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EXECUTIVE OFFICE

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COUNTY COUNCIL
SNOHOMISH COUNTY, WASHINGTON

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ORDINANCE NO. 87-029
RELATING TO
THE ADOPTION OF THE 1985 EDITION OF THE
UNIFORM BUILDING CODE

BE IT ORDAINED:

Section 1. That SCC 17.04.030 17.04.050 17.04.070 and 17.04.240 as adopted by Ordinance 85-020 on May 1, 1987 are repealed.

Section 2. That SCC 17.04.010 as adopted by Ordinance 85-020 on May 1, 1987 is amended as follows:

~~17.04.010 Uniform Building Code ((1982)) 1985 Edition adopted --~~
~~Copies on file.~~ The Uniform Building Code, ((1982)) 1985 Edition, published by the International Conference of Building Officials, except as expressly amended by this Chapter, is hereby incorporated and made a part of this chapter by reference and is adopted as the Uniform Building Code of Snohomish County. Three copies of the Uniform Building Code of Snohomish County are on file in the office of the county auditor and one copy is on file in the office of the city clerk of the following cities within Snohomish County: Arlington, Brier, Darrington, Edmonds, Everett, Gold Bar, Granite Falls, Index, Lake Stevens, Lynnwood, Marysville, Mill Creek, Monroe, Woodway, Mountlake Terrace, Mukilteo, Snohomish, Stanwood, and Sultan.

Section 3. That SCC 17.04.020 as adopted by Ordinance 85-020 on May 1, 1987 is amended as follows:

~~17.04.020 Amendments adopted.~~ The Uniform Building Code, ((1982)) 1985 Edition, published by the International Conference of Building Officials is amended and supplemented as set out in this chapter ((~~Sec. 17.04.010 -- Sec. 17.04.350~~)).

NEW SECTION Section 4. A new section is added to the Snohomish County Code as follows:

17.04.030 Appendices adopted. With the exception of Appendix Chapters 1, 12, 23, and 53 in their entirety, all appendices to the Uniform Building Code, 1985 Edition, are hereby adopted, incorporated by reference and made a part hereof as if fully set out in this chapter.

NEW SECTION Section 5. A new section is added to the Snohomish County Code as follows:

17.04.070 ~~Section 204 deleted and new Section 204 added.~~ Section 204 is deleted in its entirety and new Section 204 is added.

In order to determine the suitability of alternate materials and methods of construction and to provide guidance in the interpretation of the provisions of this code, the codes advisory board created by chapter 17.50 SCC shall have jurisdiction to do so hereunder in accordance with chapter 17.50 SCC and the rules and regulations promulgated thereunder, consistent with the provisions of this chapter.

Section 6. That SCC 17.04.110 as adopted by Ordinance 85-020 on May 1, 1985 is amended as follows:

17.04.110 ~~Subsection 301(b) Amended.~~ Subsection 301(b) is amended by adding the following:

12. Buildings, structures, or other work, the value of which, in the opinion of the Building Official, does not exceed ((five hundred)) one thousand dollars.
13. Agricultural structures (M-3 occupancy) not exceeding twelve feet in width and fifteen feet in height from grade.
14. Frame covered membrane or tent structures as defined in Section 5501(c) used exclusively as greenhouses for the protection or propagation of plants and which are placed no closer than twenty feet from any property line or another structure. Such structures need not meet the twenty-five lb. per square foot snow load requirement.
15. Subject to plot plan approval, M-1 occupancy limited to 200 square feet of roof area which has ((four)) two open sides.

Section 7. That SCC 17.04.130 as adopted by Ordinance 85-020 on May 1, 1985 is amended as follows:

17.04.130 ~~Subsection 303(a) New paragraph added.~~ Subsection 303(a) is amended by adding a new paragraph which reads:

Where, in the opinion of the Snohomish health district, a building permit application indicates the need for waste disposal system work of any kind, a building permit shall not be issued without prior approval from the ((Snohomish)) health district for an approved means of waste disposal.

Section 8. That SCC 17.04.140 as adopted by Ordinance 85-020 on May 1, 1985 is amended as follows:

17.04.140 Subsection 303(d) amended--Expirations. Section 303(d) is deleted in its entirety and replaced with a new Section 303(d) as follows:

Every permit issued by the building official under the provisions of this Code shall expire by limitation and become null and void at the expiration of eighteen months from the date of issuance ~~((of the permit))~~. Before ~~((such))~~ the work authorized by the permit can be recommenced, a renewed permit shall first be ~~((first))~~ obtained to do so. ~~((and the fee therefor shall be one-half of the amount required for the original permit, provided))~~ If no changes have been made or will be made in the original plans and specification for ~~((such))~~ the work ~~((and provided further that such a renewed permit shall be issued no))~~ and if at least one inspection has been done pursuant to the original permit, then the fee for the permit renewal shall be one-half of the amount required for the original permit. No permit may be renewed later than thirty days after the date of expiration of the original permit. No permit shall be renewed more than once.

No work governed by the provisions of this code ~~((shall))~~ may be recommenced on any building or structure for which the permit ~~((had))~~ has expired and not been renewed within the time limitation as prescribed by code ~~((or for work for which a renewed permit has expired except upon obtaining))~~ or a renewed permit has expired unless a new permit has been obtained from the building official ((subject to)) in accordance with the procedures and provisions of this code ((and the governing jurisdiction for such permit issuance)).

Prior to renewal of a permit, an on-site inspection of the work authorized by the original permit may be performed in order to determine compliance with this code and other codes administered by the building official.

