires as they relate to approved ceremonial situations or within approved devices such as outdoor barbeque grills with lids, chimenias or outdoor fireplaces shall be permitted in accordance with 307.4.2 Recreational Fires. Bonfires, trench burns, garbage/waste disposal fires and related outdoor burning shall be prohibited in the City of Coppel.

307.4.1 Bonfires. Bonfires shall be prohibited in the City of Coppel.

307.4.2 Recreational fires. Recreational fires shall not be conducted within 25 feet of a structure or combustible material. Conditions which could cause a fire to spread within 25 feet of a structure shall be eliminated prior to ignition.

Exception: One- and two-family dwellings

307.4.4 Trench Burns. Trench burns shall be prohibited in the City of Coppel.

12. Amend Section 401.3 by adopting subsection 401.3.4, to read as follows:

401.3.4 False Alarms and Nuisance Alarms. False alarms and nuisance alarms shall not be given, signaled or transmitted or caused or permitted to be given, signaled or transmitted in any manner. The technician performing maintenance on any system capable of transmitting an alarm to the Emergency Dispatch Center shall notify the center, as well as the monitoring company for the property, prior to any work being performed on the system. In addition, the technician shall notify the Emergency Dispatch Center, as well as the monitoring company for the property, immediately upon placing the system back in service.

13. Amend Section 503.1 by amending subsection 503.1.1 and the Exception thereto, by amending subsection 503.1.2, and by adopting subsection 503.1.4, to read as follows:

503.1.1 Buildings and Facilities. Approved fire apparatus access roads shall be provided for every facility, building or portion of a building hereafter constructed or moved into or within the jurisdiction. The fire apparatus access road shall comply with the requirements of this section and shall extend to within 150 feet of all portions of the facility and all portions of the exterior walls of the first story of the building as measured by maximum hose distance or an approved route around the exterior of the building.

Exception: Except for one- or two-family residences, the path of measurement shall be along a minimum of a ten feet (10') wide unobstructed pathway around the external walls of the structure.

503.1.2 Additional Access. The Fire Marshal is authorized to require more than one fire apparatus access road based on the potential for impairment of a single road by vehicle congestion, condition or terrain, climatic conditions or other factors that could limit access. The Fire Marshal is hereby authorized and empowered to establish and designate fire lanes as deemed necessary for the proper ingress and egress of emergency vehicles. Any fire lane designated by the Fire Marshal shall become effective as of the date so designated.

503.1.4. General Maintenance. (a) The Fire Marshal shall report any negligent surface conditions, markings, or signs to the owner or person in control of property upon which a fire lane exists and shall issue instructions for repair. (b) It shall be unlawful for the owner or person in control of property upon which a fire lane has been designated or exists to fail to maintain the surface of the fire lane in good condition, free of potholes and other non-approved obstructions. (c) It shall be unlawful for the owner or person in control of property on which a fire lane has been designated or exists to fail to maintain any marking of the fire lane as required by this code in a condition which is not clearly legible. (d) It shall be unlawful for the owner or person in control of property on which a fire lane has been designated or exist to install speed bumps, speed humps or similar traffic calming devices without the prior approval from the City of Coppell Fire Marshal's Office. Traffic calming devices shall not exceed 2 ½-inches in height and must be a minimum of 6-inches in width. (e) Fire lanes shall be installed in accordance with City of Coppell Engineering Standards and Details prior to buildings being constructed above finished floor grade.

14. Amend Section 503.2 shall be amended by amending subsections 503.2.1, 503.2.3 and 503.2.4 to read as follows:

503.2.1 Dimensions. Fire apparatus access roads shall have an unobstructed width of not less than 24 feet (24') and an unobstructed vertical clearance of not less than 14 feet (14'). The Fire Marshal shall have the authority to increase the width of fire lanes at the entrances off public streets to include the entire width of the drive opening.

503.2.3 Surface. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus and shall be constructed to the City of Coppell Engineering Standards and Details. All fire lanes shall be capable of supporting an 80,000 pound vehicle.

503.2.4 Turning Radius. The required turning radius of a fire apparatus access road shall be a minimum of 30 feet inner radius and 54 feet exterior radius. The required turning radii may be decreased if the width of the fire lane increases, as approved by the Fire Marshal.

15. Amend Section 503.3 to read as follows:

503.3 Marking. Where required by the Fire Marshal, approved striping or, when allowed by the Fire Marshal, signs, or both, or other approved notices shall be provided for fire apparatus access roads to identify such roads or prohibit the obstruction thereof. Signs or notices and

striping shall be maintained in a clean and legible condition at all times and replaced or repaired when necessary to provide adequate visibility.

1) Striping--Fire apparatus access roads shall be marked by painted lines of red traffic paint six inches (6") in width to show the boundaries of the lane. The words "NO PARKING FIRE LANE" or "FIRE LANE NO PARKING" shall appear in four inch (4") white letters at 15 feet intervals on the red border markings along both sides of the fire lanes.

2) Signs--Shall read "NO PARKING FIRE LANE" or "FIRE LANE NO PARKING" and shall be 12" wide and 18" high. Signs shall be painted on a white background with letters and borders in red, using not less than 2" lettering. Signs shall be permanently affixed to a stationary post and the bottom of the sign shall be six feet, six inches (6'6") above finished grade. Signs shall be spaced not more than fifty feet (50') apart. Signs may be installed on permanent buildings or walls if approved by the Fire Marshal.

3) Brick pavers--Brick paver 'banding' of fire lanes may be approved on a case by case basis. Red brick pavers shall be of contrasting colors to provide the visual identity of a 'normally striped' fire lane.

