

**AMENDMENTS
2000 INTERNATIONAL RESIDENTIAL CODE**

Section R101.1 is amended to read as follows:

R101.1 Title. ~~These provisions~~ **THIS RESOLUTION** shall be known as the *Residential Code for One- and Two-Family Dwellings* of **GRAND COUNTY, COLORADO. THIS RESOLUTION SHALL BE KNOWN AS THE “BUILDING CODE”, MAY BE CITED AS SUCH, AND WILL BE REFERRED TO HEREIN AS “THIS CODE”. THIS CODE SHALL APPLY TO ALL OF THE UNINCORPORATED AREA OF GRAND COUNTY, COLORADO.**

Section R102.7 is amended to read as follows:

R102.7 Existing structures. The legal occupancy of any structure existing on the date of adoption of this code shall be permitted to continue without change, except as is specifically covered in this code, ~~the *International Property Maintenance Code* or the *International Fire Code*~~, or as is deemed necessary by the building official for the general safety and welfare of the occupants and the public.

Section R104.1 is amended to read as follows:

R104.1 General. THE BUILDING OFFICIAL IS HEREBY AUTHORIZED AND DIRECTED TO ENFORCE ALL OF THE PROVISIONS OF THIS CODE; HOWEVER, A GUARANTEE THAT ALL BUILDINGS AND STRUCTURES HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH ALL OF THE PROVISIONS OF THIS CODE IS NEITHER INTENDED NOR IMPLIED. The building official shall have the authority to render interpretations of this code and to adopt policies and procedures in order to clarify the application of its provisions. Such interpretations, policies and procedures shall be in conformance with the intent and purpose of this code. Such policies and procedures shall not have the effect of waiving requirements specifically provided for in this code.

Section R104.8 is amended to read as follows:

R104.8 Liability. THE ADOPTION OF THIS CODE, AND ANY PREVIOUS CODES ADOPTED BY GRAND COUNTY, SHALL NOT BE DEEMED TO GIVE RISE TO A DUTY OF CARE ON THE PART OF ANY PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT, NOR SHALL THIS CODE OR ANY PREVIOUS CODES BE DEEMED TO CREATE

ANY CIVIL REMEDY AGAINST A PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT. The building official, member of the board of appeals or employee charged with the enforcement of this code, while acting for the jurisdiction in good faith and without malice in the discharge of the duties required by this code or other law or ordinance, shall not thereby be rendered liable personally and is hereby relieved from personal liability for any damage accruing to persons or property as a result of any act or by reason of an act or omission in the discharge of official duties. Any suit instituted against an officer or employee because of an act performed by that officer or employee in the lawful discharge of duties and under the provisions of this code shall be defended by legal representative of the jurisdiction until the final termination of the proceedings. The building official or any subordinate shall not be liable for cost in any action, suit or proceeding that is instituted in pursuance of the provisions of this code.

Section R105.2 is amended to read as follows:

R105.2 Work exempt from permit. Permits shall not be required for the following. Exemption from the 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 other laws or ordinances of this jurisdiction.

Building:

1. One-story detached accessory structures **USED AS TOOL AND STORAGE SHEDS, PLAYHOUSES AND SIMILAR USES**, provided the floor area does not exceed ~~200~~**120** square feet.
2. Fences not over 6 feet high.
3. Retaining walls which are not over 4 feet in height measured from the bottom of the footing to the top of the wall, unless supporting a surcharge or impounding Class I, II or III-A liquids.
4. Water tanks supported directly upon grade if the capacity does not exceed 5,000 gallons and the ratio of height to diameter or width does not exceed 2 to 1.
5. ~~Sidewalks and driveways not more than 30 inches above grade and not over any basement or story below~~**PLATFORMS, WALKS AND DRIVEWAYS AT GRADE AND WHICH ARE NOT PART OF AN ACCESSIBLE ROUTE.**
6. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
7. Prefabricated swimming pools that are less than 24 inches deep.
8. Swings and other playground equipment accessory to one- and two-family dwellings.
9. Window awnings supported by an exterior wall.
- 10. AGRICULTURAL BUILDINGS AS DEFINED HEREIN.**

Section R105.5 is amended to read as follows:

R105.5 Expiration. ~~Every permit issued shall become invalid unless the work authorized by such permit is commenced within 180 days after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. The building official is authorized to grant, in writing, one or more extensions of time, for periods not more than 180 days each. The extension shall be requested in writing and justifiable cause demonstrated.~~ **EVERY PERMIT ISSUED BY THE BUILDING OFFICIAL UNDER THE PROVISIONS OF THIS CODE SHALL EXPIRE BY LIMITATION AND BECOME NULL AND VOID IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS NOT COMMENCED WITHIN 180 DAYS FROM THE DATE OF SUCH PERMIT, OR IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED AT ANY TIME AFTER THE WORK IS COMMENCED FOR A PERIOD OF 240 DAYS. BEFORE SUCH WORK CAN BE COMMENCED, A NEW PERMIT SHALL BE OBTAINED. THE FEE FOR A RE-ISSUED NEW PERMIT SHALL BE ONE-HALF THE AMOUNT REQUIRED FOR A NEW PERMIT FOR SUCH WORK, PROVIDED NO CHANGES HAVE BEEN MADE OR WILL BE MADE IN THE ORIGINAL PLANS AND SPECIFICATIONS FOR SUCH WORK, AND FURTHER PROVIDED THAT SUCH SUSPENSION OR ABANDONMENT HAS NOT EXCEEDED ONE YEAR. CHANGES IN PLANS AND SPECIFICATIONS SHALL REQUIRE AN ADDITIONAL PERMIT FEE AND PLAN REVIEW FEE AS DESCRIBED IN SECTION R106 AND SECTION R108. ANY NULLIFIED PERMIT WHERE THE SUSPENSION OR ABANDONMENTS HAVE EXCEEDED ONE YEAR WILL REQUIRE THE PERMITTEE TO PAY A NEW PERMIT FEE PLUS PLAN REVIEW FEE.**

ANY PERSON HOLDING AN UNEXPIRED AND VALID PERMIT MAY APPLY FOR AN EXTENSION OF TIME TO COMMENCE WORK, RETURN TO WORK OR COMPLETE WORK UNDER THAT PERMIT BY SUBMITTING A WRITTEN REQUEST DESCRIBING GOOD AND SATISFACTORY REASON FOR SUCH EXTENSION. THIS REQUEST SHALL BE RECEIVED PRIOR TO THE DATE ON WHICH THE ORIGINAL PERMIT EXPIRES OR BECOMES NULL AND VOID. AN EXTENDED PERMIT IS VALID FOR 18 MONTHS FROM THE DATE OF THE EXTENSION, DOES NOT REQUIRE COMPLIANCE WITH CODES ADOPTED SINCE THE ORIGINAL PERMIT WAS ISSUED, AND DOES NOT REQUIRE PAYMENT OF NEW FEES. NO PERMIT SHALL BE EXTENDED MORE THAN TWICE.

WHEN A PERMIT HAS EXPIRED OR BEEN NULLIFIED AND A NEW ADDITION OF THE BUILDING CODE HAS BEEN ADOPTED, THE ORIGINAL PLANS SHALL BE REVIEWED AND REQUIRED TO COMPLY WITH THE CURRENT CODE. THE PERMITTEE SHALL

PAY A NEW PLAN REVIEW FEE BASED ON THE CURRENT PROJECTED VALUATION.

Section R106 is amended by adding a new subsection to read as follows:

R106.1.1.1 PROOF OF WATER AND SEWER THE APPLICANT SHALL PROVIDE DOCUMENTATION THAT WATER AND SEWER TAPS HAVE BEEN OBTAINED OR A WELL PERMIT AND SEPTIC PERMIT HAVE BEEN OBTAINED.

Section R106.3.1 is amended to read as follows:

R106.3.1 Approval of construction documents. When the building official issues a permit, the construction documents shall be approved in writing or by stamp. ~~One set of construction documents so reviewed shall be retained by the building official. The other set shall be returned to the applicant, shall be kept at the site of work and shall be open to inspection by the building official or his or her authorized representative.~~ **ONE SET OF APPROVED PLANS, SPECIFICATIONS AND COMPUTATIONS SHALL BE RETAINED BY THE BUILDING DEPARTMENT. ONE SET OF APPROVED PLANS, SPECIFICATIONS AND COMPUTATIONS SHALL BE RETURNED TO THE APPLICANT AND ONE SET OF APPROVED PLANS, SPECIFICATIONS AND COMPUTATIONS SHALL BE KEPT ON SITE OF THE AUTHORIZED WORK AT ALL TIMES.**

Section R106.3.3 is amended to read as follows:

R106.3.3 Phased approval. ~~The building official is authorized to issue a permit for the construction of foundations or any other part of a building or structure before the construction documents for the whole building or structure have been submitted, provided that adequate information and detailed statements have been filed complying with pertinent requirements of this code. The holder of such permit for the foundation or other parts of a building or structure shall proceed at the holder's own risk with the building operation and without assurance that a permit for the entire structure will be granted.~~ **THE BUILDING OFFICIAL SHALL NOT ISSUE A PERMIT FOR THE CONSTRUCTION OF PART OF A BUILDING OR STRUCTURE BEFORE THE ENTIRE PLANS AND SPECIFICATIONS FOR THE ENTIRE BUILDING OR STRUCTURE HAVE BEEN SUBMITTED AND APPROVED.**

Section R108 is amended to read as follows:

R108.2 Schedule of permit fees. On buildings, structures, electrical, gas, mechanical and plumbing systems or alterations requiring a permit, a fee for each permit shall be paid as required, in accordance with the schedule as established by

~~the applicable governing authority~~ **THE GRAND COUNTY TABLE 1-A
BUILDING PERMIT FEE SCHEDULE.**

R108.5 Refunds. The building official is authorized to establish a refund policy. **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. THE DEPOSIT PAID FOR A PERMIT APPLICATION IS NON-REFUNDABLE. THE BUILDING OFFICIAL SHALL NOT AUTHORIZE REFUNDING OF ANY FEE PAID EXCEPT ON WRITTEN APPLICATION FILED BY THE ORIGINAL PERMITTEE NOT LATER THAN 180 DAYS AFTER THE DATE OF FEE PAYMENT.**

Section R109 is amended to read as follows:

~~**R109.1.3 Floodplain inspections.** For construction permitted in areas prone to flooding as established by Table R301.2(1), upon placement of the lowest floor, including basement, and prior to further vertical construction, the building official shall require submission of a certification, prepared by a registered professional engineer or land surveyor, of the elevation of the lowest floor, including basement, required in Section R327. THIS SUBSECTION DELETED.~~

R109.3 Inspection requests. It shall be the duty of the person doing the work authorized by a permit to notify the building official that such work is ready for inspection. It shall be the duty of the person requesting any inspections required by this code to provide access to and means for inspection of such work. **IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR TO KNOW THAT THE BUILDING OR STRUCTURE HAS A VALID PERMIT AND TO NOTIFY THE BUILDING DEPARTMENT WHEN WORK IS READY FOR INSPECTION. UPON CONVICTION, A FINE WILL BE ASSESSED TO THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR IF WORK IS BEING DONE WITHOUT A PERMIT AND THE INSPECTION IS NOT REQUESTED PER SECTION R109. IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR REQUESTING ANY INSPECTIONS REQUIRED BY THIS CODE TO PROVIDE ACCESS AND MEANS FOR INSPECTION OF SUCH WORK. ALL INSPECTIONS REQUESTED PRIOR TO 3:00 P.M. WILL BE PERFORMED THE FOLLOWING WORKING DAY. SUCH REQUEST FOR INSPECTION MAY BE IN WRITING OR BY CALLING THE 24-HOUR AUTOMATED TELEPHONE ANSWERING SYSTEM.**

R109.7 Reinspections. A REINSPECTION FEE MAY BE ASSESSED FOR EACH INSPECTION OR REINSPECTION WHEN SUCH PORTION OF WORK FOR WHICH INSPECTION IS CALLED IS NOT COMPLETE OR WHEN CORRECTIONS CALLED FOR ARE NOT MADE. REINSPECTION FEES MAY BE ASSESSED WHEN THE INSPECTION RECORD CARD IS NOT POSTED OR OTHERWISE AVAILABLE ON THE WORK SITE, THE APPROVED PLANS ARE NOT READILY AVAILABLE TO THE INSPECTOR, FOR FAILING TO PROVIDE ACCESS ON THE DATE FOR WHICH THE INSPECTION IS REQUESTED OR DEVIATING FROM THE APPROVED PLANS. IN INSTANCES WHERE REINSPECTION FEES HAVE BEEN ASSESSED, NO ADDITIONAL INSPECTION OF THE WORK WILL BE PERFORMED UNTIL THE REINSPECTION FEE HAS BEEN RECEIVED BY THE BUILDING DEPARTMENT.

Section R110 is amended to read as follows:

R110.1 Use and occupancy. No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a ~~certificate of occupancy~~ **LETTER OF OCCUPANCY** therefore as provided herein. Issuance of a ~~certificate of occupancy~~ **LETTER OF OCCUPANCY** shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. ~~Certificates~~ **LETTERS OF OCCUPANCY** presuming to give authority to violate or cancel the provisions of this code or other ordinances of the jurisdiction shall not be valid.

R110.3 ~~Certificate~~ LETTER issued. After the building official inspects the building or structure and finds no violations of the provisions of this code or other laws that are enforced by the ~~department of building and safety~~, **CODE ENFORCEMENT AGENCY, AND ALL CONDITIONS OF ISSUANCE HAVE BEEN MET**, the building official shall issue a ~~certificate of occupancy~~ **LETTER OF OCCUPANCY** which shall contain the following:

1. The building permit number.
2. The address of the structure.
3. The name and address of the owner.
4. A description of that portion of the structure for which the ~~certificate~~ **LETTER OF OCCUPANCY** is issued.
5. A statement that the described portion of the structure has been inspected for compliance with the requirements of this code.
6. The name of the building official.
7. The edition of the code under which the permit was issued.
8. If an automatic sprinkler system is provided.
9. Any special stipulations and conditions of the building permit.

R110.4 Temporary occupancy. ~~The building official is authorized to issue a temporary certificate of occupancy before the completion of the entire work covered by the permit, provided that such portion or portions shall be occupied safely. The building official shall set a time period during which the temporary certificate of occupancy is valid.~~ **TEMPORARY LETTERS, CERTIFICATES OF OCCUPANCY ARE PROHIBITED AND SHALL NOT BE ISSUED.**

R110.5 Revocation. The building official shall, in writing, suspend or revoke a ~~certificate of occupancy~~ **LETTER OF OCCUPANCY** issued under the provisions of this code wherever the ~~certificate~~ **LETTER OF OCCUPANCY** is issued in error, or on the basis of incorrect information supplied, or where it is determined that the building or structure or portion thereof is in violation of any ordinance or regulation or any of the provisions of this code.

Section R111 is amended to read as follows:

~~**R111.1 Connection of service utilities.** No person shall make connections from a utility, source of energy, fuel or power to any building or system that is regulated by this code for which a permit is required, until approved by the building official.~~ **THIS SUBSECTION DELETED.**

~~**R111.2 Temporary connection.** The building official shall have the authority to authorize and approve the temporary connection of the building or system to the utility source of energy, fuel or power.~~ **THIS SUBSECTION DELETED.**

Section R112 is amended to read as follows:

~~**R112.2.1 Determination of substantial improvement in areas prone to flooding.** When the building official provides a finding required in Section R105.3.1.1, the board of appeals shall determine whether the value of the proposed work constitutes a substantial improvement. A substantial improvement means any repair, reconstruction, rehabilitation, addition, or improvement of a building or structure, the cost of which equals or exceeds 50 percent of the market value of the building or structure before the improvement or repair is started. If the building or structure has sustained substantial damage, all repairs are considered substantial improvement regardless of the actual repair work performed. The term does not include:~~

- ~~1. Improvements of a building or structure required to correct existing health, sanitary or safety code violations identified by the building official and which are the minimum necessary to assure safe living conditions.~~
 - ~~2. Any alteration of an historic building or structure provided that the alteration will not preclude the continued designation as an historic building or structure.~~
- THIS SUBSECTION DELETED.**

~~**R112.2.2 Criteria for issuance of a variance for areas prone to flooding.** A variance shall only be issued upon:~~

- ~~1. A showing of good and sufficient cause that the unique characteristics of the size, configuration or topography of the site render the elevation standards in Section R327 inappropriate.~~
- ~~2. A determination that failure to grant the variance would result in exceptional hardship by rendering the lot undevelopable.~~
- ~~3. A determination that the granting of a variance will not result in increased flood heights, additional threats to public safety, extraordinary public expense, nor create nuisances, cause fraud on or victimization of the public, or conflict with existing local laws or ordinances.~~
- ~~4. A determination that the variance is the minimum necessary to afford relief, considering the flood hazard.~~
- ~~5. Submission to the applicant of written notice specifying the difference between the design flood elevation and the elevation to which the building is to be built, stating that the cost of flood insurance will be commensurate with the increased risk resulting from the reduced elevation, and stating that construction below the design flood elevation increases risks to life and property.~~ **THIS SUBSECTION DELETED.**

~~**R112.3 Qualifications.** The board of appeals shall consist of members who are qualified by experience and training to pass on matters pertaining to building construction and are not employees of the jurisdiction. **THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS, WHICH SHALL BE KNOWN AS THE BOARD OF REVIEW, CONSISTING OF FIVE MEMBERS WHO ARE QUALIFIED BY EXPERIENCE AND TRAINING TO PASS UPON MATTERS PERTAINING TO BUILDING CONSTRUCTION.**~~

~~**THE BUILDING OFFICIAL SHALL BE AN EX-OFFICIO MEMBER AND SHALL ACT AS SECRETARY OF THE BOARD. THE BOARD OF REVIEW SHALL BE APPOINTED AND THEIR TERM OF OFFICE SHALL BE SET BY THE BOARD OF COUNTY COMMISSIONERS OF WHICH AT LEAST A TERM OF ONE MEMBER SHALL EXPIRE EACH YEAR. ANY MEMBER OF THE BOARD MAY BE REMOVED FOR CAUSE BY THE BOARD OF COUNTY COMMISSIONERS UPON WRITTEN CHARGES AND AFTER A PUBLIC HEARING. VACANCIES SHALL BE FILLED FOR THE UNEXPIRED TERM IN THE SAME MANNER AS IN THE CASE OF ORIGINAL APPOINTMENTS.**~~

~~**THE BOARD OF APPEALS SHALL HAVE JURISDICTION TO DECIDE ANY APPEAL FROM THE BUILDING OFFICIAL IF THE DECISION OF THE BUILDING OFFICIAL CONCERNS SUITABLE OR ALTERNATIVE MATERIALS, METHODS OF CONSTRUCTION, OR A REASONABLE INTERPRETATION OF THE CODE. BOARD OF**~~

APPEALS SHALL NOT HEAR APPEALS WITH REGARD TO LIFE-SAFETY ITEMS.