Section 9. That SCC 17.04.150 as adopted by Ordinance 85-020 on May 1, 1985 is amended to read as follows:

17.04.150 Section 304 Fees Amended. Section 304 except subsections a, c, and e, is amended as follows:

1. All references to "Table 3A" in Section 304 are deleted and shall be read to substitute "chapter 17.02 SCC" therein.

2. A new subsection (b) is added to Section 304 as follows:

Fee for successive construction. When more than one building structure is proposed to be constructed in accordance with single basic plans and such proposed construction is regulated by the provisions of Group R-3 Occupancies or Group R-1 occupancies not exceeding two (2) stories in height or containing more than four dwelling units, or Group M occupancies, then the plan check fee for any subsequent building permit shall be charged as set forth in Chapter 17.02 SCC. Basic plans are non-transferable from one applicant to another without explicit written permission of the owner.

3. Subsection (d) of Section 304 is amended as follows:

(d) Expiration of Plan Review. Applications for which no permit is issued within ~~((eighteen-months))~~ one hundred and eighty days following the date of application shall expire by limitation, and plans and other data submitted for review may thereafter be returned to the applicant or destroyed by the Building Official. The Building Official may extend the time for action by the applicant for a period not to exceed one hundred and eighty days upon request by the applicant showing that circumstances beyond the control of the applicant have prevented action from being taken. No application shall be extended more than once. In order to renew action on an application after expiration, the applicant shall resubmit plans and pay a new plan review fee.

4. A new subsection ~~((f))~~ is added to Section 304 as follows:

In addition, any outstanding fees or portions thereof shall be added to the required fee(s) of any future plan review or permit prior to application acceptance or permit issuance. Any fee shall not relieve the applicant from a duty to obtain permits for moving buildings upon roads and/or highways from the appropriate authorities. The permit fee for the construction of a new foundation, enlargement, or remodeling of the move-in building shall be in addition to the pre-move fee. The fee for a factory built structure as approved by the State of Washington Department of Labor and Industries as a modular structure shall be specified in Section 17.02.

~~((5--Subsection-(e)-of-Section-304-is-deleted-in-its-entirety-and a-new-section-in-17.02-is-added--))~~

NEW SECTION Section 10. A new section is added to the Snohomish County Code as follows:

17.04.185 Section 305(e)(4) Required inspections. Section 305(e)(4) is deleted and replaced by a new Section 305(e)(4) as follows:

LATH AND/OR GYPSUM BOARD INSPECTION: To be made after all lathing and gypsum board, interior and exterior, is in place but before any painting or finish work is commenced.

NEW SECTION Section 11. A new section is added to the Snohomish County Code as follows:

17.04.215 Subsection 1102(b) amended. Subsection 1102(b) is amended to read:

(b) Special Provisions. Garages shall have unobstructed headroom clearance above the finish floor to any ceiling, beam, pipe or similar construction, except for wall-mounted shelves, storage surfaces, rack or cabinets, of not less than seven feet in group R division 1 occupancies, and not less than six feet six inches in group R division 3 occupancies.

NEW SECTION Section 12. A new section is added to the Snohomish County Code as follows:

17.04.226 Subsection 1706(a) amended - Shafts Enclosures. A new sentence is added to the first paragraph to read as follows:

Protection for shafts containing factory-built chimneys shall be as specified in Section 3705.

NEW SECTION Section 13. A new section is added to the Snohomish County Code as follows:

17.04.265 - Section 3705 amended - Factory-built chimneys. Section 3705 is deleted and is replaced by a new Section 3705 as follows:

(a) - Factory-built chimneys shall be installed in strict accordance with the terms of their listings and the manufacturer's instructions as specified in the Mechanical Code.

(b) - The following applies to factory-built chimneys serving solid fuel appliances:

1. Every factory-built chimney which is concealed within the framework of the building shall be enclosed in a modified shaft as specified in this section.
2. The interior surface of the modified shaft shall be of materials as approved for not less than two-hour fire-resistive construction in buildings more than four (4) stories in height or of Type I and II fire-resistive construction and shall be of materials as approved for not less than one-hour fire-resistive construction elsewhere.

EXCEPTION: When not otherwise required by this code, the required fire-resistive materials of chimney enclosures which are located outside of the exterior walls of the building may be limited to those walls which form the separation between the shaft and the building.

3. Penetrations of any fire-resistive modified shaft wall for other than a factory-built chimney, a listed factory-built fireplace or its listed components shall be protected in accordance with subsection 4304(e).
4. Structural elements which support a factory-built fireplace or chimney and which extend into the shaft shall have fire-resistive protection equivalent to that required for the shaft walls. All shaft walls shall extend at least to the underside of the roof sheathing. Firestops shall not be installed in chimney shafts constructed in accordance to this section.

Section 14. That SCC 17.04.340 as adopted by Ordinance 85-020 on May 1, 1985 is amended to read as follows:

17.04.340 Disclaimer of Liability. Snohomish county is not responsible for the accuracy of plans (preliminary or final) submitted for approval to the division of community development of the Snohomish county department of planning and community development and does not guarantee that plan reviews and/or inspections will detect any hazard, design defect or code violations.

Section 15. If any provision of this ordinance or its application to any person or circumstance is held invalid, the remainder of the ordinance or the application of the provision to other persons or circumstances is not affected.

PASSED this 13th day of May, 1987.

SNOHOMISH COUNTY COUNCIL
Snohomish County, Washington

ATTEST:

Kathleen J. Norton
Clerk of the Council

Stanley Bartholomew
Chairperson

Approved as to form:

Judith A. Tanner
Deputy Prosecuting Attorney

- () APPROVED
- () VETOED
- () EMERGENCY

DATE: May 18, 1987

Willis D. Tucker ~~JOHN MARTINIS~~
County Executive ~~Deputy Executive~~

PUBLISHED _____ and _____