16. Amend Section 503.4 to read as follows:

503.4 Obstruction of fire apparatus access roads. Fire apparatus access roads shall not be obstructed by persons in any manner, including parking, stopping or standing any non-emergency vehicle, whether attended or unattended, in a fire lane. The minimum widths and clearances established in Section 503.2.1 and any area marked as a fire lane as described in Section 503.3 shall be maintained at all times. The operator of a premise shall maintain, free of obstruction, all fire lanes on his premises. No person may mark, post or otherwise identify a non-fire lane private vehicular passageway as a fire lane or in such a manner as tends to create confusion as to whether the passageway is a fire lane. Any unauthorized vehicle on a fire lane is: (1) Subject to removal by the operator of the premises, with the expense of removal and storage to be borne by the registered owner of the vehicle. (2) Subject to citation, as well as removal, by the Fire Marshal or a police officer, and (3) Prima facie evidence that the person in whose name the vehicle is registered is guilty of a violation of the parking provisions of this section.

17. Amend Section 507 by amending subsection 507.5.1 and the Exception thereto, and subsection 507.5.3 to read as follows:

507.5.1 Where required. Where a portion of the facility or building is more than 150 feet from a hydrant on a public right-of-way, as measured by an approved route around the exterior of the facility or building, or if the building is equipped with an automatic fire sprinkler system/fire department connection, on-site fire hydrants and mains shall be provided where required by the Fire Marshal.

Exceptions: For Group R-3 occupancies, the distance requirement shall be 600 feet.

507.5.3 Private fire service mains and water tanks. Private fire service mains and water tanks shall be periodically inspected, tested and maintained in accordance with NFPA 25 at the following intervals:

1. Private fire hydrants (all types): Inspected annually and after each operation; flow test and maintenance annually.
2. Fire service main piping: Inspection of exposed, annually; flow test every 5 years.
3. Fire service main piping strainers: Inspection and maintenance after each use.
4. Private fire hydrants or those hydrants supplied through or by a fire pump shall be painted red. (Sherwin-Williams #B54R38 or equal)
5. All fire hydrant locations shall be identified by the installation of a blue reflective marker, according to City specifications.
6. Private fire hydrants shall be installed and operational prior to buildings being constructed above finished floor grade.
7. Private fire hydrant annual flow test information and labeled site map shall be forwarded to the Coppell Fire Department upon completion of the service.

18. Amend Section 603.6 by adding subsection 603.6.6 to read as follows:

603.6.6 Maintenance of Chimneys. All multi-family occupancies where fireplaces utilizing solid fuel are used shall have the chimneys inspected and/or cleaned by a certified chimney sweep on a yearly basis. A report of each inspection and/or cleaning shall be submitted to the Fire Prevention Division by no later than November 1st each year.

19. Amend Section 807.5.2 by amending subsection 807.5.2.2 by adopting Exception to read as follows:

807.5.2.2 Artwork in corridors. Artwork and teaching materials shall be limited on the walls of corridors and classrooms to not more than 20 percent of the wall area. Such materials shall

not be continuous from floor to ceiling or wall to wall. Curtains, draperies, wall hangings, and other decorative material suspended from the walls or ceilings shall meet the flame propagation performance criteria of NFPA 701 in accordance with Section 807 or be noncombustible.

Exception: Corridors protected by an approved automatic sprinkler system installed in accordance with Section 903.3.1.1 shall be limited to 50 percent of the wall area.

20. Amend Section 901.6 by adopting subsection 901.6.3, to read as follows:

901.6.3 False Alarms. False alarms shall not be given, signaled or transmitted or caused or permitted to be given, signaled or transmitted in any manner. The technician performing maintenance on any system capable of transmitting an alarm to the Emergency Dispatch Center shall notify the appropriate center, as well as the monitoring company for the property, prior to any work being performed on the system. In addition, the technician shall notify the Emergency Dispatch Center, as well as the monitoring company for the property, immediately upon placing the system back in service.

21. Amend Section 901.7 to read as follows:

901.7 Systems out of service. Where a required fire protection system is out of service or in the event of an excessive number of accidental activations, the fire department and the Fire Marshal shall be notified immediately and, where required by the Fire Marshal, the building shall either be evacuated or an approved fire watch standby personnel shall be provided for all occupants left unprotected by the shut down until the fire protection system has been returned to service. Where utilized, fire watch standby personnel shall be provided with at least one approved means for notification of the fire department and their only duty shall be to perform constant patrols of the protected premises and keep watch for fires.

22. Amend Section 903.1.1 to read as follows:

903.1.1 Alternative Protection. Alternative automatic fire-extinguishing systems complying with Section 904 shall be permitted in addition to automatic fire sprinkler protection where recognized by the applicable standard, or as approved by the fire code official.

23. Amend Section 903.1 by adopting subsection 903.1.2, to read as follows:

903.1.2 Residential systems. Residential sprinkler systems installed in accordance with NFPA 13D or NFPA13R shall not be recognized for the purposes of exceptions or reductions, commonly referred to as "trade-offs", permitted by other requirements of this code or the International Building Code.