THE FIRST ORDER OF BUSINESS AT ANY HEARING AT THE BOARD OF APPEALS SHALL BE TO DETERMINE IF IT HAS JURISDICTION TO HEAR THE APPEAL.

ANY APPEAL TO THE BOARD OF APPEALS SHALL BE PRECEDED BY A WRITTEN APPEAL TO THE BUILDING OFFICIAL, WHO SHALL REPLY IN WRITING. THE DECISION OF THE BUILDING OFFICIAL MAY BE APPEALED TO THE BOARD OF APPEALS BY SERVING UPON THE SECRETARY OF THE BOARD OF APPEALS, WITHIN TEN DAYS FROM THE DATE OF THE DECISION OF THE BUILDING OFFICIAL, A NOTICE OF APPEAL TO THE BUILDING OFFICIAL AND A COPY OF THE BUILDING OFFICIAL'S DECISION. A NOTICE OF APPEAL SHALL BE ACCOMPANIED BY A FEE OF \$250.00.

Section R113 is amended to read as follows:

R113.1 Unlawful acts. ~~It shall be unlawful for any person, firm, or corporation to erect, construct, alter, extend, repair, move, remove, demolish or occupy any building, structure or equipment regulated by this code, or cause same to be done, in conflict with or in violation of any of the provisions of this code.~~ **ANY PERSON AS DEFINED HEREIN (SECTION R202) WHO ERECTS, CONSTRUCTS, RECONSTRUCTS, REMODELS, ENLARGES, ALTERS, REPAIRS, MOVES, IMPROVES, CONVERTS, DEMOLISHES, EQUIPS, USES, OCCUPIES, OR MAINTAINS ANY BUILDING OR STRUCTURE, OR ANY PART OF A BUILDING OR STRUCTURE, IN THE UNINCORPORATED AREA OF GRAND COUNTY OR CAUSES THE SAME TO BE DONE, CONTRARY TO OR IN VIOLATION OF ANY PROVISIONS OF THIS CODE, OR ANY PROVISIONS OF PART 2, ARTICLE 28, TITLE 30, C.R.S., 1973, AS AMENDED SHALL BE DEEMED GUILTY OF A MISDEMEANOR, AND UPON CONVICTION THEREOF, SHALL BE FINED NOT MORE THAN \$100.00, OR BY IMPRISONMENT IN THE COUNTY JAIL FOR NOT MORE THAN TEN DAYS, OR BOTH BY SUCH FINE AND IMPRISONMENT. EACH AND EVERY DAY DURING WHICH SUCH ILLEGAL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE CONTINUES SHALL BE DEEMED A SEPARATE OFFENSE. IN CASE ANY BUILDING OR STRUCTURE IS OR IS PROPOSED TO BE ERECTED, CONSTRUCTED, RECONSTRUCTED, ENLARGED, ALTERED, REPAIRED, MOVED, IMPROVED, CONVERTED, DEMOLISHED, MAINTAINED OR USED IN VIOLATION OF THIS CODE OR OF ANY PROVISION OF PART 2, ARTICLE 28, TITLE 30, C.R.S., AS AMENDED, THE DISTRICT**

ATTORNEY OF THE DISTRICT, THE BOARD OF COUNTY COMMISSIONERS OF GRAND COUNTY, OR ANY OWNER OF REAL ESTATE WITHIN THE AREA SUBJECT TO THIS CODE, IN ADDITION TO OTHER REMEDIES PROVIDED BY LAW, MAY INSTITUTE AN APPROPRIATE ACTION FOR INJUNCTION, MANDAMUS OR ABATEMENT TO PREVENT, ENJOIN, ABATE, OR REMOVE SUCH UNLAWFUL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE.

Section R202 is amended by adding the following definitions within the alphabetical order of the existing definitions.

ACCESSORY DWELLING UNIT. One additional dwelling unit within, and not legally subdividable from, the principal structure. This additional dwelling unit shall be no greater than 50 percent of the square footage of the primary dwelling unit, or 1500 square feet, whichever is the lesser size. The dwelling must be in a continuous enclosure. Any dwelling spaces joined by a garage or breezeway are not considered to be a single-dwelling. The entire dwelling must function as a unit without any permanent physical separation such as wall or floor with no means of connection.

AGRICULTURAL BUILDING. A structure designed and constructed to house farm implements, hay, grain, poultry, livestock or other horticultural products. This structure shall not be a place of human habitation or a place of employment where agricultural products are processed, treated or packaged, nor shall it be a place used by the public.

BEDROOM. A room which is designed as a sleeping room, a loft, a mezzanine in group R occupancies or a room or area that can be used as a sleeping room and contains a closet.

CERTIFICATE OF OCCUPANCY. A written notification from the building official that the work covered under the permit is complete and the permit is closed. Certificate of Occupancy is issued only to structures other than Group R Division 3, and Group U occupancies.

FACTORY BUILT BUILDING. A building which is assembled in a facility that has been approved by the State of Colorado, built to the building, plumbing and mechanical codes as adopted by the Colorado Division of Housing, with the work performed at the facility inspected by and bearing the Colorado Division of Housing identification label.

FIRE DEPARTMENT. The chief officer of East Grand, Granby, Grand Lake, Hot Sulphur Springs and Kremmling fire protection districts, or the chief officer's

authorized representative.

HEIGHT, BUILDING. ~~The vertical distance from grade plane to the average height of the highest roof surface.~~ **THE VERTICAL DISTANCE ABOVE A REFERENCE DATUM MEASURED TO THE HIGHEST POINT OF THE STRUCTURE. THE REFERENCE DATUM SHALL BE SELECTED BY EITHER OF THE FOLLOWING, WHICHEVER YIELDS A GREATER HEIGHT OF BUILDING;**

- 1. THE ELEVATION OF THE HIGHEST ADJOINING SIDEWALK OR GROUND SURFACE WITHIN A 10 FOOT HORIZONTAL DISTANCE OF THE EXTERIOR WALL OF THE BUILDING OR STRUCTURE WHEN SUCH SIDEWALK OR GROUND SURFACE IS NOT MORE THAN 5 FEET ABOVE THE LOWEST GRADE.**

- 2. AN ELEVATION 5 FEET HIGHER THAN THE LOWEST GRADE WHEN THE SIDEWALK OR GROUND SURFACE DESCRIBED IN ITEM 1 ABOVE IS MORE THAN 5 FEET ABOVE LOWEST GRADE.**

THE HEIGHT OF A STEPPED OR TERRACED BUILDING IS THE MAXIMUM HEIGHT OF ANY SEGMENT OF THE BUILDING.

KITCHEN. A room or area that is designated to be used for the preparation of food which contains more than one standard size kitchen appliance or fixture.

LETTER OF OCCUPANCY. A written notification from the building official that the permit has been closed and the Group R-3 structure is safe and sanitary to occupy.

MANUFACTURED HOME. A single family dwelling which is partially or entirely assembled in a factory, is not less than twenty-four feet in width and thirty-six feet in length, is installed on an engineered, permanent foundation, has a brick, wood or cosmetically equivalent exterior and a pitched roof, is certified pursuant to the "National Manufactured Housing Construction and Safety Standards Act of 1974", 42 U.S.C. 5401 et seq., as amended, and bearing the H.U.D. identification label. Installed and set up as required in the set up manual supplied with the manufactured home.

PERSON. A natural person or any individual, partnership, corporation, association, company or other public or corporate body, including the federal government, and includes any political subdivision, agency, **INSTRUMENTALITY**, or corporation of the state or the United States government. Singular includes plural, male includes female.

more than 6 inches below the required ceiling height.

- ~~2. Ceilings in basements without habitable spaces may project to within 6 feet, 8 inches of the finish floor; and beams, girders, ducts or other obstructions may project to within 6 feet, 4 inches of the finished floor.~~
3. Not more than 50 percent of the required floor area of a room or space is permitted to have a sloped ceiling less than 7 feet in height with no portion of the required floor area less than 5 feet in height.

Section R306 is amended by adding a new subsection to read as follows:

R306.5 Sanitation at construction sites. TOILET FACILITIES SHALL BE PROVIDED FOR CONSTRUCTION WORKERS AND SUCH FACILITIES SHALL BE CONVENIENTLY LOCATED AND MAINTAINED IN A SANITARY CONDITION. THE FACILITIES SHALL BE AVAILABLE FROM THE TIME THE FIRST WORK IS STARTED UNTIL THE LETTER OF OCCUPANCY OR CERTIFICATE OF OCCUPANCY IS ISSUED.

Section R309.5 is hereby repealed in its entirety.

~~**R309.5 Flood hazard areas.** For buildings located in flood hazard areas as established by Table 301.2(1), garage floors shall be:~~

- ~~1. Elevated to or above the design flood elevation as determined in Section R327.~~
- ~~2. Located below the design flood elevation provided they are at or above grade on all sides, are used solely for parking, building access, or storage, meet the requirements of Section R327, and are otherwise constructed in accordance with this code. **THIS SUBSECTION DELETED.**~~

Section R310.1 is amended to read as follows:

R310.1 Emergency escape and rescue required. Basements with habitable space and every sleeping room, **LOFT, MEZZANINE IN GROUP R OCCUPANCIES, OR A ROOM OR AREA THAT CAN BE USED AS A SLEEPING ROOM AND CONTAINS A CLOSET** shall have at least one openable emergency escape and rescue window or exterior door opening for emergency escape and rescue. Where openings are provided as a means of escape and rescue they shall have a sill height of not more than 44 inches above the floor. Where a door opening having a threshold below the adjacent ground elevation serves as an emergency escape and rescue opening and is provided with a bulkhead enclosure, the bulkhead enclosure shall comply with Section R310.3. The net clear opening dimensions required by this section shall be obtained by the normal operation of the window or door opening from the inside. Escape

and rescue window openings with a finished sill height below adjacent ground elevation shall be provided with a window well in accordance with Section R310.2.

Section R314.2.1 is amended to read as follows:

R314.2.1 Profile. The radius of curvature at the leading edge of the tread shall be no greater than 9/16 inch. A nosing not less than 3/4 inch but not more than 1 1/4 inches shall be provided on stairways with solid risers. The greatest nosing projection shall not exceed the smallest nosing projection by more than 3/8 inch between two stories, including the nosing at the level of floors and landings. Beveling of nosing shall not exceed 1/2 inch. Risers shall be vertical or sloped from the underside of the leading edge of the tread above at an angle not more than 30 degrees from the vertical. Open risers are permitted, ~~provided that the opening between treads does not permit the passage of a 4 inch diameter sphere.~~

Section R327 **FLOOD-RESISTANT CONSTRUCTION** is hereby repealed in its entirety. **THIS SECTION DELETED.**

Section R403.1 is amended to read as follows:

R403.1 General. All exterior walls shall be supported on continuous solid or fully grouted masonry or concrete footings, wood foundations, or other approved structural systems which shall be of sufficient design to accommodate all loads according to Section R301 and to transmit the resulting loads to the soil within the limitations as determined from the character of the soil. Footings shall be supported on undisturbed natural soils or engineered fill. **CONCRETE FOOTINGS SHALL INCLUDE A MINIMUM OF TWO #4 REINFORCEMENT BARS TO BE TIED CONTINUOUSLY AND SPACED A MINIMUM OF TWO INCHES FROM THE GROUND AND EQUALLY WITHIN THE FOOTING.**

EXCEPTION: UNLESS DESIGNED AND STAMPED BY AN ENGINEER.

Section R408.6 is hereby repealed in its entirety.

~~**R408.6 Flood resistance.** For buildings located in areas prone to flooding as established in Table R301.2(1), the walls enclosing the underfloor space shall be provided with flood openings in accordance with Section R327.2.2.~~

Section R408 is amended by adding a new subsection to read as follows.

R408.7 Vapor retarder ground cover. A VAPOR RETARDER GROUND COVER SHALL BE OF 6 MIL POLYETHYLENE, OR AN APPROVED

EQUAL WITH A RATING OF 1 PERM OR LESS. THE VAPOR RETARDER SHALL COVER THE ENTIRE GROUND AREA WITHIN CRAWLSPACES IN ACCORDANCE WITH THE FOLLOWING:

- 1. THE VAPOR RETARDER SHALL BE OVERLAPPED SIX INCHES MINIMUM AT JOINTS AND SHALL EXTEND OVER THE TOP OF PIER FOOTINGS.**
- 2. THE EDGES OF THE VAPOR RETARDER SHALL BE TURNED UP A MINIMUM OF FOUR INCHES AT THE STEM WALL.**
- 3. PENETRATIONS IN THE VAPOR RETARDER SHALL BE NO LARGER THAN NECESSARY TO FIT PIERS, BEAM SUPPORTS, PLUMBING AND OTHER PENETRATIONS.**

Section R602 is amended by adding two new exceptions to read as follows:

R602.2 Grade. Studs shall be a minimum No. 3, standard or stud grade lumber.

Exception:

- 1. Bearing studs not supporting floors and non-bearing studs may be utility grade lumber, provided the studs are spaced in accordance with Table R602.3(5).**
- 2. IN SINGLE FAMILY DWELLINGS OF LOG CONSTRUCTION, WALL LOGS NEED NOT BE GRADED.**
- 3. IN SINGLE FAMILY DWELLINGS OF LOG CONSTRUCTION, ALL STRUCTURAL LOGS MAY BE DESIGNED BY A LICENSED COLORADO ARCHITECT OR ENGINEER AND INSPECTED BY THAT ARCHITECT OR ENGINEER AFTER THE COMPLETION OF THE FRAMING WITH THE ARCHITECT OR ENGINEER CERTIFYING TO THE BUILDING DEPARTMENT THAT THE LOGS ARE OF THE SIZE, QUALITY AND SPECIES OF THE DESIGN AND THAT THEY WERE INSTALLED TO THAT DESIGN. WALL LOGS NEED NOT BE PART OF THE STRUCTURAL DESIGN.**

R602.3 Design and construction. Exterior walls of wood-frame construction shall be designed and constructed in accordance with the provisions of this chapter and Figures R602.3(1) and R602.3(2) or in accordance with AF&PA's NDS. **THE USE OF LOAD DURATION FACTORS FOR SNOW LOAD SHALL BE PROHIBITED.** Components of exterior walls shall be fastened in accordance with Tables R602.3(1) through R602.3(4).

Section R802.2 is amended to read as follows:

R802.2 Design and construction. Roof-ceilings shall be designed and

constructed in accordance with the provisions of this chapter and Figures R606.10(1), R606.10(2) and R606.10(3) or in accordance with AFPA/NDS. **THE USE OF LOAD DURATION FACTORS FOR SNOW LOAD OR SLOPE OF ROOF SHALL BE PROHIBITED.** Components of roof-ceilings shall be fastened in accordance with Table R602.3(1).

Section R802.10 is amended to read as follows:

R802.10.2 Design. Wood trusses shall be designed in accordance with accepted engineering practice. The design and manufacture of metal plate connected wood trusses shall comply with ANSI/TPI 1. The truss design drawings shall be prepared by a registered professional where required by the statutes of the jurisdiction in which the project is to be constructed in accordance with Section R106.1. **THE USE OF LOAD DURATION FACTORS FOR SNOW LOAD OR SLOPE OF ROOF SHALL BE PROHIBITED.**

Section R903 is amended by adding a new subsection to read as follows:

R903.5 Snow-shed barriers. ROOFS SHALL BE DESIGNED TO PREVENT ACCUMULATIONS OF SNOW FROM SHEDDING ABOVE OR IN FRONT OF GAS UTILITY OR ELECTRIC UTILITY METERS.

