

ORDINANCE NO. 2022-01

AN ORDINANCE ADOPTING VARIOUS INTERNATIONAL BUILDING CODES AND APPENDICES RELATING TO INSPECTION ACTIVITIES OF THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI, AND ENFORCEMENT OF BUILDING PROVISIONS AS PROVIDED IN SAID CODES AND ESTABLISHING BUILDING PERMIT FEES

**WHEREAS**, it is the desire of the City of Gluckstadt, Madison County, Mississippi, to adopt certain building codes in order to further the protection of the general public health, safety, and welfare within the corporate limits of the City; and,

**WHEREAS**, the City of Gluckstadt is authorized by the statutes of the State of Mississippi, Section 21-19-25 of the Mississippi Code of 1972, as amended, to adopt building, plumbing, electrical, gas, sanitary, or other codes dealing with general public health, safety, or welfare, or a combination of the same, by reference; and,

**WHEREAS**, the City of Gluckstadt is required by the statutes of the State of Mississippi, Section 17-2-5 of the Mississippi Code of 1972, as amended, to adopt as minimum codes any code established and promulgated by the Mississippi Building Codes Council; and,

**NOW, THEREFORE, BE IT ORDAINED BY** the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, that the following codes published in cooperation with the INTERNATIONAL CODE CONGRESS and NATIONAL FIRE PREVENTION ASSOCIATION are hereby adopted by reference as though they were copied herein fully:

**Section 1:** There is hereby adopted the 2018 edition of the *International Building Code* including Appendix A, B, C, E, F, G, H, I, J and K subject to the revisions as herein specified:

- a. Section 101.1 shall be amended by deleting “[NAME OF JURISDICTION]” and replacing the same with “the City of Gluckstadt.”
- b. Section 1612.3 shall be amended by deleting “in an engineering report entitled “The Flood Insurance Study for [NAME OF JURISDICTION],” dated [INSERT DATE OF ISSUANCE] as amended or revised with the accompanying” and replacing the same with “on the.”
- c. Section 3412.2 shall be amended by deleting “DATE TO BE INSERTED BY THE JURISDICTION. NOTE: IT IS RECOMMENDED THAT THIS DATE CONINCIDE WITH THE EFFECTIVE DATE OF BUILDING CODES WITHIN THE JURISDICTION” and replace the same with “the effective date of this code.”

**Section 2:** There is hereby adopted the 2018 edition of the *International Residential Code* including Appendix A, B, C, D, E, G, H, I, J, K, M, N and P, subject to the revisions as herein specified:

- a. Section R101.1 shall be amended by deleting “[NAME OF JURISDICTION]” and replacing the same with “the City of Gluckstadt.”
- b. Table R301.2(1) shall be amended by including the following values:

Column Heading	Data Input
Ground Snow Load	5 lbs/s.f.
Speed	90
Topographic Effects	No
Seismic Design Category	B
Weathering	Moderate
Frost line depth	8 inches
Termite	Yes
Ice Barrier Underlayment Required	Yes
Flood Hazards	Not Applicable
Air Freezing Index	1000 or less
Mean Annual Temp	65.0

- c. Section R313 Automatic Fire Sprinkler Systems is hereby deleted in its entirety.
- d. Section P2904 Dwelling Unit Fire Sprinkler Systems is hereby deleted in its entirety.

**Section 3:** There is hereby adopted the 2018 edition of the *International Fire Code* including Appendix A, B, C, D, E, G, H, I, J, K, M, N and P, subject to the revisions as herein specified:

- a. Section 101.1 shall be amended by deleting “[NAME OF JURISDICTION]” and replacing the same with “the City of Gluckstadt.”
- b. Section 109.4 shall be amended by deleting “[SPECIFY OFFENSE]” and replacing the same with “misdemeanor;” deleting “[AMOUNT]” and replacing the same with “\$1,000;” deleting [NUMBER OF DAYS] and replacing the same with “90 days.”
- c. Section 111.4 shall be amended by deleting the first occurrence of “[AMOUNT]” and replacing the same with “\$100”; and by deleting the second occurrence of “[AMOUNT]” and replacing the same with “\$500.”
- d. Section 5704.2.9.6.1 Locations where above-ground tanks are prohibited shall be amended to read as follows:

“Section 5704.2.9.6.1 Locations where above-ground tanks are prohibited. The storage of Class I and Class II liquids in above-ground tanks outside of buildings

is prohibited within the City of Gluckstadt unless specifically authorized by the fire code official.”