24. Amend Section 903.2 by adding thereto; deleting the exception; and by adopting Subsection 903.2.13, to read as follows:

903.2 Where required. An approved automatic fire extinguishing system (fire sprinkler system) shall be installed and maintained in accordance with the current versions of NFPA 13, Standard for the Installation of Sprinkler Systems and NFPA 25 Standard for the Inspection, Testing and Maintenance of Water-Based Fire Protection Systems in the following occupancies:

1. All new buildings and new additions to existing buildings greater than 5,000 square feet.
2. All new windowless buildings or buildings with a basement, regardless of square footage.
3. All new Group R buildings, excluding single family dwellings. Protection is required throughout all living areas, including, but not limited to small rooms and enclosed attached garages.
4. All buildings or structures, two (2) or more stories or thirty-five feet (35') in height, excluding Group R-3.
5. All Group R-3 building with a gross square footage greater than 10,000 square feet.
6. All Group R-3 occupancies which contain two or more separate dwelling units. Residential or quick response standard sprinklers shall be used in the dwelling units.
7. All Group R-1 occupancies. Residential or quick response standard sprinklers shall be used in the dwelling units and guest room portions of the building.
8. All Group A-5 occupancies greater than 1,000 square feet.
9. All Group A-2 occupancies greater than 2,000 square feet.
10. All Group H and Group I occupancies regardless of square footage.

11. Throughout all occupancies classified as 'self-service storage facility'.
12. F-1 and S-1 occupancies used for manufacture or storage of upholstered furniture or mattresses greater than 2,500 square feet.

903.2.13 General. The following fire and life safety items are required for applicable buildings. The system shall be designed according to NFPA standards on all floors of the building. Two (2) complete sets of plans and calculations shall be submitted to the Fire Prevention Division for review and approval. Upon completion, the installer shall furnish the Fire Prevention Division with a statement that the system has been installed to meet the requirements of all applicable ordinances.

All buildings equipped with an approved automatic sprinkler system shall also be equipped with an approved, monitored fire alarm system, meeting the requirements of NFPA 72 and this code. In addition to the building requirements listed above, the following requirements must be met:

1. Where standpipes are required, all standpipe locations are to be marked by painting the entire drop "Safety RED" (Sherwin Williams B45R38 or equivalent) with blue retro-reflective tape at 1 and 10-foot levels above valves. Where standpipes are located in office areas, cabinets shall be readily distinguishable from surrounding wall coverings.
2. All personnel doors are to be numbered in six-inch (6") high numbers on the inside and outside of the doors. The numbering is to begin at the pump room and continue counter-clockwise around the building. The pump room is to have "PUMP ROOM" on the outside of the door in minimum six-inch (6") high letters. On all buildings without a pump room, the first personnel door to the right of the main entrance is to be labeled door "1" and continue in a counter-clockwise direction. Doors are to be numbered sequentially with the personnel doors or alphabetical symbols are to be used. No personnel doors and dock doors are to be labeled with the same number. All numbers are to be of a contrasting color to the background.
3. Zone maps and operational instructions are to be posted at each fire alarm panel.
4. A plan showing the location of each pull station, duct detector, mechanical smoke exhaust fan and personnel door locations (by door number) shall be located at each alarm panel.
5. Each sprinkler riser shall be identified by a unique four inch (4") number above the main valve. If the sprinkler riser, 4-inch or larger, passes through a ceiling, wall or enclosure, an additional four inch (4") number shall be placed on the riser pipe at a point that is easily visible from floor level. A plan showing the coverage area of each system shall be posted adjacent to the fire alarm panel.

6. Fire sprinkler risers/fire pump rooms shall be directly accessible from an exterior door. The room shall be properly sized for adequate personnel maneuverability and serviceability, minimum size sixty-four (64 sq ft) square feet, with a minimum dimension of eight feet (8'). Exterior weatherproof strobe shall be installed.
7. Evacuation of Buildings. Upon any fire alarm activation, all occupants shall immediately evacuate all portions of the building and shall remain outside of the structure until it has been determined that it is safe to return.

25. Amend Subsections 903.3.1.1 and 903.3.1.1.1 to read as follows and by deleting Subsection 903.3.1.1.2 in its entirety:

903.3.1.1 NFPA 13 sprinkler systems. Where the provisions of this code require that a building or portion thereof be equipped throughout with an automatic sprinkler system, sprinklers shall be installed throughout in accordance with NFPA 13, latest edition, except as provided in Sections 903.3.1.1.1.

903.3.1.1.1 Exempt Locations. When approved by the Fire Marshal, automatic sprinklers shall not be required in the following rooms or areas where such rooms are protected with an approved fire detection system in accordance with Section 907.2 that will respond to visible or invisible particles of combustion. Sprinklers shall not be omitted from any room merely because it is damp, of fire-resistance rated construction or contains electrical equipment.

1. Any room where the application of water, or the combination of flame and water, constitutes a serious life or fire hazard.
2. Any room or space where sprinklers are considered undesirable because of the nature of the contents, when approved by the Fire Marshal.

26. Amend Subsection 903.3.1.2 to read as follows:

903.3.1.2 NFPA 13R sprinkler systems. Where allowed in buildings of Group R, up to and including four stories in height, automatic sprinkler systems shall be installed throughout in accordance with NFPA 13R, as amended to include small rooms, closets, balconies and attached enclosed garages.

27. Amend Subsection 903.3.1.3 to read as follows:

903.3.1.3 NFPA 13D sprinkler systems. Where allowed, automatic sprinkler systems installed in one- and two-family dwellings and townhouses shall be installed throughout in accordance with NFPA 13 or 13R.

27. Amend Subsection 903.3.5 by adding the following:

903.3.5 Water supplies. Water supplies for automatic sprinkler system shall comply with this section and the standards referenced in Section 903.3.1. The potable water supply shall be protected against backflow in accordance with the requirements of this section and the International Plumbing Code. Water supplies as required for such systems shall be provided in conformance with the supply requirements of the respective standards; however, every fire protection system shall be designed with a 10 psi safety factor.