Section R905.1 is amended by adding a new subsection to read as follows:

R905.1.1 Ice barrier underlayment. AN ICE BARRIER THAT CONSISTS OF AN APPROVED SELF-ADHERING POLYMER MODIFIED BITUMEN SHEET SHALL BE USED IN LIEU OF NORMAL UNDERLAYMENT ON ALL SLOPED ROOFS. THIS ICE DAM PROTECTION UNDERLAYMENT SHALL BE INSTALLED FROM THE EAVES TO A POINT 6 FEET INSIDE THE EXTERIOR WALL LINE OF THE BUILDING AND 24 INCHES FROM THE CENTER LINE OF ALL VALLEYS, FULLY ADHERED TO THE SUBSTRATE ON ALL HABITABLE STRUCTURES.

Section R905.2.7.1 is hereby repealed in its entirety.

~~**R905.2.7.1 Ice protection.** In areas where the average daily temperature in January is 25°F or less, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building.~~

Section R905.4.3 is hereby repealed in its entirety.

~~**R905.4.3 Ice protection.** In areas where the average daily temperature in January is 25°F or less, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer-modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building. Underlayment shall comply with ASTM D226, Type I.~~

Section R905.4 is amended by adding a new subsection to read as follows:

R905.4.7 MECHANICAL BARRIERS. MECHANICAL BARRIERS INSTALLED TO PREVENT SNOW SHEDDING FROM THE ROOF SHALL BE SECURED TO ROOF FRAMING MEMBERS OR TO SOLID BLOCKING SECURED TO FRAMING MEMBERS IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS. INDIVIDUAL DEVICES INSTALLED IN A GROUP OF DEVICES TO CREATE A BARRIER TO PREVENT SNOW SHEDDING SHALL BE INSTALLED IN AT LEAST TWO ROWS WITH THE FIRST ROW NO MORE THAN 24 INCHES FROM THE EDGE OF THE ROOF OR EAVE. THE ROWS SHALL BE PARALLEL WITH THE EXTERIOR WALL LINE AND THE DEVICES IN EACH ROW SHALL BE STAGGERED FOR A SPACING OF NO MORE THAN 24 INCHES ON CENTER MEASURED PARALLEL WITH THE EXTERIOR WALL LINE. CONTINUOUS SNOW BARRIERS SHALL BE SECURED TO ROOF FRAMING AT NO MORE THAN 48 INCHES ON CENTER. CONTINUOUS BARRIERS SHALL BE INSTALLED PARALLEL WITH THE EXTERIOR WALL LINE AND NO MORE THAN 24 INCHES FROM THE EDGE OF THE ROOF OR EAVE.

Section R905.5.3 is hereby repealed in its entirety.

~~**R905.5.3 Ice protection.** In areas where the average daily temperature in January is 25°F or less, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer-modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building. Underlayment shall comply with ASTM D226, Type I.~~

Section R905.6.3 is hereby repealed in its entirety.

~~**R905.6.3 Ice protection.** In areas where the average daily temperature in January is 25°F or less, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer-modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building. Underlayment shall comply with ASTM D226, Type II.~~

Section R905.7.3 is hereby repealed in its entirety.

~~**R905.7.3 Ice protection.** In areas where the average daily temperature in January is 25°F or less, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer-modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building. Underlayment shall comply with ASTM D226, Type I.~~

Section R905.8.3 is hereby repealed in its entirety.

~~**R905.8.3 Ice protection.** In areas where the average daily temperature in January is 25°F or less, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer-modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building. Underlayment shall comply with ASTM D226, Type I.~~

Section R905.10 is amended by adding a new subsection to read as follows:

R905.10.5 MECHANICAL BARRIERS. MECHANICAL BARRIERS INSTALLED TO PREVENT SNOW SHEDDING FROM THE ROOF SHALL BE SECURED TO ROOF FRAMING MEMBERS OR TO SOLID BLOCKING SECURED TO FRAMING MEMBERS IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS. INDIVIDUAL DEVICES INSTALLED IN A GROUP OF DEVICES TO CREATE A BARRIER TO PREVENT SNOW SHEDDING SHALL BE INSTALLED IN AT LEAST TWO ROWS WITH THE FIRST ROW NO MORE THAN 24 INCHES FROM THE EDGE OF THE ROOF OR EAVE. THE ROWS SHALL BE PARALLEL WITH THE EXTERIOR WALL LINE AND THE DEVICES IN EACH ROW SHALL BE STAGGERED FOR A SPACING OF NO MORE THAN 24 INCHES ON CENTER MEASURED PARALLEL WITH THE EXTERIOR WALL LINE. CONTINUOUS SNOW BARRIERS SHALL BE SECURED TO ROOF FRAMING AT NO MORE THAN 48 INCHES ON CENTER. CONTINUOUS BARRIERS SHALL BE INSTALLED PARALLEL WITH THE EXTERIOR WALL LINE AND NO MORE THAN 24 INCHES FROM THE EDGE OF THE ROOF OR EAVE.

Section R907.3 is amended to read as follows:

R907.3 Recovering versus replacement. New roof coverings shall not be installed without first removing existing roof coverings where any of the following conditions occur:

1. Where the existing roof or roof covering is water-soaked or has deteriorated

to the point that the existing roof or roof covering is not adequate as a base for additional roofing.

2. Where the existing roof covering is wood shake, slate, clay, cement or asbestos-cement tile.
3. Where the existing roof has ~~two or~~ **MORE THAN ONE** applications of any type of roof covering.
4. For asphalt shingles, when the building is located in an area subject to severe hail damage according to Figure R907.3.

Section R1002 is amended by adding a new subsection to read as follows:

R1002.7 Factory built chimney enclosures. FACTORY-BUILT CHIMNEYS SHALL BE ENCLOSED WITHIN A CONTINUOUS ENCLOSURE PROTECTED ON THE INTERIOR (CHIMNEY) SIDE BY NOT LESS THAN 5/8 INCH TYPE-X GYPSUM WALLBOARD. JOINTS AND FASTENERS SHALL BE TAPED AND FINISHED.

EXCEPTION: THE PORTION OF THE CHIMNEY LOCATED IN THE SAME ROOM AS THE APPLIANCE AND THE PORTION OF THE CHIMNEY ABOVE THE FINISHED ROOF IS NOT REQUIRED TO BE ENCLOSED.

FACTORY-BUILT CHIMNEYS SHALL BE EFFECTIVELY FIREBLOCKED WITHIN SUCH ENCLOSURE AT EACH FLOOR-CEILING LEVEL AND AT THE ROOF. THE VERTICAL DISTANCE BETWEEN ADJACENT FIREBLOCKING SHALL NOT EXCEED 10 FEET.

Section R1003 is amended by adding a new subsection to read as follows:

R1003.1.1 Masonry fireplaces. DETACHED ONE-AND TWO-FAMILY DWELLINGS MAY HAVE NO MORE THAN ONE SOLID FUEL BURNING DEVICE PER PROPERTY. TOWNHOUSES MAY HAVE ONE SOLID FUEL BURNING DEVICE LOCATED IN A LOBBY OR OTHER MAIN COMMON AREA.

Section R1004 is amended by adding a new subsection to read as follows:

R1004.1.1 Factory-built fireplaces and stoves. DETACHED ONE-AND TWO-FAMILY DWELLINGS MAY HAVE NO MORE THAN ONE SOLID FUEL BURNING DEVICE PER PROPERTY. TOWNHOUSES MAY HAVE ONE SOLID FUEL BURNING DEVICE LOCATED IN A LOBBY OR OTHER MAIN COMMON AREA. FACTORY-BUILT FIREPLACES AND STOVES SHALL MEET E.P.A. PHASE II OR COLORADO PHASE III AIR QUALITY REQUIREMENTS.

Section R1004.4 is amended to read as follows:

R1004.4 Unvented gas log heaters. INSTALLATION OF UNVENTED GAS LOG HEATERS IS PROHIBITED.

CHAPTER 11 ENERGY EFFICIENCY IS HEREBY REPEALED IN ITS ENTIRETY.

CHAPTER 11 – ENERGY EFFICIENCY – IS HEREBY AMENDED TO READ AS FOLLOWS:

**SECTION N1101
GENERAL**

N1101.1 Scope. This chapter sets forth energy-efficiency-related requirements for the design and construction of buildings regulated by this code.

Exception: Portions of the building thermal envelope that do not enclose conditioned space.

**SECTION N1102
BUILDING ENVELOPE**

N1102.1 Thermal performance criteria. The minimum required insulation R-value or maximum required U-factor for each element in the building thermal envelope (fenestration, roof/ceiling, opaque wall, floor, slab edge, crawl space wall and basement wall) shall be in accordance with the criteria in ~~Table N101.4.2.5 of the *International Energy Conservation Code*.~~ **TABLE N1102.1 AS MODIFIED HEREIN.**

TABLE N1102.1

**MAXIMUM
GLAZING
U-FACTOR = 0.50**

**MINIMUM
INSULATION**

R-VALUE

CEILINGS = R-30/STICK-BUILT STRUCTURES R-38/LOG CONSTRUCTION

WALLS = R-19

FLOORS = R-19

BASEMENT

WALLS = R-10/BELOW GRADE R-19/ABOVE GRADE

SLAB PERIMETER

R-VALUE AND

DEPTH = R-10/30 INCHES

CRAWL

SPACE WALLS = R-10/BELOW GRADE R-19/ABOVE GRADE

Section G2406.2 is amended to read as follows:

G2406.2 Prohibited locations. Fuel-fired appliances shall not be located in, or obtain combustion air from any of the following rooms or spaces:

1. Sleeping rooms
2. Bathrooms
3. Toilet rooms
4. Storage closets

Exceptions:

1. Direct vent appliances that obtain all combustion air directly from the outdoors.
2. Vented room heaters, wall furnaces, vented decorative appliances and decorative appliances for installation in vented solid fuel burning fireplaces, provided that the room is not a confined space and the building is not of unusually tight construction.
- ~~3. A single listed wall mounted unvented room heater equipped with an oxygen depletion safety shutoff system and installed in a bathroom providing that the input rating does not exceed 6,000 Btu per hour and the bathroom is not a confined space.~~
- ~~4. A single listed wall mounted unvented room heater equipped with an oxygen depletion safety shutoff system and installed in a bedroom provided that the input rating does not exceed 10,000 Btu per hour and the bedroom is not a confined space.~~
53. Appliances installed in a dedicated enclosure in which all

combustion air is taken directly from the outdoors, in accordance with Section G2407.11. Access to such an enclosure shall be through a weather-stripped solid door equipped with an approved self-closing device.

Section G2416.4.1 is amended to read as follows:

G2416.4.1 Test pressure. The test pressure to be used shall be not less than one and one-half times the proposed maximum working pressure, but not less than ~~3~~ **10** psig, irrespective of design pressure. Where the test pressure exceeds 125 psig, the test pressure shall not exceed a value that produces a hoop stress in the piping greater than 50 percent of the specified minimum yield strength of the pipe.

Section G2424.8 is amended to read as follows:

G2424.8 Equipment not required to be vented. The following appliances shall not be required to be vented:

1. Ranges.
2. Built-in domestic cooking units listed and marked for optional venting.
3. Hot plates and laundry stoves.
4. Type 1 Clothes dryers (Type 1 clothes dryers shall be exhausted in accordance with the requirements of Section G2437).
5. Refrigerators.
6. Counter appliances.
7. ~~Room heaters listed for unvented use.~~

Section G2443 is hereby repealed in its entirety. **THIS SECTION DELETED.**

Section P2501.1 is amended to read as follows:

P2501.1 Scope. The provisions of this chapter shall establish the general administrative requirements applicable to plumbing systems and inspection requirements of this code. **THE INTENT OF THIS CODE IS TO MEET OR EXCEED THE REQUIREMENTS OF THE STATE OF COLORADO PLUMBING CODE. WHEN TECHNICAL REQUIREMENTS, SPECIFICATIONS OR STANDARDS IN THE COLORADO PLUMBING CODE CONFLICT WITH THIS CODE, THE MORE RESTRICTIVE SHALL APPLY.**

Section P3101.1 is amended to read as follows:

P3101.1 Roof extension. All open vent pipes which extend through a roof shall be terminated at least **12 INCHES** 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 above the roof.

**AMENDMENTS
2000 INTERNATIONAL BUILDING CODE**

Section 101.1 is amended to read as follows:

101.1 Title. ~~These regulations~~ **THIS RESOLUTION** shall be known as the building code of **GRAND COUNTY, COLORADO. THIS RESOLUTION SHALL BE KNOWN AS THE “BUILDING CODE”, MAY BE CITED AS SUCH, AND WILL BE REFERRED TO HEREIN AS “THIS CODE”.** **THIS CODE SHALL APPLY TO ALL OF THE UNINCORPORATED AREA OF GRAND COUNTY, COLORADO.**

Section 101.4.4 is amended to read as follows:

101.4.4 Plumbing. The provisions of the *International Plumbing Code* shall apply to the installation, alterations, repairs and replacement of plumbing systems, including equipment, appliances, fixtures, fittings and appurtenances, and where connected to a water or sewage system and all aspects of a medical gas system. The provisions of the ~~*International Private Sewage Disposal Code*~~ **GUIDELINES ON INDIVIDUAL SEWAGE DISPOSAL SYSTEMS AS PUBLISHED BY THE COLORADO DEPARTMENT OF HEALTH, WATER QUALITY CONTROL DIVISION** shall apply to private sewage disposal systems.

Section 101.4.5 is hereby repealed in its entirety.

~~**101.4.5 Property maintenance.** The provisions of the *International Property Maintenance Code* shall apply to existing structures and premises; equipment and~~

facilities; light, ventilation, space heating, sanitation, life and fire safety, hazards; responsibilities of owners, operators and occupants; and occupancy of existing premises and structures. **THIS SUBSECTION DELETED.**

Section 101.4.7 is hereby repealed in its entirety.

~~**101.4.7 Energy.** The provisions of the *International Energy Conservation Code* shall apply to all matters governing the design and construction of buildings for energy efficiency. **THIS SUBSECTION DELETED.**~~

Section 102.6 is amended to read as follows:

102.6 Existing structures. The legal occupancy of any structure existing on the date of adoption of this code shall be permitted to continue without change, except as is specifically covered in this code, ~~the *International Property Maintenance Code*~~ or the *International Fire Code*, or as is deemed necessary by the building official for the general safety and welfare of the occupants and the public.

Section 103.3 is amended to read as follows:

103.3 Deputies. In accordance with the prescribed procedures of this jurisdiction and with the concurrence of the appointing authority, the building official shall have the authority to appoint a deputy building official, the related technical officers, inspectors, plan examiners and other employees. Such employees shall have powers as delegated by the building official. ~~For the maintenance of existing properties, see the *International Property Maintenance Code*.~~

Section 104.1 is amended to read as follows:

104.1 General THE BUILDING OFFICIAL IS HEREBY AUTHORIZED AND DIRECTED TO ENFORCE ALL OF THE PROVISIONS OF THIS CODE; HOWEVER, A GUARANTEE THAT ALL BUILDINGS AND STRUCTURES HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH ALL OF THE PROVISIONS OF THIS CODE IS NEITHER INTENDED NOR IMPLIED. The building official shall have the authority to render interpretations of this code and to adopt policies and procedures in order to clarify the application of its provisions. Such interpretations, policies and procedures shall be in conformance with the intent and purpose of this code. Such policies and procedures shall not have the effect of waiving requirements specifically provided for in this code.

Section 104.8 is amended to read as follows:

104.8 Liability. THE ADOPTION OF THIS CODE, AND ANY PREVIOUS CODES ADOPTED BY GRAND COUNTY, SHALL NOT BE DEEMED TO

GIVE RISE TO A DUTY OF CARE ON THE PART OF ANY PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT, NOR SHALL THIS CODE OR ANY PREVIOUS CODES BE DEEMED TO CREATE ANY CIVIL REMEDY AGAINST A PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT. The building official, member of the board of appeals or employee charged with the enforcement of this code, while acting for the jurisdiction in good faith and without malice in the discharge of the duties required by this code or other law or ordinance, shall not thereby be rendered liable personally and is hereby relieved from personal liability for any damage accruing to persons or property as a result of any act or by reason of an act or omission in the discharge of official duties. Any suit instituted against an officer or employee because of an act performed by that officer or employee in the lawful discharge of duties and under the provisions of this code shall be defended by legal representative of the jurisdiction until the final termination of the proceedings. The building official or any subordinate shall not be liable for cost in any action, suit or proceeding that is instituted in pursuance of the provisions of this code.

Sections 105.1.1 and 105.1.2 are hereby repealed in their entirety.

~~**105.1.1 Annual permit.** In lieu of an individual permit for each alteration to an already approved electrical, gas, mechanical or plumbing installation, the building official is authorized to issue an annual permit upon application therefore to any person, firm or corporation regularly employing one or more qualified trade persons in the building, structure or on the premises owned or operated by the applicant for the permit. THIS SUBSECTION DELETED.~~

~~**105.1.2 Annual permit records.** The person to whom an annual permit is issued shall keep a detailed record of alterations made under such annual permit. The building official shall have access to such records at all times or such records shall be filed with the building official as designated. THIS SUBSECTION DELETED.~~

Section 105.2 is amended 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 other laws or ordinances of this jurisdiction. Permits shall not be required for the following:

Building:

1. One-story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area does not exceed 120 square feet.
2. Fences not over 6 feet high.
3. Oil derricks.