- e. Section 5706.2.4.4 Locations where above-ground tanks are prohibited shall be amended to read as follows:

“Section 5706.2.4.4 Locations where above-ground tanks are prohibited. The storage of Class I and Class II liquids in above-ground tanks is prohibited within the City of Gluckstadt unless specifically authorized by the fire code official.”

- f. Section 5806.2 Limitations shall be amended to read as follows:

“Section 5806.2 Limitations. Storage of flammable cryogenic fluids in stationary containers outside of buildings is prohibited within the City of Gluckstadt unless specifically authorized by the fire code official.”

**Section 4:** The building codes adopted and effectuated by this Ordinance shall not apply to farm structures as said structures are defined by Mississippi Code Annotated Section 17-2-7.

**Section 5:** There shall be a fee associated with each building permit application according to the following fee schedule:

**Schedule of Permit Fees**

1. Fee for Inspecting vacant property for utility release.....\$85.00
2. Inground Swimming Pools.....One overall permit for all trades based on construction valuation schedule
3. Mobile Homes.....\$150.00, (Must have approval from State Fire Marshall’s Office)
4. Moving of any building or structure.....\$200.00
5. Demolition Fee for any building or structure.....\$100.00, or cost of job, whichever is greater
6. Roof Permit Fee.....\$100.00 flat fee for residential. \$100.00 or cost of job whichever is greater for Commercial
7. Sign Permit Fee.....One overall fee issued for all trades based on construction valuation schedule

- 8. Re-Inspection fee for any permit.....\$50.00
- 9. Plans Review Fee: Residential under \$250,000: \$50.00, over \$250,000: \$100.00  
Commercial under \$250,000: \$ 100.00, over \$250,000: \$200.00

*\*All commercial projects over \$10,00 must present Material Purchase Certificate (MPC) from Department of Revenue.*

**Construction Valuation Schedule**

\$1001 to \$50,000.....\$20 for the first \$1000 plus \$5 for each additional thousand or fraction to and including \$50,000.

\$50,001 to \$100,000.....\$260 for the first \$50,000 plus \$4 for each additional thousand or fraction to and including \$100,000.

\$100,001 to \$500,000.....\$460 for the first \$100,000 plus \$3 for each additional thousand or fraction to and including \$500,000.

\$500,001 and up.....\$1660 for the first \$500,000 plus \$2 for each additional thousand or fraction to and including \$500,000.

*\*Valuations for all new residences are based on \$100 per square foot of heated living space.*

*\*Valuation on all accessory buildings are based on \$21 per square foot.*

*\*Valuations for all other permits are based on contract prices*

*\*Any and all fees shall be paid by the person whom the permit is issued. If any person commences work before obtaining the necessary permits and inspections, fees shall be doubled.*

*Note: Valuation data is obtained from International Code Council and Marshall & Swifts Publishing Company.*

**Zoning Fees**

Request for Variance, Conditional Use or Re-Zoning- \$250.00.

**Section 6:** The City Clerk is hereby directed to give notice of adoption of these building codes by publication in some newspaper of the municipality for one (1) time in accordance with the provisions of Mississippi Code Annotated 21-19-25.

**Section 7:** A full and complete copy of the building codes adopted herein are on file in the office of the Building Official and are available for public inspection.

**Section 8:** The building codes adopted herein shall take effect after publication and the passage of one (1) month following the adoption of this ordinance.

After being reduced to writing, the foregoing Ordinance was read and considered, whereupon Alderman Bates moved for the adoption of this Ordinance and following a second offered by Alderman Williams the following vote was had:

Alderman Bates	<u>Aye</u>	No
Alderman Powell	<u>Aye</u>	No
Alderman Slay	<u>Aye</u>	No
Alderman Taylor	<u>Aye</u>	No
Alderman Williams	<u>Aye</u>	No

SO ORDAINED this the 11 day of January 2022.

  
Walter C. Morrison, Mayor

Attest:

  
Lindsay Kellum, City Clerk