When any portion of the facility or buildings protected is in excess of 150 feet from a water supply on a public street, as measured by an approved route around the exterior of the facility or building, additional fire hydrants and mains capable of supplying the required fire flow shall be required. Additional hydrant locations shall be based on fire load, internal fire protection systems, required fire flow, vehicular traffic, fire lanes, and other special circumstances. Fire hydrants shall be spaced no farther than six hundred feet (600') in residential areas and three hundred feet (300') in other than residential areas, measured center-on-center. These distances may be modified when sufficient data is provided showing equivalent fire protection can be maintained. Fire hydrants shall be located no closer than three feet (3') nor farther than six feet (6') from a fire lane. Fire supply lines shall be looped systems with no dead end mains or fire lines greater than one hundred fifty feet (150') in length unless approved by the Fire Marshal.

29. Amend Section 903.3.7 to read as follows:

903.3.7 Fire Department Connections. Fire Department Connections (FDC) shall not be located in or on structures, unless otherwise approved by the Fire Marshal. The FDC shall be located no closer than three feet (3') nor farther than six feet (6') from a fire lane. The line from the FDC to the sprinkler riser shall be isolated from any hydrant through the use of an approved check valve. At no time shall the FDC increase pressure to any fire hydrant. The FDC shall be located no farther than fifty feet (50') from a fire hydrant and shall be located on the same side of the fire lane as the hydrant. The FDC shall be installed at a height not to exceed thirty-inches (30"), in accordance with the City of Coppel Engineering Standards and Details. FDC shall be equipped with approved Knox® locking caps.

30. Amend Section 903.4 and the Exceptions thereto to read as follows:

903.4 Sprinkler system supervision and alarms. All valves controlling the water supply for automatic sprinkler systems, pumps, tanks, water levels and temperatures, critical air pressures, and water-flow switches on all sprinkler systems shall be electronically supervised.

Sprinkler and standpipe system water-flow detectors shall be provided for each floor tap to the sprinkler system and shall cause an alarm upon detection of water flow for more than 45 seconds, not to exceed 120 seconds. All control valves in the sprinkler and standpipe systems, except for the fire department hose connection valves, shall be electrically supervised to initiate a supervisory signal at the central station upon turning or operating the valve.

Exceptions:

1. Automatic sprinkler systems protecting one- and two-family dwellings.
2. Jockey pump control valves that are sealed or locked in the open position.
3. Control valves to commercial kitchen hoods, spray booths or dip tanks that are sealed or locked in the open position.
4. Valves controlling the fuel supply to fire pump engines that are sealed or locked in the open position.
5. Trim valves to pressure switches in dry, pre-action and deluge sprinkler systems that are sealed or locked in the open position.
6. Manual Dry Standpipe system must be supervised with a minimum of 10 psig and a maximum of 40 psig air pressure with a high/low alarm.

31. Amend Section 905.1 to read as follows:

905.1 General. Standpipe systems shall be provided in new buildings and structures in accordance with Sections 905.2 through 905.10. In buildings used for high-piled combustible storage, fire protection shall be in accordance with Chapter 32.

All buildings greater than 20,000 square feet, except for Group R-3, shall be equipped with 2 1/2" hose valves stations. The hose valve locations shall be supplied by a minimum 2 1/2" line from the automatic fire sprinkler system. The hose valve stations shall consist of a 2 1/2" valve. A demand of a minimum of 150 GPM shall be included in the hydraulic calculations. Spacing

for the hose valves shall be based on one hundred feet (100') hose lay and thirty feet (30') of stream, beginning at the nearest fire department entry door.

32. Amend Section 907.1 by adopting Subsection 907.1.4 to read as follows:

907.1.4 Design standards. Where a new fire alarm system is installed, the devices shall be addressable. Fire alarm systems utilizing more than 20 initiating devices shall have analog initiating devices.

All fire alarm systems shall be installed in such a manner that the failure of any single alarm-actuating or alarm-indicating device will not interfere with the normal operation of any other devices.

All fire alarm system communicators shall be capable of sending point (smoke detector, manual pull station, water flow, etc.) specific data to central station monitoring companies.

Exception: Existing systems need not comply unless the total building remodel or expansion exceeds 25% of the original building.

33. Amend Section 907.2.1 to read as follows and by deleting the exception thereto:

907.2.1 Group A. A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group A occupancies having an occupant load of 300 or more persons or more than 100 persons above or below the lowest level of exit discharge. Group A occupancies not separated from one another in accordance with Section 707.3.-10 of the International Building Code shall be considered as a single occupancy for the purposes of applying this section. Portions of Group E occupancies occupied for assembly purposes shall be provided with a fire alarm system as required for Group E occupancy.

34. Amend Section 907.2.1.1 to read as follows:

907.2.1.1 System Initiation in Group A Occupancies with an Occupant Load of Three Hundred (300) or More. Activation of the fire alarm in Group A occupancies with an occupancy load of three hundred (300) or more shall immediately initiate an approved prerecorded message announcement using an approved voice communication system in accordance with NFPA 72 that is audible above the ambient noise level of the occupancy.

Exception: When approved, the prerecorded announcement is allowed to be manually deactivated for a period of time, not to exceed three (3) minutes, for the sole purpose of allowing a live voice announcement from an approved, constantly attended location.

35. Amend Section 907.2.2 to read as follows and by deleting the exceptions thereto:

907.2.2 Group B. A manual fire alarm system shall be installed in Group B occupancies having an occupant load of 500 or more persons or more than 100 persons above or below the lowest level of exit discharge or contain an ambulatory care facility.