4. Retaining walls which are not over 4 feet in height measured from the bottom of the footing to the top of the wall, unless supporting a surcharge or impounding Class I, II or III-A liquids.
5. Water tanks supported directly upon grade if the capacity does not exceed 5,000 gallons and the ratio of height to diameter or width does not exceed 2 to 1.
6. ~~Sidewalks and driveways not more than 30 inches above grade and not over any basement or story below~~ **PLATFORMS, WALKS AND DRIVEWAYS AT GRADE** and which are not part of an accessible route.
7. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
8. Temporary motion picture, television and theater stage sets and scenery.
9. Prefabricated swimming pools accessory to a Group R-3 occupancy, as applicable in Section 101.2, which are less than 24 inches deep, do not exceed 5,000 gallons and are installed entirely above ground.
10. Shade cloth structures constructed for nursery or agricultural purposes and not including service systems.
11. Swings and other playground equipment accessory to one- and two-family dwellings.
12. Window awnings supported by an exterior wall or Group R-3, as applicable in Section 101.2, and Group U occupancies.
13. Movable cases, counters and partitions not over 5 feet, 9 inches in height.

Section 105.5 is amended to read as follows:

105.5 Expiration. ~~Every permit issued shall become invalid unless the work authorized by such permit is commenced within 180 days after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. The building official is authorized to grant, in writing, one or more extensions of time, for periods not more than 180 days each. The extension shall be requested in writing and justifiable cause demonstrated.~~ **EVERY PERMIT ISSUED BY THE BUILDING OFFICIAL UNDER THE PROVISIONS OF THIS CODE SHALL EXPIRE BY LIMITATION AND BECOME NULL AND VOID IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS NOT COMMENCED WITHIN 180 DAYS FROM THE DATE OF SUCH PERMIT, OR IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED AT ANY TIME AFTER THE WORK IS COMMENCED FOR A PERIOD OF 240 DAYS. BEFORE SUCH WORK CAN BE COMMENCED, A NEW PERMIT SHALL BE OBTAINED. THE FEE FOR A RE-ISSUED NEW PERMIT SHALL BE ONE-HALF THE AMOUNT REQUIRED FOR A NEW PERMIT FOR SUCH WORK,**

PROVIDED NO CHANGES HAVE BEEN MADE OR WILL BE MADE IN THE ORIGINAL PLANS AND SPECIFICATIONS FOR SUCH WORK, AND FURTHER PROVIDED THAT SUCH SUSPENSION OR ABANDONMENT HAS NOT EXCEEDED ONE YEAR. CHANGES IN PLANS AND SPECIFICATIONS SHALL REQUIRE AN ADDITIONAL PERMIT FEE AND PLAN REVIEW FEE AS DESCRIBED IN SECTION 106 AND SECTION 108. ANY NULLIFIED PERMIT WHERE THE SUSPENSION OR ABANDONMENTS HAVE EXCEEDED ONE YEAR WILL REQUIRE THE PERMITTEE TO PAY A NEW PERMIT FEE PLUS PLAN REVIEW FEE.

ANY PERSON HOLDING AN UNEXPIRED AND VALID PERMIT MAY APPLY FOR AN EXTENSION OF TIME TO COMMENCE WORK, RETURN TO WORK OR COMPLETE WORK UNDER THAT PERMIT BY SUBMITTING A WRITTEN REQUEST DESCRIBING GOOD AND SATISFACTORY REASON FOR SUCH EXTENSION. THIS REQUEST SHALL BE RECEIVED PRIOR TO THE DATE ON WHICH THE ORIGINAL PERMIT EXPIRES OR BECOMES NULL AND VOID. AN EXTENDED PERMIT IS VALID FOR 18 MONTHS FROM THE DATE OF THE EXTENSION, DOES NOT REQUIRE COMPLIANCE WITH CODES ADOPTED SINCE THE ORIGINAL PERMIT WAS ISSUED, AND DOES NOT REQUIRE PAYMENT OF NEW FEES. NO PERMIT SHALL BE EXTENDED MORE THAN TWICE.

WHEN A PERMIT HAS EXPIRED OR BEEN NULLIFIED AND A NEW ADDITION OF THE BUILDING CODE HAS BEEN ADOPTED, THE ORIGINAL PLANS SHALL BE REVIEWED AND REQUIRED TO COMPLY WITH THE CURRENT CODE. THE PERMITTEE SHALL PAY A NEW PLAN REVIEW FEE BASED ON THE CURRENT PROJECTED VALUATION.

Section 106 is amended by adding a new subsection to read as follows:

106.1.1.1.1 PROOF OF WATER AND SEWER. THE APPLICANT SHALL PROVIDE DOCUMENTATION THAT WATER AND SEWER TAPS HAVE BEEN OBTAINED OR A WELL PERMIT AND SEPTIC PERMIT HAVE BEEN OBTAINED.

Section 106.3.1 is amended to read as follows:

106.3.1 Approval of construction documents. When the building official issues a permit, the construction documents shall be approved, in writing or by stamp, as “Reviewed for Code Compliance.” ~~One set of construction documents so reviewed shall be retained by the building official. The other set shall be returned to the applicant, shall be kept at the site of work and shall be open to inspection by the building official or his authorized representative.~~ **ONE SET**

OF APPROVED PLANS, SPECIFICATIONS AND COMPUTATIONS SHALL BE RETAINED BY THE BUILDING DEPARTMENT. ONE SET OF APPROVED PLANS, SPECIFICATIONS AND COMPUTATIONS SHALL BE RETURNED TO THE APPLICANT AND ONE SET OF APPROVED PLANS, SPECIFICATIONS AND COMPUTATIONS SHALL BE KEPT ON SITE OF THE AUTHORIZED WORK AT ALL TIMES.

Section 106.3.3 is amended to read as follows:

106.3.3 Phased approval. ~~The building official is authorized to issue a permit for the construction of foundations or any other part of a building or structure before the construction documents for the whole building or structure have been submitted, provided that adequate information and detailed statements have been filed complying with pertinent requirements of this code. The holder of such permit for the foundation or other parts of a building or structure shall proceed at the holder's own risk with the building operation and without assurance that a permit for the entire structure will be granted.~~ **THE BUILDING OFFICIAL SHALL NOT ISSUE A PERMIT FOR THE CONSTRUCTION OF PART OF A BUILDING OR STRUCTURE BEFORE THE ENTIRE PLANS AND SPECIFICATIONS FOR THE ENTIRE BUILDING OR STRUCTURE HAVE BEEN SUBMITTED AND APPROVED.**

Section 107.3 is hereby repealed in its entirety.

~~**107.3 Temporary power.** The building official is authorized to give permission to temporarily supply and use power in part of an electric installation before such installation has been fully completed and the final certificate of completion has been issued. The part covered by the temporary certificate shall comply with the requirements specified for temporary lighting, heat or power in the ICC Electrical Code.~~ **THIS SUBSECTION DELETED.**

Section 108 is amended to read as follows:

108.2 Schedule of permit fees. On buildings, structures, ~~electrical,~~ gas, mechanical and plumbing systems or alterations requiring a permit, a fee for each permit shall be paid as required, in accordance with the schedule as established by ~~the applicable governing authority~~ **THE GRAND COUNTY TABLE 1-A BUILDING PERMIT FEE SCHEDULE.**

108.6 Refunds. The building official is authorized to establish a refund policy. **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. THE DEPOSIT PAID FOR A PERMIT APPLICATION IS NON-REFUNDABLE. THE BUILDING OFFICIAL SHALL NOT AUTHORIZE REFUNDING OF ANY FEE PAID**

EXCEPT ON WRITTEN APPLICATION FILED BY THE ORIGINAL PERMITTEE NOT LATER THAN 180 DAYS AFTER THE DATE OF FEE PAYMENT.

Section 109 is amended by adding a new subsection to read as follows:

109.1.1 Sanitation at construction sites. TOILET FACILITIES SHALL BE PROVIDED FOR CONSTRUCTION WORKERS AND SUCH FACILITIES SHALL BE CONVENIENTLY LOCATED AND MAINTAINED IN A SANITARY CONDITION. THE FACILITIES SHALL BE AVAILABLE FROM THE TIME THE FIRST WORK IS STARTED UNTIL THE LETTER OF OCCUPANCY OR CERTIFICATE OF OCCUPANCY IS ISSUED.

Section 109.3.3 is hereby repealed in its entirety.

~~**109.3.3 Lowest floor elevation.** The elevation certificate required in Section 1612.5 shall be submitted to the building official. **THIS SUBSECTION DELETED.**~~

Section 109.3.5 is amended to read as follows:

109.3.5 Lath and gypsum board inspection. Lath and gypsum board inspections shall be made after lathing and gypsum board, interior and exterior, is in place, but before any plastering is applied or before gypsum board joints and fasteners are taped and finished.

~~**Exception:** Gypsum board that is not part of a fire-resistive assembly or a shear assembly.~~

Section 109.5 is amended to read as follows:

~~**109.5 Inspection requests.** It shall be the duty of the holder of the building permit or their duly authorized agent to notify the building official when work is ready for inspection. It shall be the duty of the permit holder to provide access to and means for inspection of such work for any inspections that are required by this code.~~ **IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR TO KNOW THAT THE BUILDING OR STRUCTURE HAS A VALID PERMIT AND TO NOTIFY THE BUILDING DEPARTMENT WHEN WORK IS READY FOR INSPECTION. UPON CONVICTION, A FINE WILL BE ASSESSED TO THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR IF WORK IS BEING DONE WITHOUT A PERMIT AND THE INSPECTION IS NOT REQUESTED PER SECTION R109. IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR**

SUBCONTRACTOR REQUESTING ANY INSPECTIONS REQUIRED BY THIS CODE TO PROVIDE ACCESS AND MEANS FOR INSPECTION OF SUCH WORK. ALL INSPECTIONS REQUESTED PRIOR TO 3:00 P.M. WILL BE PERFORMED THE FOLLOWING WORKING DAY. SUCH REQUEST FOR INSPECTION MAY BE IN WRITING OR BY CALLING THE 24 HOUR AUTOMATED TELEPHONE ANSWERING SYSTEM.

Section 109.5 is amended by adding a new subsection to read as follows:

109.5.1 Reinspections. A REINSPECTION FEE MAY BE ASSESSED FOR EACH INSPECTION OR REINSPECTION WHEN SUCH PORTION OF WORK FOR WHICH INSPECTION IS CALLED IS NOT COMPLETE OR WHEN CORRECTIONS CALLED FOR ARE NOT MADE. REINSPECTION FEES MAY BE ASSESSED WHEN THE INSPECTION RECORD CARD IS NOT POSTED OR OTHERWISE AVAILABLE ON THE WORK SITE, THE APPROVED PLANS ARE NOT READILY AVAILABLE TO THE INSPECTOR, FOR FAILING TO PROVIDE ACCESS ON THE DATE FOR WHICH THE INSPECTION IS REQUESTED OR DEVIATING FROM THE APPROVED PLANS. IN INSTANCES WHERE REINSPECTION FEES HAVE BEEN ASSESSED, NO ADDITIONAL INSPECTION OF THE WORK WILL BE PERFORMED UNTIL THE REINSPECTION FEE HAS BEEN RECEIVED BY THE BUILDING DEPARTMENT.

Section 110.4 is amended to read as follows:

~~110.4 Temporary occupancy. The building official is authorized to issue a temporary certificate of occupancy before the completion of the entire work covered by the permit, provided that such portion or portions shall be occupied safely. The building official shall set a time period during which the temporary certificate of occupancy is valid.~~ **TEMPORARY CERTIFICATES OF OCCUPANCY ARE PROHIBITED AND SHALL NOT BE ISSUED.**

Section 111 is amended to read as follows:

~~111.1 Connection of service utilities. No person shall make connections from a utility, source of energy, fuel or power to any building or system that is regulated by this code for which a permit is required, until released by the building official.~~ **THIS SUBSECTION DELETED.**

~~111.2 Temporary connection. The building official shall have the authority to authorize the temporary connection of the building or system to the utility source of energy, fuel or power.~~ **THIS SUBSECTION DELETED.**

Section 112 is amended to read as follows:

112.3 Qualifications. ~~The board of appeals shall consist of members who are qualified by experience and training to pass on matters pertaining to building construction and are not employees of the jurisdiction.~~ **THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS, WHICH SHALL BE KNOWN AS THE BOARD OF REVIEW, CONSISTING OF FIVE MEMBERS WHO ARE QUALIFIED BY EXPERIENCE AND TRAINING TO PASS UPON MATTERS PERTAINING TO BUILDING CONSTRUCTION.**

THE BUILDING OFFICIAL SHALL BE AN EX-OFFICIO MEMBER AND SHALL ACT AS SECRETARY OF THE BOARD. THE BOARD OF REVIEW SHALL BE APPOINTED AND THEIR TERM OF OFFICE SHALL BE SET BY THE BOARD OF COUNTY COMMISSIONERS OF WHICH AT LEAST A TERM OF ONE MEMBER SHALL EXPIRE EACH YEAR. ANY MEMBER OF THE BOARD MAY BE REMOVED FOR CAUSE BY THE BOARD OF COUNTY COMMISSIONERS UPON WRITTEN CHARGES AND AFTER A PUBLIC HEARING. VACANCIES SHALL BE FILLED FOR THE UNEXPIRED TERM IN THE SAME MANNER AS IN THE CASE OF ORIGINAL APPOINTMENTS.

THE BOARD OF APPEALS SHALL HAVE JURISDICTION TO DECIDE ANY APPEAL FROM THE BUILDING OFFICIAL IF THE DECISION OF THE BUILDING OFFICIAL CONCERNS SUITABLE OR ALTERNATIVE MATERIALS, METHODS OF CONSTRUCTION, OR A REASONABLE INTERPRETATION OF THE CODE. BOARD OF APPEALS SHALL NOT HEAR APPEALS WITH REGARD TO LIFE-SAFETY ITEMS.

THE FIRST ORDER OF BUSINESS AT ANY HEARING AT THE BOARD OF APPEALS SHALL BE TO DETERMINE IF IT HAS JURISDICTION TO HEAR THE APPEAL.

ANY APPEAL TO THE BOARD OF APPEALS SHALL BE PRECEDED BY A WRITTEN APPEAL TO THE BUILDING OFFICIAL, WHO SHALL REPLY IN WRITING. THE DECISION OF THE BUILDING OFFICIAL MAY BE APPEALED TO THE BOARD OF APPEALS BY SERVING UPON THE SECRETARY OF THE BOARD OF APPEALS, WITHIN TEN DAYS FROM THE DATE OF THE DECISION OF THE BUILDING OFFICIAL, A NOTICE OF APPEAL TO THE BUILDING OFFICIAL AND A COPY OF THE BUILDING OFFICIAL'S DECISION. A NOTICE OF APPEAL SHALL BE ACCOMPANIED BY A FEE OF \$250.00.

Section 113 is amended to read as follows:

113.1 Unlawful acts. ~~It shall be unlawful for any person, firm, or corporation~~

~~to erect, construct, alter, extend, repair, move, remove, demolish or occupy any building, structure or equipment regulated by this code, or cause same to be done, in conflict with or in violation of any of the provisions of this code.~~ **ANY PERSON AS DEFINED HEREIN (SECTION 202) WHO ERECTS, CONSTRUCTS, RECONSTRUCTS, REMODELS, ENLARGES, ALTERS, REPAIRS, MOVES, IMPROVES, CONVERTS, DEMOLISHES, EQUIPS, USES, OCCUPIES, OR MAINTAINS ANY BUILDING OR STRUCTURE, OR ANY PART OF A BUILDING OR STRUCTURE, IN THE UNINCORPORATED AREA OF GRAND COUNTY OR CAUSES THE SAME TO BE DONE, CONTRARY TO OR IN VIOLATION OF ANY PROVISIONS OF THIS CODE, OR ANY PROVISIONS OF PART 2, ARTICLE 28, TITLE 30, C.R.S., 1973, AS AMENDED SHALL BE DEEMED GUILTY OF A MISDEMEANOR, AND UPON CONVICTION THEREOF, SHALL BE FINED NOT MORE THAN \$100.00, OR BY IMPRISONMENT IN THE COUNTY JAIL FOR NOT MORE THAN TEN DAYS, OR BOTH BY SUCH FINE AND IMPRISONMENT. EACH AND EVERY DAY DURING WHICH SUCH ILLEGAL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE CONTINUES SHALL BE DEEMED A SEPARATE OFFENSE. IN CASE ANY BUILDING OR STRUCTURE IS OR IS PROPOSED TO BE ERECTED, CONSTRUCTED, RECONSTRUCTED, ENLARGED, ALTERED, REPAIRED, MOVED, IMPROVED, CONVERTED, DEMOLISHED, MAINTAINED OR USED IN VIOLATION OF THIS CODE OR OF ANY PROVISION OF PART 2, ARTICLE 28, TITLE 30, C.R.S., AS AMENDED, THE DISTRICT ATTORNEY OF THE DISTRICT, THE BOARD OF COUNTY COMMISSIONERS OF GRAND COUNTY, OR ANY OWNER OF REAL ESTATE WITHIN THE AREA SUBJECT TO THIS CODE, IN ADDITION TO OTHER REMEDIES PROVIDED BY LAW, MAY INSTITUTE AN APPROPRIATE ACTION FOR INJUNCTION, MANDAMUS OR ABATEMENT TO PREVENT, ENJOIN, ABATE, OR REMOVE SUCH UNLAWFUL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE.**

Section 202 is amended by adding the following definitions within the alphabetical order of the existing definitions.

