

ORDINANCE # 6100

AN ORDINANCE to amend Title 13 entitled “Buildings and Construction” of the 2010 Municipal Code of Council Bluffs, Iowa, by amending Chapter 13.06 entitled “Residential Code” to be codified.

**BE IT ORDAINED
BY THE CITY COUNCIL
OF THE
CITY OF COUNCIL BLUFFS, IOWA:**

SECTION 1. ADOPTION

That Title 13 entitled “Buildings and Construction” of the 2010 Municipal Code of Council Bluffs, Iowa, is hereby amended by amending Chapter 13.06 entitled “Residential Code”, and amend the International Residential Code adoption found in Municipal Code Section 13.06.010 to read as follows:

13.06.010 ADOPTION. That a certain document being marked and designated as the International Residential Code, 2009 edition, excluding all Appendix Chapters, as published by the International Code Council, including the recognized code Referenced Standards contained in Chapter 44 all as modified or amended in the International Residential Code referenced herein; are hereby referred to, adopted, and made a part hereof as if fully set out in this chapter, subject to the revisions, modifications, additions, insertions, changes, and/or deletions in sections that are described in the following sections of this chapter. The Residential Code of the city of Council Bluffs, Iowa, which is on file and open for inspection by the public in the office of the Building Official

SECTION 2. AMENDMENTS

The Municipal Code Chapter 13.06 shall be as amended as follows:

13.06.020 through SECTION 13.06.250 – Deleted. The existing amendments in Section 13.06.020 through Section 13.06.250 are to be deleted.

13.06.255 Chapter 1 deleted – Scope and Administration. Chapter 1 of the IRC shall be deleted and shall be replaced as provided for in Chapter 13.01 of the Municipal Code.

13.06.270 Table R301.2(1) Climatic and Geographic Design Criteria – Amend. The IRC Climatic and Geographic Design Criteria as reference in Table R301.2(1) for building construction in Council Bluffs shall be as outlined in Section 13.01.221 of the Municipal Code.

13.06.280 Section R303.1.3 added – Habitable Rooms – Exception 3. Only the IRC exception number shall be amended from Exception 3 to Exception 5 and the text to remain the same.

13.06.301 Section R311.7.4.3 Amend – Profile Exception #3. The opening between adjacent trends for decks accessory to 1 and 2 family dwellings shall not exceed 6 ¼ “ with a total rise between landings in any given stairway not to exceed a cumulative height of 12’.

13.06.303 Section R312.3

13.06.305 Section R313 deleted – Automatic Fire Sprinkler Systems. IRC Section R313 shall be deleted.

13.06.310 Section R323.1.2 deleted – Protection of Wood – Location required. This Municipal Code Section 13.06.310 amendment shall be deleted.

13.06.311 Section R311.7.7.3 amend – To allow Type III handrails with a perimeter greater than 6 ¼ “ (160MM) whose greater cross sectional area is perpendicular to the vertical face of the guardrail shall have a graspable finger recess on the underside of the outside profile. The finger recess shall begin within a distance of ¾ “ (19mm) measured horizontally from the exterior face of the handrail and achieve a depth of at least 5/16 “ (8mm), and extend the entire length of the handrail on both sides of the stairway.

13.06.320 Section R323 deleted – Flood Resistant Construction. Only the IRC section numbering shall be amended from Section R323 to Section 322 and the text to remain the same.

13.06.340 Section R502.3 deleted – Allowable joist spans. Municipal Code Section 13.06.340 amendment shall be deleted.

13.06.330 Section R403.1.9 added – Footing Depth – Delete last paragraph of the amendment.

13.06.350 Section R502.31 deleted – Sleeping areas and attic joists. Municipal Code Section 13.06.350 amendment shall be deleted.

13.06.360 Section R502.3.2 deleted – Other floor joists. Municipal Code Section 13.06.360 amendment shall be deleted.

13.06.375 Section R904.3 added – Roof Drainage Requirements. Roof drainage to require downspouts which discharge roof drainage shall direct roof drainage away from the foundation and towards the public right-of-way or community storm sewer system. No point of discharge shall be directed towards adjacent property or structures.

13.06.380 Chapter 11 deleted – Energy Efficiency IRC Chapter 11 to be deleted in its entirety and replaced with Chapter 20 of the Municipal Code.

13.06.390 Section P2603.6.1 deleted – Sewer depth. Municipal Code Section P2603.6.1 amendment to be deleted in its entirety.

13.06.400 Section P3103.1 deleted – Roof Vent extension. Municipal Code Section 13.06.400 amendment shall be deleted in its entirety.

13.06.403.1.4.1 Section 403 Frost Protection – Amend – Delete Exception #1 and replace with: Free standing accessory structures with an area of 720 square feet or less, of light frame construction, and an eave height not exceeding ten (10) feet, may utilize a monolithic “Floating Slab” foundation with a minimum one foot by one foot thickened edge perimeter footing with 3 ½ “ nominal slab. No additions shall be permitted to any structure utilizing a monolithic slab foundation without installing a foundation system in accordance with Section 403.1.4.1 (1). Delete Exception 2 and replace with: Protection of free standing accessory structures with an area of 400 square feet or less, of other than light frame construction, principally masonry with an eave height of ten (10’) feet or less, may utilize a monolithic slab foundation with a minimum eighteen (18”) inches by eighteen (18”) inches thickened edge perimeter footing with a 3 ½ “ nominal slab, with a concrete mix design which will attain a 28 day compressive strength of 3,500 psi for masonry walls not exceeding eight feet in height and 4,000 psi for masonry walls. No additions shall be permitted to any structure utilizing a monolithic slab foundation without installing a foundation system in accordance with Section 403.1.4.1 (1). Delete Exception 3.

SECTION 3. REPEALER.

All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 4. SEVERABILITY CLAUSE.

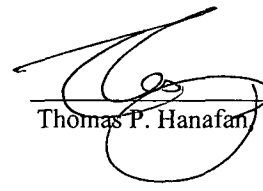
If any of the provisions of this ordinance are for any reason declared illegal or void, then the lawful provisions of this ordinance which are severable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

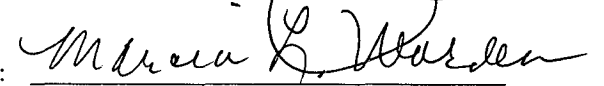
SECTION 5. EFFECTIVE DATE.

This ordinance shall be in full force and effect from and after its final passage and publication as by law provided.

PASSED
AND
APPROVED

November 8, 2010


Thomas P. Hanafan, Mayor

Attest: 
Marcia L. Worden, City Clerk

First Consideration: 10/11/2010
Second Consideration: 10/25/2010
Public Hearing: 10/25/2010
Third Consideration: 11/8/2010