36. Amend Section 907.2.3 to read as follows and by deleting the exceptions thereto:

907.2.3 Group E. A manual fire alarm system that initiates the occupant notification signal utilizing an emergency voice/alarm communication system meeting the requirements of Section 907.5.2.2 and installed in accordance with Section 907.6 shall be installed in Group E educational occupancies. When automatic fire extinguishing systems or automatic fire alarm systems are installed, such systems or detectors shall be connected to the building fire alarm system. An approved smoke detection system shall be installed in all Group E day care occupancies. All buildings, whether portable buildings or the main building, will be considered one building for alarm occupant load consideration and interconnection of alarm system.

37. Amend Subsection 907.2.4 to read as follows and by deleting the exception thereto:

907.2.4 Group F. A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group F occupancies greater than 75,000 gross square feet or are two or more stories in height.

38. Amend Section 907.2.13 to read as follows and by deleting the exceptions thereto:

907.2.13 High-rise Buildings. Buildings with a floor used for human occupancy located more than fifty-five feet (55') above the lowest level of fire department vehicle access shall be provided with an automatic smoke detection system in accordance with Section 907.2.13.1, a fire department communications system in accordance with Section 907.2.13.2 and an emergency voice/alarm communication system in accordance with Section 907.5.2.2.

39. Amend Subsection 907.6.3 by deleting the exceptions.

907.6.3 Initiating device identification. The fire alarm system shall identify the specific initiating device address, location, device type, floor level where applicable and status including indication of normal, alarm, trouble and supervisory status, as appropriate.

40. Amend Section 910.4 by adding the following:

910.4 Mechanical smoke exhaust. Where approved by the fire code official, engineered mechanical smoke exhaust shall be an acceptable alternative to smoke and heat vents. In buildings equipped with an Early Suppression Fast Response (ESFR) sprinkler system or a Class IV sprinkler system, curtain boards and smoke and heat vents are to be eliminated and an approved mechanical smoke and removal system utilized. This system must de-activate all fans upon initiation of the fire alarm system. The system shall have a manual override system in addition to the vent controls located in the protected area. A separate Fire Department access or key switch may be required at a remote location in the building. Each individual fan shall be capable of being activated by a fireman's override switch located in the pump room. Design of the mechanical smoke and heat removal system shall be based on a minimum of four (4) air changes per hour. When activated by the fire alarm, all other mechanical ventilation systems shall shut down. Fans shall be capable of continuous operation even after main building power has been deactivated.

41. Amend Subsection 910.4.3 by adding the following:

910.4.3 System design criteria. The mechanical smoke removal system shall be sized to exhaust the building at a minimum rate of four (4) air changes per hour based upon the volume of the building or portion thereof without contents. The capacity of each exhaust fan shall not exceed 30,000 cubic feet per minute.

Supply air for exhaust fans shall be provided at or near the floor level and shall be sized to provide a minimum of twenty-five percent (25%) of required exhaust. Openings for supply air shall be uniformly distributed around the periphery of the area served. Personnel doors and dock doors shall not be considered as part of the supply air system.

42. Section 1020.1; add exception 6 to read as follows:

6. In group B occupancies, corridor walls and ceilings need not be of fire-resistive construction within a single tenant space when the space is equipped with approved automatic smoke-detection within the corridor. The actuation of any detector shall activate self-annunciating alarms audible in all areas within the corridor. Smoke detectors shall be connected to an approved automatic fire alarm system where such system is provided.

43. Amend Subsection 5601.1.3 and exceptions to read as follows:

5601.1.3 Fireworks. The possession, manufacture, storage, sale, handling and use of fireworks are prohibited within the City of Coppel and within 5,000 feet of its borders.

Exception: Approved, professional displays in accordance with Sections 5604 and 5608 shall be permitted on a case to case basis.

44. Amend Section 5703.6 to read as follows:

5703.6 Piping systems. Piping systems, and their component parts, for flammable and combustible liquids shall be in accordance with this section, including an approved method of secondary containment shall be provided for underground tanks and piping systems.

45. Amend Subsection 5704.2.11.4 and by adopting 5704.2.11.4.3 to read as follows:

5704.2.11.4 Leak prevention. Leak prevention for underground tanks shall comply with Sections 5704.2.11.4.1 through 5704.2.11.4.3. An approved method of secondary containment shall be provided for underground tanks and piping systems.

5704.2.11.4.3 Observation wells. Approved sampling tubes of a minimum 4 inches in diameter shall be installed in the backfill material of each underground flammable or combustible liquid storage tank. The tubes shall extend from a point 12 inches below the average grade of the excavation to ground level and shall be provided with suitable surface access caps. Each tank site shall provide a sampling tube at the corners of excavation with a minimum of 4 tubes. Sampling tubes shall be placed in the product line excavation within 10 feet of the tank excavation and one every 50 feet routed along product lines towards the dispensers, a minimum of 2 are required.

46. Amend Section 6103.2 by adopting 6103.2.1.8 to read as follows:

Section 6103.2.1.8 Jewelry repair, dental labs and similar occupancies. Where natural gas service is not available, portable LP-gas containers are allowed to be used to supply approved torch assemblies or similar appliances. Such containers shall not exceed 20-pound water capacity. Aggregate capacity shall not exceed 60-pound water capacity. Each container shall be separated by 20 feet or a one-hour construction barrier.”

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.