ACCESSORY DWELLING UNIT. One additional dwelling unit within, and not legally subdividable from, the principal structure. This additional dwelling unit shall be no greater than 50 percent of the square footage of the primary dwelling unit, or 1500 square feet, whichever is the lesser size. The dwelling must be in a continuous enclosure. Any dwelling spaces joined by a garage or breezeway are not considered to be a single-dwelling. The entire dwelling must

function as a unit without any permanent physical separation such as wall or floor with no means of connection.

BEDROOM. A room which is designed as a sleeping room, a loft, a mezzanine in group R occupancies or a room or area that can be used as a sleeping room and contains a closet.

CERTIFICATE OF OCCUPANCY. A written notification from the building official that the work covered under the permit is complete and the permit is closed. Certificate of Occupancy is issued only to structures other than Group R Division 3, and Group U occupancies.

FACTORY BUILT BUILDING. A building which is assembled in a facility that has been approved by the State of Colorado, built to the building, plumbing and mechanical codes as adopted by the Colorado Division of Housing, with the work performed at the facility inspected by and bearing the Colorado Division of Housing identification label.

HEIGHT, BUILDING. ~~The vertical distance from grade plane to the average height of the highest roof surface.~~ **THE VERTICAL DISTANCE ABOVE A REFERENCE DATUM MEASURED TO THE HIGHEST POINT OF THE STRUCTURE. THE REFERENCE DATUM SHALL BE SELECTED BY EITHER OF THE FOLLOWING, WHICHEVER YIELDS A GREATER HEIGHT OF BUILDING;**

- 1. THE ELEVATION OF THE HIGHEST ADJOINING SIDEWALK OR GROUND SURFACE WITHIN A 10 FOOT HORIZONTAL DISTANCE OF THE EXTERIOR WALL OF THE BUILDING OR STRUCTURE WHEN SUCH SIDEWALK OR GROUND SURFACE IS NOT MORE THAN 5 FEET ABOVE THE LOWEST GRADE.**
- 2. AN ELEVATION 5 FEET HIGHER THAN THE LOWEST GRADE WHEN THE SIDEWALK OR GROUND SURFACE DESCRIBED IN ITEM 1 ABOVE IS MORE THAN 5 FEET ABOVE LOWEST GRADE.**

THE HEIGHT OF A STEPPED OR TERRACED BUILDING IS THE MAXIMUM HEIGHT OF ANY SEGMENT OF THE BUILDING.

KITCHEN. A room or area that is designated to be used for the preparation of food which contains more than one standard size kitchen appliance or fixture.

LETTER OF OCCUPANCY. A written notification from the building official that the permit has been closed and the Group R-3 structure is safe and sanitary to occupy.

MANUFACTURED HOME. A single family dwelling which is partially or entirely assembled in a factory, is not less than twenty-four feet in width and thirty-six feet in length, is installed on an engineered, permanent foundation, has a brick, wood or cosmetically equivalent exterior and a pitched roof, is certified pursuant to the “National Manufactured Housing Construction and Safety Standards Act of 1974”, 42 U.S.C. 5401 et seq., as amended, and bearing the H.U.D. identification label. Installed and set up as required in the set up manual supplied with the manufactured home.

PERSON. A natural person or any individual, partnership, corporation, association, company or other public or corporate body, including the federal government, and includes any political subdivision, agency, **INSTRUMENTALITY**, or corporation of the state or the United States government. Singular includes plural, male includes female.

USEABLE SPACE UNDER FLOORS. Useable space is that space under the first story between the underside of the floor joist or floor truss and the ground below which exceeds 30 inches at any point.

Section 716.2.5 is amended to read as follows:

716.2.5 Ceiling and floor openings. Where annular space protection is provided in accordance with Exception 6 of Section 707.2, Exception 1 of Section 711.4.2, or Section 711.4.3, fireblocking shall be installed at openings around vents, pipes and ducts, ~~chimneys~~ and fireplaces at ceiling and floor levels, with an approved material to resist the free passage of flame and the products of combustion. ~~Factory built chimneys~~ and fireplaces shall be fireblocked in accordance with UL 103 and UL 127.

Section 716 is amended by adding a new subsection to read as follows:

716.6 Factory built chimney enclosures. FACTORY-BUILT CHIMNEYS SHALL BE ENCLOSED WITHIN A CONTINUOUS ENCLOSURE PROTECTED ON THE INTERIOR (CHIMNEY) SIDE BY NOT LESS THAN 5/8 INCH TYPE-X GYPSUM WALLBOARD. JOINTS AND FASTENERS SHALL BE TAPED AND FINISHED.

EXCEPTION: THE PORTION OF THE CHIMNEY LOCATED IN THE SAME ROOM AS THE APPLIANCE AND THE PORTION OF THE CHIMNEY ABOVE THE FINISHED ROOF IS NOT REQUIRED TO BE ENCLOSED.

FACTORY-BUILT CHIMNEYS SHALL BE EFFECTIVELY FIREBLOCKED WITHIN SUCH ENCLOSURE AT EACH FLOOR-CEILING LEVEL AND AT THE ROOF. THE VERTICAL DISTANCE BETWEEN ADJACENT FIREBLOCKING SHALL NOT EXCEED 10

FEET.

Section 901.5 is amended by adding a new subsection to read as follows:

901.5.1 Special inspector required. ALL FIRE PROTECTION SYSTEMS REQUIRED BY THIS CODE SHALL BE INSPECTED AND APPROVED BY A SPECIAL INSPECTOR. THE SPECIAL INSPECTOR SHALL BE AN AUTHORIZED REPRESENTATIVE OF THE FIRE DEPARTMENT OR ANOTHER QUALIFIED INDIVIDUAL WITH PRIOR APPROVAL OF THE BUILDING OFFICIAL. APPROVALS OF SPECIAL INSPECTORS AND INSPECTIONS, APPROVALS AND REPORTS BY SPECIAL INSPECTORS SHALL BE IN ACCORDANCE WITH CHAPTER 17 OF THIS CODE.

Section 902.1 is amended by adding the following definition within the alphabetical order of the existing definitions.

FIRE DEPARTMENT. The chief officer of East Grand, Granby, Grand Lake, Hot Sulphur Springs and Kremmling fire protection districts, or the chief officer's authorized representative.

Section 1003 is amended to read as follows:

1003.3.3.3.2 Profile. The radius of curvature at the leading edge of the tread shall be not greater than 0.5 inch. Beveling of nosings shall not exceed 0.5 inch. Risers shall be solid and vertical or sloped from the underside of the leading edge of the tread above at an angle not more than 30 degrees from the vertical. The leading edge (nosings) of treads shall project not more than 1.25 inches beyond the tread below and all projections of the leading edge of the floor at the top of a flight.

Exceptions:

1. Solid risers are not required for stairways that are not required to comply with Section 1003.2.13.2, ~~provided that the opening between treads does not permit the passage of a sphere with a diameter of 4 inches.~~
2. Solid risers are not required for occupancies in Group I-3.

Section 1202.3 is amended by adding a new subsection to read as follows:

1202.3.3 Vapor retarder ground cover. A VAPOR RETARDER GROUND COVER SHALL BE OF 6 MIL POLYETHYLENE, OR AN APPROVED EQUAL WITH A RATING OF 1 PERM OR LESS. THE VAPOR RETARDER SHALL COVER THE ENTIRE GROUND AREA WITHIN CRAWLSPACES IN ACCORDANCE WITH THE FOLLOWING:

1. **THE VAPOR RETARDER SHALL BE OVERLAPPED SIX INCHES MINIMUM AT JOINTS AND SHALL EXTEND OVER THE TOP OF PIER FOOTINGS.**
2. **THE EDGES OF THE VAPOR RETARDER SHALL BE TURNED UP A MINIMUM OF FOUR INCHES AT THE STEM WALL.**
3. **PENETRATIONS IN THE VAPOR RETARDER SHALL BE NO LARGER THAN NECESSARY TO FIT PIERS, BEAM SUPPORTS, PLUMBING AND OTHER PENETRATIONS.**

Section 1207.2 is amended to read as follows:

1207.2 Minimum ceiling heights. Occupiable spaces, habitable spaces and corridors shall have a ceiling height of not less than 7 feet, 6 inches. Bathrooms, toilet rooms, kitchens, storage rooms and laundry rooms shall be permitted to have a ceiling height of not less than 7 feet.

Exceptions:

1. In one- and two-family dwellings, beams or girders spaced not less than 4 feet on center and projecting not more than 6 inches below the required ceiling height.
- ~~2. Basement rooms in one- and two-family dwellings having a ceiling height of not less than 6 feet, 8 inches with not less than 6 feet, 4 inches of clear height under beams, girders, ducts and similar obstructions. THIS EXCEPTION DELETED.~~
32. If any room in a building has a sloping ceiling, the prescribed ceiling height for the room is required in one-half the area thereof. Any portion of the room measuring less than 5 feet from the finished floor to the finished ceiling shall not be included in any computation of the minimum area thereof.
43. Mezzanines constructed in accordance with Section 505.1.

Section 1503 is amended by adding two new subsections to read as follows:

1503.6 Snow-shed barriers. ROOFS SHALL BE DESIGNED TO PREVENT ACCUMULATIONS OF SNOW FROM SHEDDING ABOVE OR IN FRONT OF GAS UTILITY OR ELECTRIC UTILITY METERS.

1503.6.1 MECHANICAL BARRIERS FOR METAL ROOF SHINGLES AND METAL ROOF PANELS. MECHANICAL BARRIERS INSTALLED TO PREVENT SNOW SHEDDING FROM THE ROOF

SHALL BE SECURED TO ROOF FRAMING MEMBERS OR TO SOLID BLOCKING SECURED TO FRAMING MEMBERS IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS. INDIVIDUAL DEVICES INSTALLED IN A GROUP OF DEVICES TO CREATE A BARRIER TO PREVENT SNOW SHEDDING SHALL BE INSTALLED IN AT LEAST TWO ROWS WITH THE FIRST ROW NO MORE THAN 24 INCHES FROM THE EDGE OF THE ROOF OR EAVE. THE ROWS SHALL BE PARALLEL WITH THE EXTERIOR WALL LINE AND THE DEVICES IN EACH ROW SHALL BE STAGGERED FOR A SPACING OF NO MORE THAN 24 INCHES ON CENTER MEASURED PARALLEL WITH THE EXTERIOR WALL LINE. CONTINUOUS SNOW BARRIERS SHALL BE SECURED TO ROOF FRAMING AT NO MORE THAN 48 INCHES ON CENTER. CONTINUOUS BARRIERS SHALL BE INSTALLED PARALLEL WITH THE EXTERIOR WALL LINE AND NO MORE THAN 24 INCHES FROM THE EDGE OF THE ROOF OR EAVE.

Section 1507.1 is amended by adding a new subsection to read as follows:

1507.1.1 Ice barrier underlayment. AN ICE BARRIER THAT CONSISTS OF AN APPROVED SELF-ADHERING POLYMER MODIFIED BITUMEN SHEET SHALL BE USED IN LIEU OF NORMAL UNDERLAYMENT ON ALL SLOPED ROOFS. THIS ICE DAM PROTECTION UNDERLAYMENT SHALL BE INSTALLED FROM THE EAVES TO A POINT 6 FEET INSIDE THE EXTERIOR WALL LINE OF THE BUILDING AND 24 INCHES FROM THE CENTER LINE OF ALL VALLEYS, FULLY ADHERED TO THE SUBSTRATE ON ALL HABITABLE STRUCTURES.

Section 1507.2.8.2 is hereby repealed in its entirety.

~~**1507.2.8.2 Ice dam protection.** In areas where the average daily temperature in January is 25°F or less or where there is a possibility of ice forming along the eaves causing a backup of water, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building.~~

Section 1507.5.3 is hereby repealed in its entirety.

~~**1507.5.3 Underlayment.** Underlayment shall conform with ASTM D226, Type I. In areas where the average daily temperature in January is 25°F or less or where there is a possibility of ice forming along the eaves causing a backup of water, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer modified bitumen sheet, shall be used in~~

~~lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building.~~

Section 1507.6.3 is hereby repealed in its entirety.

~~**1507.6.3 Underlayment.** Underlayment shall conform with ASTM D226, Type I. In areas where the average daily temperature in January is 25°F or less or where there is a possibility of ice forming along the eaves causing a backup of water, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building.~~

Section 1507.7.3 is hereby repealed in its entirety.

~~**1507.7.3 Underlayment.** Underlayment shall conform with ASTM D226, Type H. In areas where the average daily temperature in January is 25°F or less or where there is a possibility of ice forming along the eaves causing a backup of water, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building.~~

Section 1507.8.3 is hereby repealed in its entirety.

~~**1507.8.3 Underlayment.** Underlayment shall conform with ASTM D226, Type I. In areas where the average daily temperature in January is 25°F or less or where there is a possibility of ice forming along the eaves causing a backup of water, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building.~~

Section 1507.9.3 is hereby repealed in its entirety.

~~**1507.9.3 Underlayment.** Underlayment shall conform with ASTM D226, Type I. In areas where the average daily temperature in January is 25°F or less or where there is a possibility of ice forming along the eaves causing a backup of water, an ice barrier that consists of at least two layers of underlayment cemented together or of a self-adhering polymer modified bitumen sheet, shall be used in lieu of normal underlayment and extend from the eave's edge to a point at least 24 inches inside the exterior wall line of the building.~~

Section 1608.2 is amended to read as follows:

~~**1608.2 Ground snow loads. ROOF SNOW LOAD. AS DETERMINED BY GRAND COUNTY SNOW LOAD/SNOW ZONE MAP OR GRAND COUNTY SUBDIVISION INDEX.** The ground snow loads to be used in determining the design snow loads for roofs are given in Figure 1608.2 for the contiguous United States and Table 1608.2 for Alaska. Site-specific case studies shall be made in areas designated CS in Figure 1608.2. Ground snow loads **ROOF SNOW LOADS** for sites at elevations above the limits indicated in Figure 1608.2 and for all sites within the CS areas shall be approved. Ground snow load determination for such sites shall be based on an extreme value statistical analysis of data available in the vicinity of the site using a value with a 2-percent annual probability of being exceeded (50-year mean recurrence interval). Snow loads are zero for Hawaii, except in mountainous regions as approved by the building official.~~

Section 1608.4 is hereby repealed in its entirety.

~~**1608.4 Sloped roof snow loads.** The snow load, P_s , on a roof with a slope greater than 5 degrees shall be calculated in accordance with Section 7.4 of ASCE 7.~~

Section 1608.5 is hereby repealed in its entirety.

~~**1608.5 Partial loading.** The effect of not having the balanced snow load over the entire roof area shall be analyzed in accordance with Section 7.5 of ASCE 7.~~

Section **1612 FLOOD LOADS** is hereby repealed in its entirety. **THIS SECTION DELETED.**

Section 1702.1 is amended by adding the following definition within the alphabetical order of the existing definitions.

FIRE DEPARTMENT. The chief officer of East Grand, Granby, Grand Lake, Hot Sulphur Springs and Kremmling fire protection districts, or the chief officer's authorized representative.

Section 1703.1 is amended to read as follows:

1703.1 Approved agency. An approved agency shall provide all information as necessary for the building official to determine that the agency meets the applicable requirements. **THE FIRE DEPARTMENT OR THE STATE OF COLORADO DIVISION OF FIRE SAFETY OR THEIR AUTHORIZED REPRESENTATIVE SHALL BE AN APPROVED AGENCY FOR SPECIAL INSPECTION OF FIRE PROTECTION SYSTEMS REQUIRED BY THIS CODE.**

Section 1704.1.1 is amended by adding an Exception to read as follows:

Exception: SPECIAL INSPECTION BY THE FIRE DEPARTMENT OR THE STATE OF COLORADO DIVISION OF FIRE SAFETY OR THEIR AUTHORIZED REPRESENTATIVE OF FIRE PROTECTION SYSTEMS.

Section 1704.1.2 is amended by adding an Exception to read as follows:

Exception: SPECIAL INSPECTION BY THE FIRE DEPARTMENT OR THE STATE OF COLORADO DIVISION OF FIRE SAFETY OR THEIR AUTHORIZED REPRESENTATIVE OF FIRE PROTECTION SYSTEMS.

Section 1704 is amended by adding a new section and subsection to read as follows:

1704.15 Fire protection systems. FIRE PROTECTION SYSTEMS SHALL HAVE THE DESIGN PLANS APPROVED BY A SPECIAL INSPECTOR AND THE SYSTEMS INSPECTED AND TESTED BY A SPECIAL INSPECTOR FOR COMPLIANCE WITH THE REQUIREMENTS OF THIS CODE AND THE INTERNATIONAL FIRE CODE.

1704.15.1 Qualifications. SPECIAL INSPECTORS FOR FIRE PROTECTION SYSTEMS SHALL HAVE EXPERTISE IN FIRE-PROTECTION. SPECIAL INSPECTORS FOR FIRE SUPPRESSION SYSTEMS SHALL BE A CERTIFIED FIRE SUPPRESSION SYSTEMS INSPECTOR BY THE STATE OF COLORADO DIVISION OF FIRE SAFETY.

Section 1805.1 is amended to read as follows:

1805.1 General. Footings and foundations shall be designed and constructed in accordance with Sections 1805.1 through 1805.9. **ALL EXTERIOR WALLS SHALL BE SUPPORTED ON CONTINUOUS SOLID OR FULLY GROUTED MASONRY OR CONCRETE FOOTINGS. CONCRETE FOOTINGS SHALL INCLUDE A MINIMUM OF TWO #4 REINFORCEMENT BARS TO BE TIED CONTINUOUSLY AND SPACED A MINIMUM OF TWO INCHES FROM THE GROUND AND EQUALLY WITHIN THE FOOTING.**

EXCEPTION: UNLESS DESIGNED AND STAMPED BY AN ENGINEER.

Footings and foundations shall be built on undisturbed soil or compacted fill material. Compacted fill material shall be placed in accordance with Section 1803.4. The top surface of footings shall be level. The bottom surface of footings are permitted to have a slope not exceeding 1 unit vertical in 10 units horizontal (10-percent slope). Footings shall be stepped where it is necessary to change the

elevation of the top surface of the footing or where the surface of the ground slopes more than 1 unit in 10 units horizontal (10-percent slope).

Section 1805.2.1 is amended to read as follows:

1805.2.1 Frost protection. Except where erected on solid rock or otherwise protected from frost, foundation walls, piers and other permanent supports of buildings and structures larger than ~~400~~ **120** square feet in area or 10 feet in height shall extend ~~below the frost line of the locality~~ **TO AT LEAST 30 INCHES BELOW FINISHED GRADE**, and spread footings of ~~adequate~~ **8 INCHES THICK X 16 INCHES WIDE MINIMUM** size shall be provided ~~where necessary~~ to properly distribute the load within the allowable load-bearing value of the soil. Alternatively, such structures shall be supported on piles where solid earth or rock is not available. Footings shall not bear on frozen soils. ~~unless such frozen condition is of a permanent character.~~

Section 1805.4.1 is amended to read as follows:

1805.4.1 Design. Footings shall be so designed that the allowable bearing capacity of the soil is not exceeded, and that differential settlement is minimized. The minimum width of footings shall be ~~12~~ **16** inches.

Section 1805.4.2.3 is amended to read as follows:

1805.4.2.3 Plain concrete footings. In plain concrete footings, the edge thickness shall not be less than 8 inches for footings on soil.

~~**Exception:** For occupancies of Group R-3 and buildings less than two stories in height of light frame construction, the required edge thickness is permitted to be 6 inches, provided that the footing does not extend beyond a distance greater than the thickness of the footing on either side of the supported wall.~~

Section 1805.4.2 is amended by adding a new subsection and Exception to read as follows:

1805.4.2.7 Reinforcement of concrete. CONCRETE FOOTINGS SHALL INCLUDE A MINIMUM OF TWO #4 REINFORCEMENT BARS TO BE TIED CONTINUOUSLY AND SPACED A MINIMUM OF TWO INCHES FROM THE GROUND AND EQUALLY WITHIN THE FOOTING.

EXCEPTION: UNLESS DESIGNED AND STAMPED BY AN ENGINEER.

Section 1806.1.2.1 is hereby repealed in its entirety.

~~**1806.1.2.1 Flood hazard areas.** For buildings and structures in flood hazard areas as established in Section 1612.3, the finished ground level of an under floor space such as a crawlspace shall be equal to or higher than the outside finished ground level.~~

Section 1811.4 is amended to read as follows:

1811.4 Reinforcement. ALL CONCRETE PIERS SHALL INCLUDE A MINIMUM OF TWO #4 VERTICAL REINFORCEMENT BARS TO BE SPACED EQUALLY WITHIN THE PIER. Except for steel dowels embedded 5 feet or less in the pier, reinforcement ~~where required~~ shall be assembled and tied together and shall be placed in the pier hole as a unit before the reinforced portion of the pier is filled with concrete.

Exception: Reinforcement is permitted to be wet set and the 2 ½ inch concrete cover requirement be reduced to 2 inches for Group R, Division 3 and Group U, Division 1 occupancies not exceeding two stories of light-frame construction, provided the construction method can be demonstrated to the satisfaction of the building official.

Reinforcement shall conform to the requirements of Sections 1809.1.2.1 and 1809.1.2.2.

Exceptions:

1. Isolated piers supporting posts or Group R, Division 3 and Group U, Division 1 occupancies not exceeding two stories of light-frame construction is permitted to be reinforced as required by rational analysis but not less than a minimum of ~~one~~ **TWO** No. 4 bar, without ties or spirals, when detailed so the pier is not subject to lateral loads and the soil is determined to be of adequate stiffness.
2. Isolated piers supporting posts and bracing from decks and patios appurtenant to Group R, Division 3 and Group U, Division 1 occupancies not exceeding two stories of light-frame construction may be reinforced as required by rational analysis but not less than ~~one~~ **TWO** No. 4 bar, without ties or spirals, when the lateral load, *E*, to the top of the pier does not exceed 200 pounds and the soil is determined to be of adequate stiffness.
3. Piers supporting the concrete foundation wall of Group R, Division 3 and Group U, Division 1 occupancies not exceeding two stories of light-frame construction is permitted to be reinforced as required by rational analysis but not less than two No. 4 bars, without ties or spirals, when it can be shown the concrete pier will not rupture when designed for the maximum seismic load *Em*, and the soil is determined to be of adequate stiffness.

4. Closed ties or spirals where required by Section 1809.1.2.2, are permitted to be limited to the top 3 feet of piers 10 feet or less in depth supporting Group R, Division 3 and Group U, Division 1 occupancies of Seismic Design Category D, not exceeding two stories of light-frame construction.

Section 2301.2 is amended to read as follows:

2301.2 General design requirements. The design of structural elements or systems, constructed partially or wholly of wood or wood-based products, shall be based on one of the following methods. **THE USE OF LOAD DURATION FACTORS FOR SNOW LOAD OR SLOPE OF ROOF SHALL NOT BE PERMITTED IN ANY OF THESE DESIGN METHODS.**

Section 2303.1.1 is amended by adding two Exceptions to read as follows:

2303.1.1 Lumber. Lumber used for load-supporting purposes, including end-jointed or edge-glued lumber, machine stress rated or machine evaluated lumber, shall be identified by the grade mark of a lumber grading or inspection agency that has been approved by an accreditation body that complies with DOC PS 20 or equivalent. Grading practices and identification shall comply with rules published by an agency approved in accordance with procedures of DOC PS 20 or equivalent procedures. In lieu of grade mark on the material, a certificate of inspection as to species and grade issued by a lumber grading or inspection agency meeting the requirements of this section may be accepted for precut, remanufactured, or rough-sawn lumber, and for sizes larger than 3 inches nominal thickness. Approved end-jointed lumber is permitted to be used interchangeably with solid-sawn members of the same species and grade.

Exception:

- 1. IN SINGLE FAMILY DWELLINGS OF LOG CONSTRUCTION, WALL LOGS NEED NOT BE GRADED.**
- 2. IN SINGLE FAMILY DWELLINGS OF LOG CONSTRUCTION, ALL STRUCTURAL LOGS MAY BE DESIGNED BY A LICENSED COLORADO ARCHITECT OR ENGINEER AND INSPECTED BY THAT ARCHITECT OR ENGINEER AFTER THE COMPLETION OF THE FRAMING WITH THE ARCHITECT OR ENGINEER CERTIFYING TO THE BUILDING DEPARTMENT THAT THE LOGS ARE OF THE SIZE, QUALITY AND SPECIES OF THE DESIGN AND THAT THEY WERE INSTALLED TO THAT DESIGN. WALL LOGS NEED NOT BE PART OF THE STRUCTURAL DESIGN.**

Section 2901.1 is amended to read as follows:

2901.1 Scope. The provisions of this chapter and the *International Plumbing Code* shall govern the erection, installation, alteration, repairs, relocation, replacement, addition to, use or maintenance of plumbing equipment and systems. Plumbing systems and equipment shall be constructed, installed and maintained in accordance with the *International Plumbing Code*. Private sewage disposal systems shall conform to the *International Private Sewage Disposal Code*. **GUIDELINES ON INDIVIDUAL SEWAGE DISPOSAL SYSTEMS AS PUBLISHED BY THE COLORADO DEPARTMENT OF HEALTH, WATER QUALITY CONTROL DIVISION.**

Section 3001.1 is amended to read as follows:

3001.1 Scope. This chapter governs the design, construction, installation, alteration, MAINTENANCE and repair of NEW AND EXISTING INSTALLATIONS OF elevators, DUMBWAITERS, ESCALATORS, AND MOVING WALKS, ~~and conveying systems and their components~~ REQUIRING PERMITS THEREFOR AND PROVIDING PROCEDURES FOR THE INSPECTION AND MAINTENANCE OF SUCH CONVEYANCES.

Chapter 30, concerning elevators, moving walks, escalators or dumbwaiters, is amended by adding four new sections and subsections to read as follows:

SECTION 3007 PERMITS AND CERTIFICATES OF INSPECTION

3007.1 Permits required. IT SHALL BE UNLAWFUL TO INSTALL ANY NEW ELEVATOR, MOVING WALK, ESCALATOR OR DUMBWAITER, OR TO MAKE MAJOR ALTERATIONS TO ANY EXISTING ELEVATOR, DUMBWAITER, ESCALATOR OR MOVING WALK, AS DEFINED IN PART XII OF ASME A17.1, WITHOUT FIRST HAVING OBTAINED A PERMIT FOR SUCH INSTALLATION. PERMITS SHALL NOT BE REQUIRED FOR MAINTENANCE OR MINOR ALTERATIONS.

3007.2 Certificates of inspection required. IT SHALL BE UNLAWFUL TO OPERATE ANY ELEVATOR, DUMBWAITER, ESCALATOR OR MOVING WALK WITHOUT A CURRENT CERTIFICATE OF INSPECTION ISSUED BY THE APPROVED INSPECTION AGENCY. SUCH CERTIFICATE SHALL BE ISSUED UPON PAYMENT OF PRESCRIBED FEES AND THE PRESENTATION OF A VALID INSPECTION REPORT INDICATING THAT THE CONVEYANCE IS SAFE AND THAT THE INSPECTIONS AND TESTS HAVE BEEN PERFORMED IN ACCORDANCE WITH PART X OF THE ASME A17.1. CERTIFICATES SHALL NOT BE ISSUED WHEN THE CONVEYANCE IS POSTED AS UNSAFE PURSUANT TO SECTION 3010.

EXCEPTION: CERTIFICATES OF INSPECTION SHALL NOT BE REQUIRED FOR CONVEYANCES WITHIN A DWELLING UNIT.

3007.3 Application for permit. APPLICATION FOR A PERMIT TO INSTALL SHALL BE MADE ON FORMS PROVIDED BY THE INSPECTION AGENCY, AND THE PERMIT SHALL BE ISSUED TO AN OWNER UPON PAYMENT OF THE PERMIT FEES SPECIFIED.

3007.4 Application for certificate of inspection. APPLICATION FOR A CERTIFICATE OF INSPECTION SHALL BE MADE BY THE OWNER OF AN ELEVATOR, DUMBWAITER, ESCALATOR OR MOVING WALK. APPLICATIONS SHALL BE ACCOMPANIED BY AN INSPECTION REPORT AS DESCRIBED IN SECTION 3009. FEES FOR CERTIFICATES OF INSPECTION SHALL BE AS SPECIFIED.

3007.5 Fees. A FEE FOR EACH PERMIT SHALL BE PAID TO THE BUILDING DEPARTMENT. A FEE FOR EACH CERTIFICATE OF INSPECTION SHALL BE PAID TO THE INSPECTION AGENCY.

SECTION 3008 DESIGN

3008.1 Detailed requirements. FOR DETAILED DESIGN, CONSTRUCTION AND INSTALLATION REQUIREMENTS, SEE CHAPTER 16 AND THE APPROPRIATE REQUIREMENTS OF ASME A17.1.

SECTION 3009 REQUIREMENTS FOR OPERATION AND MAINTENANCE

3009.1 General. THE OWNER SHALL BE RESPONSIBLE FOR THE SAFE OPERATION AND MAINTENANCE OF EACH ELEVATOR, DUMBWAITER, ESCALATOR AND MOVING WALK INSTALLATION AND SHALL CAUSE PERIODIC INSPECTIONS TO BE MADE ON SUCH CONVEYANCES AS REQUIRED IN THIS SECTION.

3009.2 Periodic inspections and tests. ROUTINE AND PERIODIC INSPECTIONS AND TESTS SHALL BE MADE AS REQUIRED BY PART X OF ASME A17.1.

3009.3 Alterations, repairs and maintenance. ALTERATIONS, REPAIRS AND MAINTENANCE SHALL BE MADE AS REQUIRED BY PART XII OF ASME A17.1.

3009.4 Inspection costs. ALL COSTS OF SUCH INSPECTIONS AND TESTS SHALL BE PAID BY THE OWNER.

3009.5 Inspection reports. AFTER EACH REQUIRED INSPECTION, A FULL AND CORRECT REPORT OF SUCH INSPECTION SHALL BE FILED WITH THE BUILDING OFFICIAL.

**SECTION 3010
UNSAFE CONDITIONS**

3010.1 Unsafe conditions. WHEN AN INSPECTION REVEALS AN UNSAFE CONDITION OF AN ELEVATOR, MOVING WALK, ESCALATOR OR DUMBWAITER, THE INSPECTOR SHALL IMMEDIATELY FILE WITH THE OWNER AND THE BUILDING OFFICIAL A FULL AND TRUE REPORT OF SUCH INSPECTION AND SUCH UNSAFE CONDITION. IF THE BUILDING OFFICIAL FINDS THAT THE UNSAFE CONDITION ENDANGERS HUMAN LIFE, THE BUILDING OFFICIAL SHALL CAUSE TO BE PLACED ON SUCH ELEVATOR, ESCALATOR OR MOVING WALK, IN A CONSPICUOUS PLACE, A NOTICE STATING THAT SUCH CONVEYANCE IS UNSAFE. THE OWNER SHALL SEE TO IT THAT SUCH NOTICE OF UNSAFE CONDITION IS LEGIBLY MAINTAINED WHERE PLACED BY THE BUILDING OFFICIAL. THE BUILDING OFFICIAL SHALL ALSO ISSUE AN ORDER IN WRITING TO THE OWNER REQUIRING THE REPAIRS OR ALTERATIONS TO BE MADE TO SUCH CONVEYANCE THAT ARE NECESSARY TO RENDER IT SAFE AND MAY ORDER THE OPERATION THEREOF DISCONTINUED UNTIL THE REPAIRS OR ALTERATIONS ARE MADE OR THE UNSAFE CONDITIONS ARE REMOVED. A POSTED NOTICE OF UNSAFE CONDITIONS SHALL BE REMOVED ONLY BY THE BUILDING OFFICIAL WHEN SATISFIED THAT THE UNSAFE CONDITIONS HAVE BEEN CORRECTED.

Section 3109.4.1.8 is hereby repealed in its entirety.

~~3109.4.1.8 Dwelling unit wall as a barrier.~~ Where the wall of a dwelling serves as part of the barrier, one of the following shall apply:

- ~~1. Doors with direct access to the pool through that wall shall be equipped with an alarm which produces an audible warning when the door and its screen are opened. The alarm shall sound continuously for a minimum of 30 seconds immediately after the door is opened and be capable of being heard throughout the house during normal household activities. The alarm shall automatically reset under all conditions. The alarm shall be equipped with a manual means to temporarily deactivate the alarm for single opening. Such deactivation shall last no more than 15 seconds. The~~

~~deactivation switch shall be located at least 54 inches above the threshold of the door.~~

- ~~2. The pool shall be equipped with a power safety cover which complies with ASTM F 1346.~~
- ~~3. Other means of protection, such as self-closing doors with self-latching devices, which are approved by the administrative authority shall be accepted so long as the degree of protection afforded is not less than the protection afforded by Section 3109.4.1.8, Item 1 or 2.~~

Section 3309 is amended to read as follows:

3309.1 Where required. All structures under construction, alteration or demolition shall be provided with ~~not less than one~~ approved portable fire extinguishers ~~at each stairway on all floor levels where combustible materials have accumulated.~~ An approved portable fire extinguisher shall be provided in every storage and construction shed. The building official is authorized to require additional approved portable fire extinguishers where special hazards exist, such as flammable or combustible liquid storage hazards. Fire extinguishers shall comply with Section 906 **AS REQUIRED BY THE FIRE DEPARTMENT.**

Section 3311.1 is amended to read as follows:

3311.1 Where required. Buildings four stories or more in height shall be provided with **STANDPIPES AS REQUIRED BY THE FIRE DEPARTMENT.** ~~not less than one standpipe for use during construction. Such standpipes shall be installed where the progress of construction is not more than 40 feet in height above the lowest level of fire department access. Such standpipe shall be provided with fire department hose connections at accessible locations adjacent to usable stairs. Such standpipes shall be extended as construction progresses to within one floor of the highest point of construction having secured decking or flooring.~~

Section 3311.2 is amended to read as follows:

3311.2 Buildings being demolished. Where a building is being demolished and a standpipe is existing within such a building, such standpipe shall be maintained in an operable condition so as to be available for use by the fire department. Such standpipe shall be demolished with the building but shall not be demolished more than one floor below the floor being demolished **OR AS APPROVED BY THE FIRE DEPARTMENT.**

Section 3311.4 is amended to read as follows:

3311.4 Water supply. Water supply for fire protection, either temporary or permanent shall be made available as soon as combustible material accumulates **REQUIRED BY THE FIRE DEPARTMENT.**

Section 3401.3 is amended to read as follows:

3401.3 Compliance with other codes. Alterations, repairs, additions and changes of occupancy to existing structures shall comply with the provisions for alterations, repairs, additions and changes of occupancy in the *International Fire Code, International Fuel Gas Code, International Plumbing Code, ~~International Property Maintenance Code, International Private Sewage Disposal Code,~~ GUIDELINES ON INDIVIDUAL SEWAGE DISPOSAL SYSTEMS AS PUBLISHED BY THE COLORADO DEPARTMENT OF HEALTH, WATER QUALITY CONTROL DIVISION, International Mechanical Code, International Residential Code* and ~~ICC Electrical Code~~.