2015 INTERNATIONAL FIRE CODE – PROPOSED AMENDMENTS

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 Coppel, Texas, shall be subject to a 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 Coppel, Texas, this the _____ day of _____, 2017.

APPROVED:

Karen Hunt, MAYOR

ATTEST:

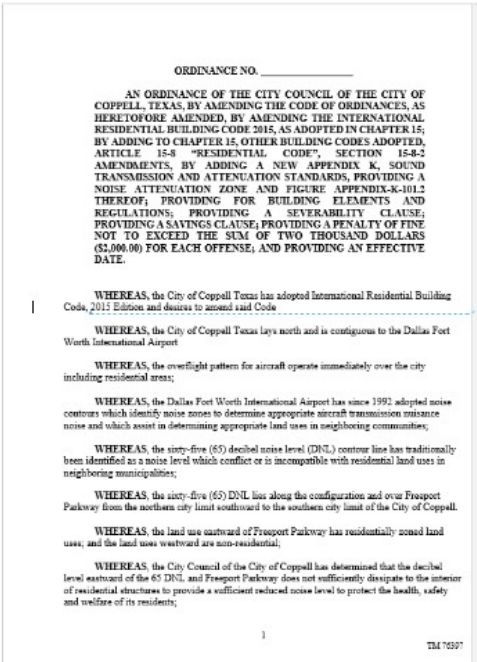
CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT HAGER, CITY ATTORNEY

SOUND TRANSMISSION AND ATTENUATION STANDARDS

APPENDIX K, 2015 INTERNATIONAL RESIDENTIAL CODE



Because of Coppell's close proximity to the Dallas Fort Worth Airport, airplane noise could be considered as a nuisance to residents living nearby. In order to attenuate aircraft noise to a higher level than standard construction techniques (20 dB), a 25 dB noise level reduction is achieved with these standards for residential development within a noise attenuation zone measured from Freeport Parkway right-of-way to 2,000 feet east. Prescriptive standards include minimum STC & OITC ratings for exterior walls, roofs & ceilings, windows and exterior doors and minimum requirements for ventilation and penetration points for all new residential construction within the noise attenuation zone.

HIGHLIGHTS OF PROPOSED ORDINANCE:

- Proposed ordinance has been reviewed by HMMH Acoustical Consultants
- Their changes included the Outdoor-Indoor Transmission Class (OITC) requirements to be included, the adjustment to the minimum exterior door rating to STC 27 and specifically forbidding the use of through-wall fans and air conditioning units

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COPPELL, TEXAS, BY AMENDING THE CODE OF ORDINANCES, AS HERETOFORE AMENDED, BY AMENDING THE INTERNATIONAL RESIDENTIAL BUILDING CODE 2015, AS ADOPTED IN CHAPTER 15; BY ADDING TO CHAPTER 15, OTHER BUILDING CODES ADOPTED, ARTICLE 15-8 "RESIDENTIAL CODE", SECTION 15-8-2 AMENDMENTS, BY ADDING A NEW APPENDIX K, SOUND TRANSMISSION AND ATTENUATION STANDARDS, PROVIDING A NOISE ATTENUATION ZONE AND FIGURE APPENDIX-K-101.2 THEREOF; PROVIDING FOR BUILDING ELEMENTS AND REGULATIONS; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Coppel Texas has adopted International Residential Building Code, 2015 Edition and desires to amend said Code

WHEREAS, the City of Coppel Texas lays north and is contiguous to the Dallas Fort Worth International Airport

WHEREAS, the overflight pattern for aircraft operate immediately over the city including residential areas;

WHEREAS, the Dallas Fort Worth International Airport has since 1992 adopted noise contours which identify noise zones to determine appropriate aircraft transmission nuisance noise and which assist in determining appropriate land uses in neighboring communities;

WHEREAS, the sixty-five (65) decibel noise level (DNL) contour line has traditionally been identified as a noise level which conflict or is incompatible with residential land uses in neighboring municipalities;

WHEREAS, the sixty-five (65) DNL lies along the configuration and over Freeport Parkway from the northern city limit southward to the southern city limit of the City of Coppell.

WHEREAS, the land use eastward of Freeport Parkway has residentially zoned land uses; and the land uses westward are non-residential;

WHEREAS, the City Council of the City of Coppell has determined that the decibel level eastward of the 65 DNL and Freeport Parkway does not sufficiently dissipate to the interior of residential structures to provide a sufficient reduced noise level to protect the health, safety and welfare of its residents;

WHEREAS, the building material and techniques exist, as set forth in Appendix K, would provide a significant noise attenuation for new construction and provide an improvement to the quality of life to the persons residing within two thousand feet eastward of the centerline of Freeport Parkway and the 65 DNL established by the Dallas Fort Worth International airport;

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

SECTION 1. That the *Code Ordinance* of the City of Coppell, Texas, as heretofore amended, be, and the same is hereby amended by amending the Code of Ordinances, Chapter 15, other Building Codes, Article 15 Residential Code, Section 15-8-2 Amending by adding a new subsection 50, Appendix K, which shall read as follows:

“CHAPTER 15

OTHER CODES ADOPTED

.....

ARTICLE 15-8. RESIDENTIAL CODE

.....

Sec. 15-8-2. Amendments

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

.....

50. *Appendix K: Appendix K Sound Transmission and Attenuation Standards (as set forth Exhibit 1, attached hereto and incorporated herein by reference) is hereby adopted as part of this code."*

SECTION 2. That all provisions of the Code of Ordinance of the City of Coppel, Texas, in conflict with the provisions of this ordinance be, and the same are hereby, repealed, and all other provisions not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 3. That should any word, sentence, paragraph, subdivision, clause, phrase or section of this ordinance, or of the Code of Ordinances, as amended hereby, be adjudged or held to be void or unconstitutional, illegal, or invalid, the same shall not affect the validity of the remaining portions of said ordinance or the Code of Ordinances, as amended hereby, which shall remain in full force and effect.

SECTION 4. That an offense committed before the effective date of this ordinance is governed by prior law and the provisions of the Code of Ordinance, as amended, in effect when the offense was committed and the former law is continued in effect for this purpose.

SECTION 5. That any person, firm, or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Code of Ordinances of the City of Coppel, as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense; and each and every day such violation shall continue shall be deemed to constitute a separate offense.

SECTION 6. That this ordinance shall take effect immediately from and after its passage and the publication of its caption, as the law and charter in such cases provide.

DULY PASSED by the City Council of the City of Coppel, Texas, this the _____ day of _____, 2017

APPROVED:

KAREN SELBO HUNT, MAYOR

ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY

(REH/mpm)

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COPPELL, TEXAS, BY AMENDING THE CODE OF ORDINANCES, AS HERETOFORE AMENDED, BY AMENDING THE INTERNATIONAL RESIDENTIAL BUILDING CODE 2015, AS ADOPTED IN CHAPTER 15; BY ADDING TO CHAPTER 15, OTHER BUILDING CODES ADOPTED, ARTICLE 15-8 “RESIDENTIAL CODE”, SECTION 15-8-2 AMENDMENTS, BY ADDING A NEW APPENDIX K, SOUND TRANSMISSION AND ATTENUATION STANDARDS, PROVIDING A NOISE ATTENUATION ZONE AND FIGURE APPENDIX-K-101.2 THEREOF; PROVIDING FOR BUILDING ELEMENTS AND REGULATIONS; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

APPROVED:

KAREN SELBO HUNT, MAYOR

ATTEST:

CHRISTEL PETTINOS, CITY SECRETARY

SOUND TRANSMISSION AND ATTENUATION STANDARDS – PROPOSED ORDINANCE

APPROVED AS TO FORM:

ROBERT E. HAGER, CITY ATTORNEY

(REH/mpm)

Appendix K

Sound Transmission

AIRCRAFT NOISE ATTENUATION REQUIREMENTS

AK101.1 Zone. For the purposes of this code, a noise attenuation area is established, which is a two thousand feet (2,000') measured eastward from the centerline of the Freeport Parkway from its intersection within the northern city limits southward to the southern city limit.

AK101.2 Map. This noise zone shall include such territory or portion of the city as designated and depicted on the noise attenuation zone map (Fig. App K-101.2, a copy of which is on file with the Building Official) and incorporated into this code and made a part of it for all intents and purposes.

AK101.3 Definitions.

Sound Transmission Class (STC) is calculated over the frequency range of 125 to 4,000 Hz and provides a single number rating for determining airborne sound transmission loss of exterior building facades, interior room partitions and other construction elements (such as windows and doors) which are subjected to noise from speech, television, radio, office equipment and other mid to high frequency noise sources. The STC rating is determined in accordance with ASTM E413.

Outdoor-indoor transmission class (OITC) is calculated over the frequency range of 80 to 4,000 Hz and provides a single number rating for determining airborne sound transmission loss of exterior building facades and exterior façade elements (window and doors) which are subject to transportation noise (aircraft, trains, automobiles, and other low to mid frequency noise sources). The OITC rating is determined in accordance with ASTM E1332.

AK102.1 Certified plans. The building official shall not issue a building permit for any residential building structure for human occupancy or part thereof within the attenuation zone as

SOUND TRANSMISSION AND ATTENUATION STANDARDS – PROPOSED ORDINANCE

defined herein unless the plans and specifications accompanying the application for the permit comply with the requirements set forth in this Appendix or the plans are certified by a bona fide acoustical noise consultant to achieve the noise reduction in section AK103.1 of this Appendix.

AK102.2 Noise consultants. Bona fide acoustical noise consultants include members of the National Council of Acoustical Consultants and others who are approved by the building official, such approval being based on the demonstration of competence and credentials in the area of architectural acoustics.

AK102.3 Building intrusion in a noise zone. A residential structure which is located partly within the noise attenuation zone and partly outside shall be considered within the most restrictive of the noise zones within which it is located for purposes of this Appendix.

AK103.1 Noise reductions standards. Plans for the construction of buildings within noise attenuation zone shall be certified as achieving at least the outdoor to indoor noise level reductions (NLR) as measured in decibels within the building as follows:

<u>Building Use</u>	2,000 foot zone from the 65 DNL Noise Zone/Freeport Parkway
Residential:	25 NLR

AK104.1 Noise Level Reduction – 25 Decibels

Compliance.

Compliance AK104.1 through AK104.8 shall be deemed to meet requirements for a minimum noise level reduction (NLR) of 25 decibels.

AK104.2 Air leakage for all buildings.

- (1) The requirements of this Appendix shall apply to the design of the exterior envelope of all buildings in the designated attenuation zone designed for human occupancy. The requirements of this section are not applicable to the separation of interior spaces from each other.

SOUND TRANSMISSION AND ATTENUATION STANDARDS – PROPOSED ORDINANCE

(2) The following locations shall be sealed, caulked, gasketed or weatherstripped to limit or eliminate air infiltration:

- (a) Exterior joints around windows and door frames between the window or door frame and the framing;
- (b) Openings between walls and foundations;
- (c) Between the wall sole plate and the rough flooring;
- (d) Openings at penetrations of utility services through walls, floor, and roofs;
- (e) Between wall panels at corners;
- (f) All other such openings in the building envelope.