Section 3409.2 is amended to read as follows:

3409.2 Applicability. Structures existing prior to [~~DATE TO BE INSERTED BY THE JURISDICTION~~] **APRIL 26, 1971** ~~Note: it is recommended that this date coincide with the effective date of building codes within the jurisdiction~~], in which there is work involving additions, alterations or changes of occupancy shall be made to conform to the requirements of this section or the provisions of Sections 3402 through 3406.

The provisions in Sections 3409.2.1 through 3409.2.5 shall apply to existing occupancies that will continue to be, or are proposed to be, in Groups A, B, E, F, M, R, S and U. These provisions shall not apply to buildings with occupancies in Group H or I.

Section 3409.3.2 is amended by deleting in its entirety.

~~**3409.3.2 Compliance with other codes.** Buildings that are evaluated in accordance with this section shall comply with the *International Fire Code* and *International Property Maintenance Code*.~~

Section 3409.4 is amended to read as follows:

3409.4 Investigation and evaluation. For proposed work covered by this section, the building owner shall cause the existing building to be investigated and evaluated in accordance with the provisions of this section **BY A DESIGN PROFESSIONAL LICENSED TO PRACTICE IN THE STATE OF COLORADO.**

EXCEPTION: GROUP R, DIVISION 3 AND GROUP U, DIVISION 1 OCCUPANCIES.

Section 3409.6 is amended to read as follows:

3409.6 Evaluation process. THE BUILDING OWNER SHALL CAUSE THE EXISTING BUILDING TO BE EVALUATED IN ACCORDANCE WITH THE PROVISIONS OF THIS SECTION BY A DESIGN PROFESSIONAL(S) LICENSED TO PRACTICE IN THE STATE OF COLORADO. The evaluation process specified herein shall be followed in its entirety to evaluate existing buildings. Table 3409.7 shall be utilized for tabulating the results of the evaluation. References to other sections of this code indicate that compliance with those sections is required in order to gain credit in the evaluation herein outlined. In applying this section to a building with mixed occupancies, where the separation between the mixed occupancies does not qualify for any category indicated in Section 3409.6.16, the score for each occupancy shall be determined and the lower score determined for each section of the evaluation process shall apply to the entire building.

Where the separation between the mixed occupancies qualifies for any category indicated in Section 3409.6.16, the score for each occupancy shall apply to each portion of the building based on the occupancy of the space.

EXCEPTION: GROUP R, DIVISION 3 AND GROUP U, DIVISION 1 OCCUPANCIES.

INTERNATIONAL MECHANICAL CODE AMENDMENTS

Section 101.1 is amended to read as follows:

101.1 Title. ~~These regulations~~ **THIS RESOLUTION** shall be known as the *Mechanical Code* of **GRAND COUNTY, COLORADO. THIS RESOLUTION SHALL BE KNOWN AS THE “MECHANICAL CODE”, MAY BE CITED AS SUCH, AND WILL BE REFERRED TO HEREIN AS “THIS CODE”. THIS CODE SHALL APPLY TO ALL OF THE UNINCORPORATED AREA OF GRAND COUNTY, COLORADO.**

Section 103.2 is amended to read as follows:

103.2 Appointment BUILDING OFFICIAL. ~~The code official shall be appointed by the chief appointing authority of the jurisdiction; and the code official shall not be removed from office except for cause and after full opportunity to be heard on specific and relevant charges by and before the~~

~~appointing authority.~~ **THE BUILDING OFFICIAL IS HEREBY AUTHORIZED AND DIRECTED TO ENFORCE ALL OF THE PROVISIONS OF THIS CODE; HOWEVER, A GUARANTEE THAT ALL BUILDINGS AND STRUCTURES HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH ALL OF THE PROVISIONS OF THIS CODE IS NEITHER INTENDED NOR IMPLIED.**

Section 103.4 is amended to read as follows:

103.4 Liability. **THE ADOPTION OF THIS CODE, AND ANY PREVIOUS CODES ADOPTED BY GRAND COUNTY, SHALL NOT BE DEEMED TO GIVE RISE TO A DUTY OF CARE ON THE PART OF ANY PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT, NOR SHALL THIS CODE OR ANY PREVIOUS CODES BE DEEMED TO CREATE ANY CIVIL REMEDY AGAINST A PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT.** The code official, officer or employee charged with the enforcement of this code, while acting for the jurisdiction, shall not thereby be rendered liable personally, and is hereby relieved from personal liability for any damages accruing to persons or property as a result of any act or by reason of an act or omission in the discharge of official duties. Any suit instituted against an officer or employee because of an act performed by that officer or employee in the lawful discharge of duties under the provisions of this code shall be defended by the legal representative of the jurisdiction until the final termination of the proceedings. The code official or any subordinate shall not be liable for cost in any action, suit or proceeding that is instituted in pursuance of the provisions of this code; and any officer of the department of mechanical inspection, acting in good faith and without malice, shall be free from liability for acts performed under any of its provisions or by reason of any act or omission in the performance of official duties in connection therewith.

Section 106.4.3 is amended to read as follows:

~~**106.4.3 Expiration.** Every permit issued by the code official under the provisions of this code shall expire by limitation and become null and void if the work authorized by such permit is not commenced within 180 days from the date of such permit, or if the work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of 180 days. Before such work recommences, a new permit shall be first obtained and the fee, therefore, shall be one half the amount required for a new permit for such work, provided no changes have been made or will be made in the original construction documents for such work, and provided further that such suspension or abandonment has not exceeded one year.~~ **EVERY PERMIT ISSUED BY THE BUILDING OFFICIAL UNDER THE PROVISIONS OF THIS CODE SHALL EXPIRE BY LIMITATION AND BECOME NULL AND VOID IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS NOT COMMENCED WITHIN 180 DAYS FROM THE DATE OF SUCH**

PERMIT, OR IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED AT ANY TIME AFTER THE WORK IS COMMENCED FOR A PERIOD OF 240 DAYS. BEFORE SUCH WORK CAN BE COMMENCED, A NEW PERMIT SHALL BE OBTAINED. THE FEE FOR A RE-ISSUED NEW PERMIT SHALL BE ONE-HALF THE AMOUNT REQUIRED FOR A NEW PERMIT FOR SUCH WORK, PROVIDED NO CHANGES HAVE BEEN MADE OR WILL BE MADE IN THE ORIGINAL PLANS AND SPECIFICATIONS FOR SUCH WORK, AND FURTHER PROVIDED THAT SUCH SUSPENSION OR ABANDONMENT HAS NOT EXCEEDED ONE YEAR. CHANGES IN PLANS AND SPECIFICATIONS SHALL REQUIRE AN ADDITIONAL PERMIT FEE AND PLAN REVIEW FEE AS DESCRIBED IN SECTION R106 AND SECTION R108. ANY NULLIFIED PERMIT WHERE THE SUSPENSION OR ABANDONMENTS HAVE EXCEEDED ONE YEAR WILL REQUIRE THE PERMITTEE TO PAY A NEW PERMIT FEE PLUS PLAN REVIEW FEE.

ANY PERSON HOLDING AN UNEXPIRED AND VALID PERMIT MAY APPLY FOR AN EXTENSION OF TIME TO COMMENCE WORK, RETURN TO WORK OR COMPLETE WORK UNDER THAT PERMIT BY SUBMITTING A WRITTEN REQUEST DESCRIBING GOOD AND SATISFACTORY REASON FOR SUCH EXTENSION. THIS REQUEST SHALL BE RECEIVED PRIOR TO THE DATE ON WHICH THE ORIGINAL PERMIT EXPIRES OR BECOMES NULL AND VOID. AN EXTENDED PERMIT IS VALID FOR 18 MONTHS FROM THE DATE OF THE EXTENSION, DOES NOT REQUIRE COMPLIANCE WITH CODES ADOPTED SINCE THE ORIGINAL PERMIT WAS ISSUED, AND DOES NOT REQUIRE PAYMENT OF NEW FEES. NO PERMIT SHALL BE EXTENDED MORE THAN TWICE.

WHEN A PERMIT HAS EXPIRED OR BEEN NULLIFIED AND A NEW ADDITION OF THE BUILDING CODE HAS BEEN ADOPTED, THE ORIGINAL PLANS SHALL BE REVIEWED AND REQUIRED TO COMPLY WITH THE CURRENT CODE. THE PERMITTEE SHALL PAY A NEW PLAN REVIEW FEE BASED ON THE CURRENT PROJECTED VALUATION.

Section 106.5.2 is amended to read as follows:

106.5.2 Fee schedule. The fees for mechanical work shall be ~~as indicated in the following schedule~~ **IN ACCORDANCE WITH THE GRAND COUNTY TABLE 1-A BUILDING PERMIT FEE SCHEDULE.**

Section 106.5.3 is amended to read as follows:

106.5.3 Fee refunds. The code **BUILDING** official shall authorize the refunding of fees as follows:

1. ~~The full amount of any fee paid hereunder which was erroneously paid or collected.~~
2. ~~Not more than [SPECIFY PERCENTAGE] percent of the permit fee paid when no work has been done under a permit issued in accordance with this code.~~
3. ~~Not more than [SPECIFY PERCENTAGE] percent of the plan review fee paid when an applicant for a permit for which a plan review fee has been paid is withdrawn or canceled before any plan review effort has been expended.~~

~~The code official shall not authorize the refunding of any fee paid, except upon written application filed by the original permittee not later than 180 days after the date of fee payment.~~

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. THE DEPOSIT PAID FOR A PERMIT APPLICATION IS NON-REFUNDABLE. THE BUILDING OFFICIAL SHALL NOT AUTHORIZE REFUNDING OF ANY FEE PAID EXCEPT ON WRITTEN APPLICATION FILED BY THE ORIGINAL PERMITTEE NOT LATER THAN 180 DAYS AFTER THE DATE OF FEE PAYMENT.

Section 107.1 is amended to read as follows:

107.1 Required inspections and testing. ~~The code official, upon notification from the permit holder or the permit holder's agent, shall make the following inspections and other such inspections as necessary, and shall either release that portion of the construction or shall notify the permit holder or the permit holder's agent of violations that must be corrected. The holder of the permit shall be responsible for the scheduling of such inspections.~~ **IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR TO KNOW THAT THE BUILDING OR STRUCTURE HAS A VALID PERMIT AND TO NOTIFY THE BUILDING DEPARTMENT WHEN WORK IS READY FOR INSPECTION. UPON CONVICTION, A FINE WILL BE ASSESSED TO THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR IF WORK IS BEING DONE WITHOUT A PERMIT AND THE INSPECTION IS NOT REQUESTED PER SECTION 107. IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE**

OWNER, CONTRACTOR OR SUBCONTRACTOR REQUESTING ANY INSPECTIONS REQUIRED BY THIS CODE TO PROVIDE ACCESS AND MEANS FOR INSPECTION OF SUCH WORK. ALL INSPECTIONS REQUESTED PRIOR TO 3:00 P.M. WILL BE PERFORMED THE FOLLOWING WORKING DAY. SUCH REQUEST FOR INSPECTION MAY BE IN WRITING OR BY CALLING THE 24 HOUR AUTOMATED TELEPHONE ANSWERING SYSTEM.

1. Underground inspection shall be made after trenches or ditches are excavated and bedded, piping installed, and before backfill is put in place. When excavated soil contains rocks, broken concrete, frozen chunks and other rubble that would damage or break the piping or cause corrosive action, clean backfill shall be on the job site.
2. Rough-in inspection shall be made after the roof, framing, fireblocking and bracing are in place and all ducting and other components to be concealed are complete, and prior to the installation of wall or ceiling membranes.
3. Final inspection shall be made upon completion of the mechanical system.

Exception: Ground-source heat pump loop systems tested in accordance with Section 1208.1.1 shall be permitted to be backfilled prior to inspection.

The requirements of this section shall not be considered to prohibit the operation of any heating equipment or appliances installed to replace existing heating equipment or appliances serving an occupied portion of a structure provided that a request for inspection of such heating equipment or appliances has been filed with the department not more than 48 hours after such replacement work is completed, and before any portion of such equipment or appliances is concealed by any permanent portion of the structure.

Section 107.1 is amended by adding a new subsection to read as follows:

107.1.1.1 Reinspections. A REINSPECTION FEE MAY BE ASSESSED FOR EACH INSPECTION OR REINSPECTION WHEN SUCH PORTION OF WORK FOR WHICH INSPECTION IS CALLED IS NOT COMPLETE OR WHEN CORRECTIONS CALLED FOR ARE NOT MADE. REINSPECTION FEES MAY BE ASSESSED WHEN THE INSPECTION RECORD CARD IS NOT POSTED OR OTHERWISE AVAILABLE ON THE WORK SITE, THE APPROVED PLANS ARE NOT READILY AVAILABLE TO THE INSPECTOR, FOR FAILING TO PROVIDE ACCESS ON THE DATE FOR WHICH THE INSPECTION IS REQUESTED OR DEVIATING FROM THE APPROVED PLANS. IN INSTANCES WHERE REINSPECTION FEES HAVE BEEN ASSESSED, NO ADDITIONAL INSPECTION OF THE WORK WILL BE

PERFORMED UNTIL THE REINSPECTION FEE HAS BEEN RECEIVED BY THE BUILDING DEPARTMENT.

Section 108.1 is amended to read as follows:

108.1 Unlawful acts. ~~It shall be unlawful for a person, firm or corporation to erect, construct, alter, repair, remove, demolish or utilize a mechanical system, or cause same to be done, in conflict with or in violation of any of the provisions of this code.~~ **ANY PERSON AS DEFINED HEREIN (SECTION 202) WHO ERECTS, CONSTRUCTS, RECONSTRUCTS, REMODELS, ENLARGES, ALTERS, REPAIRS, MOVES, IMPROVES, CONVERTS, DEMOLISHES, EQUIPS, USES, OCCUPIES, OR MAINTAINS ANY BUILDING OR STRUCTURE, OR ANY PART OF A BUILDING OR STRUCTURE, IN THE UNINCORPORATED AREA OF GRAND COUNTY OR CAUSES THE SAME TO BE DONE, CONTRARY TO OR IN VIOLATION OF ANY PROVISIONS OF THIS CODE, OR ANY PROVISIONS OF PART 2, ARTICLE 28, TITLE 30, C.R.S., 1973, AS AMENDED SHALL BE DEEMED GUILTY OF A MISDEMEANOR, AND UPON CONVICTION THEREOF, SHALL BE FINED NOT MORE THAN \$100.00, OR BY IMPRISONMENT IN THE COUNTY JAIL FOR NOT MORE THAN TEN DAYS, OR BOTH BY SUCH FINE AND IMPRISONMENT. EACH AND EVERY DAY DURING WHICH SUCH ILLEGAL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE CONTINUES SHALL BE DEEMED A SEPARATE OFFENSE. IN CASE ANY BUILDING OR STRUCTURE IS OR IS PROPOSED TO BE ERECTED, CONSTRUCTED, RECONSTRUCTED, ENLARGED, ALTERED, REPAIRED, MOVED, IMPROVED, CONVERTED, DEMOLISHED, MAINTAINED OR USED IN VIOLATION OF THIS CODE OR OF ANY PROVISION OF PART 2, ARTICLE 28, TITLE 30, C.R.S., AS AMENDED, THE DISTRICT ATTORNEY OF THE DISTRICT, THE BOARD OF COUNTY COMMISSIONERS OF GRAND COUNTY, OR ANY OWNER OF REAL ESTATE WITHIN THE AREA SUBJECT TO THIS CODE, IN ADDITION TO OTHER REMEDIES PROVIDED BY LAW, MAY INSTITUTE AN APPROPRIATE ACTION FOR INJUNCTION, MANDAMUS OR ABATEMENT TO PREVENT, ENJOIN, ABATE, OR REMOVE SUCH UNLAWFUL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE.**

Section 108.4 is hereby repealed in its entirety.

~~**108.4 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 or repair mechanical work in violation of the approved construction documents or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a [SPECIFY OFFENSE], punishable by a fine of not more than [AMOUNT] dollars or by imprisonment not exceeding [NUMBER OF DAYS], or both such fine and imprisonment. Each day that a violation continues after due notice has been served shall be deemed a separate offense.~~

Section 109 is hereby repealed in its entirety and reenacted to read as follows:

SECTION 109 BOARD OF APPEALS

109.1 General. IN ORDER TO HEAR AND DECIDE APPEALS OF ORDERS, DECISIONS OR DETERMINATIONS MADE BY THE BUILDING OFFICIAL RELATIVE TO THE APPLICATION AND INTERPRETATION OF THIS CODE, THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS. THE BOARD OF APPEALS SHALL BE APPOINTED BY THE GOVERNING BODY AND SHALL HOLD OFFICE AT ITS PLEASURE. THE BOARD SHALL ADOPT RULES OF PROCEDURE FOR CONDUCTING ITS BUSINESS.