(3) Through the wall, floor, or roof/ceiling penetrations not specifically addressed in these sections shall be designed to limit sound transmission and shall have the same average laboratory sound transmission classification as required for doors.

AK104.3 Exterior walls.

(1) Exterior walls, other than as described in this section, shall have an average laboratory sound transmission class rating of at least STC-37 and minimum OITC 30; or

(2) Minimum OITC 30;

(3) Masonry walls having a weight of at least 25 pounds per square foot do not require a furred (stud) interior wall. At least one surface of concrete block walls shall be plastered;

(4) Stud walls shall be at least four inches in nominal depth and shall be finished on the outside with solid sheathing under an approved exterior wall finish.

(a) The interior surface of the exterior walls shall be of gypsum board or plaster at least one-half inch thick, installed on the studs.

(b) Continuous composition board, plywood or gypsum board sheathing at least one-half inch thick or equivalent shall cover the exterior side of the wall studs.

(c) Sheathing panels shall be covered on the exterior with overlapping building paper.

SOUND TRANSMISSION AND ATTENUATION STANDARDS – PROPOSED ORDINANCE

(d) Insulation material at least R-13 shall be installed continuously throughout the cavity space behind the exterior sheathing and between wall studs. Insulation shall be glass fiber, mineral wool, or foam plastic insulation.

AK104.4 Exterior windows.

(1) Windows other than as described in this section shall have a laboratory sound transmission class rating of at least STC-33 and minimum OITC 25; or

(2) Windows shall have a minimum OITC 25.

(3) Windows shall be double-glazed with one pane at least three-sixteenths of an inch thick. Panes of glass shall be separated by a minimum of one-half inch airspace.

(4) All operable windows shall be weatherstripped and airtight when closed so as to conform to an air infiltration test not to exceed 0.5 cubic foot per minute per foot of crack length in accordance with ASTM E-283-65-T.

(5) Glass shall be sealed in an airtight manner with a nonhardening sealant or a soft elastomer gasket or gasket tape.

(6) The perimeter of window frames shall be sealed airtight to the exterior wall construction with a sealant conforming to one of the following Federal Specifications: TT-S-00227, TT-S-0230 or TT-SS-00153.

AK104.5 Exterior doors.

(1) Doors other than as described in this section shall have a laboratory sound transmission class rating of at least STC-27 and minimum OITC 25; or

(2) Exterior doors shall be minimum OITC 25.

(3) All exterior side-hinged doors shall be solid-core wood or insulated hollow metal at least one-and-three-quarters inch thick and shall be fully weatherstripped.

(4) Exterior sliding doors shall be weatherstripped with an efficient airtight gasket system with performance as specified in AK104.4 (3). The glass in the sliding doors shall be double glazed with panes at least three-sixteenths of an inch thick.

SOUND TRANSMISSION AND ATTENUATION STANDARDS – PROPOSED ORDINANCE

(5) Glass, over two square feet in area, in doors shall be sealed in an airtight sealant or in a soft elastomer gasket or glazing tape.

(6) The perimeter of door frames shall be sealed airtight to the exterior wall construction as described in AK104.4(5).

AK104.6 Roofs.

(1) Combined roof and ceiling construction other than described in this section and AK104.7 shall have an average laboratory sound transmission class rating of at least STC-43 and minimum OITC 35; or

(2) With an attic or rafter space at least 12 inches deep, and with a ceiling below, the roof shall consist of one-half inch composition board, plywood or gypsum board sheathing topped by roofing as required;

(3) Open-beam roof construction shall follow the energy insulation standard method for batt insulation;

(4) Window or dome skylights shall have a laboratory sound transmission class rating of at least STC-33 and minimum OITC 25;

(5) Roof shall have a minimum OITC 35.

AK104.7 Ceilings.

(1) Gypsum board or plaster ceilings shall be five-eighths of an inch thick. Ceilings shall be substantially airtight with a minimum of penetration.

(2) Glass fiber, mineral wool, or foam plastic insulation at least R-30 shall be provided above the ceiling between joists.

(3) Minimum OITC 35.

AK104.8 Ventilation.

(1) A ventilation system shall be installed that will provide the minimum air circulation and fresh air supply requirements for various uses in occupied rooms without the need to open any

SOUND TRANSMISSION AND ATTENUATION STANDARDS – PROPOSED ORDINANCE

windows, doors or other openings to the exterior. The inlet and discharge openings shall be fitted with sheet-metal transfer ducts of at least 20 gauge steel, which shall be lined with one-inch-thick coated glass fiber, and shall be at least five feet long with one 90-degree bend.

(2) Gravity vent openings in attics shall be as close to code minimum in number and size as practical.

(3) Bathroom, laundry and similar exhaust ducts connecting the interior space to the outdoors shall contain at least a five-foot length of internal sound-absorbing duct lining. Exhaust ducts less than five feet in length shall be fully lined and shall also meet the provisions of AK104.2 (3). Each duct shall be provided with a bend in the duct such that there is no direct line of sight through the duct from the venting cross-section to the room-opening cross-section. Duct lining shall be coated glass fiber duct liner at least one inch thick. In areas (i.e., shower rooms) which produce moisture, duct lining shall be made of nonabsorbent material; commercial kitchen exhaust systems and product conveying duct systems shall be exempt.

(4) Fireplaces shall be provided with well-fitted dampers and tightly fitting glass or metal doors.

(5) Through-wall fans and air conditioning units are not allowed.