109.2 Limitations on authority. 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 AN EQUALLY GOOD OR BETTER FORM OF CONSTRUCTION IS PROPOSED. THE BOARD OF APPEALS SHALL HAVE NO AUTHORITY RELATIVE TO THE INTERPRETATION OF THE ADMINISTRATIVE PROVISIONS OF THIS CODE NOR SHALL THE BOARD BE EMPOWERED TO WAIVE REQUIREMENTS OF THIS CODE.

109.3 Qualifications. THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS, WHICH SHALL BE KNOWN AS THE BOARD OF REVIEW, CONSISTING OF FIVE MEMBERS WHO ARE QUALIFIED BY EXPERIENCE AND TRAINING TO PASS UPON MATTERS PERTAINING TO BUILDING CONSTRUCTION.

THE BUILDING OFFICIAL SHALL BE AN EX-OFFICIO MEMBER AND SHALL ACT AS SECRETARY OF THE BOARD. THE BOARD OF REVIEW SHALL BE APPOINTED AND THEIR TERM OF OFFICE SHALL BE SET BY THE BOARD OF COUNTY COMMISSIONERS OF WHICH AT LEAST A TERM OF ONE MEMBER SHALL EXPIRE EACH YEAR. ANY MEMBER OF THE BOARD MAY BE REMOVED FOR

CAUSE BY THE BOARD OF COUNTY COMMISSIONERS UPON WRITTEN CHARGES AND AFTER A PUBLIC HEARING. VACANCIES SHALL BE FILLED FOR THE UNEXPIRED TERM IN THE SAME MANNER AS IN THE CASE OF ORIGINAL APPOINTMENTS.

THE BOARD OF APPEALS SHALL HAVE JURISDICTION TO DECIDE ANY APPEAL FROM THE BUILDING OFFICIAL IF THE DECISION OF THE BUILDING OFFICIAL CONCERNS SUITABLE OR ALTERNATIVE MATERIALS, METHODS OF CONSTRUCTION, OR A REASONABLE INTERPRETATION OF THE CODE. BOARD OF APPEALS SHALL NOT HEAR APPEALS WITH REGARD TO LIFE-SAFETY ITEMS.

THE FIRST ORDER OF BUSINESS AT ANY HEARING AT THE BOARD OF APPEALS SHALL BE TO DETERMINE IF IT HAS JURISDICTION TO HEAR THE APPEAL.

ANY APPEAL TO THE BOARD OF APPEALS SHALL BE PRECEDED BY A WRITTEN APPEAL TO THE BUILDING OFFICIAL, WHO SHALL REPLY IN WRITING. THE DECISION OF THE BUILDING OFFICIAL MAY BE APPEALED TO THE BOARD OF APPEALS BY SERVING UPON THE SECRETARY OF THE BOARD OF APPEALS, WITHIN TEN DAYS FROM THE DATE OF THE DECISION OF THE BUILDING OFFICIAL, A NOTICE OF APPEAL TO THE BUILDING OFFICIAL AND A COPY OF THE BUILDING OFFICIAL'S DECISION. A NOTICE OF APPEAL SHALL BE ACCOMPANIED BY A FEE OF \$250.00.

Section 202 is amended by adding the following definition within the alphabetical order of the existing definitions.

FIRE DEPARTMENT. The chief officer of East Grand, Granby, Grand Lake, Hot Sulphur Springs and Kremmling fire protection districts, or the chief officer's authorized representative.

PERSON. A natural person or any individual, partnership, corporation, association, company or other public or corporate body, including the federal government, and includes any political subdivision, agency, **INSTRUMENTALITY**, or corporation of the state or the United States government. Singular includes plural, male includes female.

Section 509.1 is amended to read as follows:

509.1 Where required. Commercial food heat-producing appliances required by Section 507.2.1 to have a Type I hood shall be provided with an approved automatic fire suppression system complying with the *International Building Code* and the *International Fire Code*. **ALL FIRE SUPPRESSION SYSTEMS**

REQUIRED BY THIS CODE SHALL BE INSPECTED AND APPROVED BY A SPECIAL INSPECTOR. THE SPECIAL INSPECTOR SHALL BE AN AUTHORIZED REPRESENTATIVE OF THE FIRE DEPARTMENT OR ANOTHER QUALIFIED INDIVIDUAL WITH PRIOR APPROVAL OF THE BUILDING OFFICIAL. APPROVALS OF SPECIAL INSPECTORS AND INSPECTIONS, APPROVALS AND REPORTS BY SPECIAL INSPECTORS SHALL BE IN ACCORDANCE WITH CHAPTER 17 OF THE *INTERNATIONAL BUILDING CODE*.

Section 703 is amended by adding a new section and subsections to read as follows:

703.2 All air from the outdoors for gas-fired appliances. WHERE APPROVED, THIS SECTION SHALL BE AN ALTERNATIVE TO THE PROVISIONS OF SECTION 703.1 AND SHALL APPLY TO GAS-FIRED APPLIANCES ONLY. WHERE ALL COMBUSTION AND DILUTION AIR FOR GAS-FIRED APPLIANCES IS TO BE PROVIDED BY OUTDOOR AIR, THE REQUIRED COMBUSTION AND DILUTION AIR SHALL BE OBTAINED BY OPENING THE ROOM OR ENCLOSURE TO THE OUTDOORS. THE OPENINGS CONNECTING THE ROOM OR ENCLOSURE TO THE OUTDOOR AIR AND THE APPLIANCE INSTALLATIONS SHALL COMPLY WITH SECTIONS 703.2.1 THROUGH 703.2.3.

703.2.1 Number and location of openings. ONE OPENING SHALL BE PROVIDED AND LOCATED WITHIN 12 INCHES OF THE CEILING OF THE ROOM OR ENCLOSURE.

703.2.2 Size and configuration of the opening. THE OPENING SHALL DIRECTLY CONNECT TO THE OUTDOORS OR SHALL CONNECT BY MEANS OF VERTICAL OR HORIZONTAL DUCTS. THE NET FREE AREA OF THE OPENING CALCULATED IN ACCORDANCE WITH SECTION 709 SHALL BE A MINIMUM OF 1 SQUARE INCH PER 3,000 Btu/h OF INPUT RATING OF THE GAS-FIRED APPLIANCE DRAWING COMBUSTION AND DILUTION AIR FROM THE ROOM OR ENCLOSURE AND NOT LESS THAN THE CROSS-SECTIONAL FLOW AREA OF THE APPLIANCE VENT. THE CROSS-SECTIONAL AREA OF THE DUCT SHALL BE EQUAL TO OR GREATER THAN THE REQUIRED SIZE OF THE OPENING.

703.2.3 Appliance installation clearance. THE APPLIANCE SHALL HAVE A MINIMUM CLEARANCE TO THE SURFACES OF THE ROOM OR ENCLOSURE OF 1 INCH AT THE SIDES AND BACK OF THE APPLIANCE AND 6 INCHES AT THE FRONT OF THE APPLIANCE.

Section 805 is amended by adding a new section to read as follows:

805.7 Chimney enclosure. FACTORY-BUILT CHIMNEYS SHALL BE ENCLOSED WITHIN A CONTINUOUS ENCLOSURE PROTECTED ON THE INTERIOR (CHIMNEY) SIDE BY NOT LESS THAN 5/8 INCH TYPE-X GYPSUM WALLBOARD. JOINTS AND FASTENERS SHALL BE TAPED AND FINISHED.

EXCEPTION: THE PORTION OF THE CHIMNEY LOCATED IN THE SAME ROOM AS THE APPLIANCE AND THE PORTION OF THE CHIMNEY ABOVE THE FINISHED ROOF IS NOT REQUIRED TO BE ENCLOSED.

FACTORY-BUILT CHIMNEYS SHALL BE EFFECTIVELY FIREBLOCKED WITHIN SUCH ENCLOSURE AT EACH FLOOR-CEILING LEVEL AND AT THE ROOF. THE VERTICAL DISTANCE BETWEEN ADJACENT FIREBLOCKING SHALL NOT EXCEED 10 FEET.

Section 903.3 is amended to read as follows:

903.3 Unvented gas log heater. ~~An unvented gas log heater shall not be installed in a factory built fireplace unless the fireplace system has been specifically tested, listed and labeled for such use in accordance with UL 127.~~
UNVENTED GAS LOG HEATERS ARE PROHIBITED.

INTERNATIONAL PLUMBING CODE AMENDMENTS

Section 101.1 is amended to read as follows:

101.1 Title. ~~These regulations~~ **THIS RESOLUTION** shall be known as the *Plumbing Code* of **GRAND COUNTY, COLORADO. THIS RESOLUTION SHALL BE KNOWN AS THE “PLUMBING CODE”, MAY BE CITED AS SUCH, AND WILL BE REFERRED TO HEREIN AS “THIS CODE”.** **THIS CODE SHALL APPLY TO ALL OF THE UNINCORPORATED AREA OF GRAND COUNTY, COLORADO.**

Section 101.3 is amended to read as follows:

101.3 Intent. The purpose of this code is to provide minimum standards to safeguard life or limb, health, property and public welfare by regulating and controlling the design, construction, installation, quality of materials, location, operation and maintenance or use of plumbing equipment and systems. **THE INTENT OF THIS CODE IS TO MEET OR EXCEED THE REQUIREMENTS OF THE STATE OF COLORADO PLUMBING CODE. WHEN TECHNICAL REQUIREMENTS, SPECIFICATIONS OR STANDARDS IN THE COLORADO PLUMBING CODE CONFLICT WITH THIS CODE, THE MORE RESTRICTIVE SHALL APPLY.**

Section 103.2 is amended to read as follows:

103.2 Appointment BUILDING OFFICIAL. ~~The code official shall be appointed by the chief appointing authority of the jurisdiction; and the code official shall not be removed from office except for cause and after full opportunity to be heard on specific and relevant charges by and before the appointing authority.~~ **THE BUILDING OFFICIAL IS HEREBY AUTHORIZED AND DIRECTED TO ENFORCE ALL OF THE PROVISIONS OF THIS CODE; HOWEVER, A GUARANTEE THAT ALL BUILDINGS AND STRUCTURES HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH ALL OF THE PROVISIONS OF THIS CODE IS NEITHER INTENDED NOR IMPLIED.**

Section 103.5 is amended to read as follows:

103.5 Liability. THE ADOPTION OF THIS CODE, AND ANY PREVIOUS CODES ADOPTED BY GRAND COUNTY, SHALL NOT BE DEEMED TO GIVE RISE TO A DUTY OF CARE ON THE PART OF ANY PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT, NOR SHALL THIS CODE OR ANY PREVIOUS CODES BE DEEMED TO CREATE ANY CIVIL REMEDY AGAINST A PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT. The code official, officer or employee charged with the enforcement of this code, while acting for the jurisdiction, shall not thereby be rendered liable personally, and is hereby relieved from personal liability for any damages accruing to persons or property as a result of any act or by reason of an act or omission in the discharge of official duties. Any suit instituted against an officer or employee because of an act performed by that officer or employee in the lawful discharge of duties under the provisions of this code shall be defended by the legal representative of the jurisdiction until the final termination of the proceedings. The code official or any subordinate shall not be liable for cost in any action, suit or proceeding that is instituted in pursuance of the provisions of this code; and any officer of the department of mechanical inspection, acting in good faith and without malice, shall be free from liability for acts performed under any of its provisions or by reason of any act or omission in the performance of official duties in connection therewith.

Section 106.5.3 is amended to read as follows:

106.5.3 Expiration. ~~Every permit issued by the code official under the provisions of this code shall expire by limitation and become null and void if the work authorized by such permit is not commenced within 180 days from the date of such permit, or if the work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of 180 days. Before such work recommences, a new permit shall be first obtained and the fee, therefore, shall be one half the amount required for a new permit for such work, provided no changes have been made or will be made in the original construction documents for such work, and provided further that such suspension or abandonment has not exceeded one year.~~ **EVERY PERMIT ISSUED BY THE BUILDING OFFICIAL UNDER THE PROVISIONS OF THIS CODE SHALL EXPIRE BY LIMITATION AND BECOME NULL AND VOID IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS NOT COMMENCED WITHIN 180 DAYS FROM THE DATE OF SUCH PERMIT, OR IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED AT ANY TIME AFTER THE WORK IS COMMENCED FOR A PERIOD OF 240 DAYS. BEFORE SUCH WORK CAN BE COMMENCED, A NEW PERMIT SHALL BE OBTAINED. THE FEE FOR A RE-ISSUED NEW PERMIT SHALL BE ONE-HALF THE AMOUNT REQUIRED FOR A NEW PERMIT FOR SUCH WORK, PROVIDED NO CHANGES HAVE BEEN MADE OR WILL BE MADE IN THE ORIGINAL PLANS AND SPECIFICATIONS FOR SUCH WORK, AND FURTHER PROVIDED THAT SUCH SUSPENSION OR ABANDONMENT HAS NOT EXCEEDED ONE YEAR. CHANGES IN PLANS AND SPECIFICATIONS SHALL REQUIRE AN ADDITIONAL PERMIT FEE AND PLAN REVIEW FEE AS DESCRIBED IN SECTION R106 AND SECTION R108. ANY NULLIFIED PERMIT WHERE THE SUSPENSION OR ABANDONMENTS HAVE EXCEEDED ONE YEAR WILL REQUIRE THE PERMITTEE TO PAY A NEW PERMIT FEE PLUS PLAN REVIEW FEE.**

ANY PERSON HOLDING AN UNEXPIRED AND VALID PERMIT MAY APPLY FOR AN EXTENSION OF TIME TO COMMENCE WORK, RETURN TO WORK OR COMPLETE WORK UNDER THAT PERMIT BY SUBMITTING A WRITTEN REQUEST DESCRIBING GOOD AND SATISFACTORY REASON FOR SUCH EXTENSION. THIS REQUEST SHALL BE RECEIVED PRIOR TO THE DATE ON WHICH THE ORIGINAL PERMIT EXPIRES OR BECOMES NULL AND VOID. AN EXTENDED PERMIT IS VALID FOR 18 MONTHS FROM THE DATE OF THE EXTENSION, DOES NOT REQUIRE COMPLIANCE WITH CODES ADOPTED SINCE THE ORIGINAL PERMIT WAS ISSUED, AND DOES NOT REQUIRE PAYMENT OF NEW FEES. NO PERMIT SHALL BE EXTENDED MORE THAN TWICE.

WHEN A PERMIT HAS EXPIRED OR BEEN NULLIFIED AND A NEW ADDITION OF THE BUILDING CODE HAS BEEN ADOPTED, THE ORIGINAL PLANS SHALL BE REVIEWED AND REQUIRED TO COMPLY WITH THE CURRENT CODE. THE PERMITTEE SHALL PAY A NEW PLAN REVIEW FEE BASED ON THE CURRENT PROJECTED VALUATION.

Section 106.6.2 is amended to read as follows:

106.6.2 Fee schedule. The fees for plumbing work shall be as indicated in the following schedule **IN ACCORDANCE WITH THE GRAND COUNTY TABLE 1-A BUILDING PERMIT FEE SCHEDULE.**

Section 106.6.3 is amended to read as follows:

106.6.3 Fee refunds. The code **BUILDING** official shall authorize the refunding of fees as follows:

- ~~1. The full amount of any fee paid hereunder which was erroneously paid or collected.~~
- ~~2. Not more than [SPECIFY PERCENTAGE] percent of the permit fee paid when no work has been done under a permit issued in accordance with this code.~~
- ~~3. Not more than [SPECIFY PERCENTAGE] percent of the plan review fee paid when an applicant for a permit for which a plan review fee has been paid is withdrawn or canceled before any plan review effort has been expended.~~

~~The code official shall not authorize the refunding of any fee paid, except upon written application filed by the original permittee not later than 180 days after the date of fee payment.~~

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. THE DEPOSIT PAID FOR A PERMIT APPLICATION IS NON-REFUNDABLE. THE BUILDING OFFICIAL SHALL NOT AUTHORIZE REFUNDING OF ANY FEE PAID EXCEPT ON WRITTEN APPLICATION FILED BY THE ORIGINAL PERMITTEE NOT LATER THAN 180 DAYS AFTER THE DATE OF FEE PAYMENT.

Section 107.1 is amended to read as follows:

107.1 Required inspections and testing. ~~The code official, upon notification from the permit holder or the permit holder's agent, shall make the following inspections and other such inspections as necessary, and shall either release that portion of the construction or shall notify the permit holder or the permit holder's agent of violations that must be corrected. The holder of the permit shall be responsible for the scheduling of such inspections.~~ **IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR TO KNOW THAT THE BUILDING OR STRUCTURE HAS A VALID PERMIT AND TO NOTIFY THE BUILDING DEPARTMENT WHEN WORK IS READY FOR INSPECTION. UPON CONVICTION, A FINE WILL BE ASSESSED TO THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR IF WORK IS BEING DONE WITHOUT A PERMIT AND THE INSPECTION IS NOT REQUESTED PER SECTION 107. IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR REQUESTING ANY INSPECTIONS REQUIRED BY THIS CODE TO PROVIDE ACCESS AND MEANS FOR INSPECTION OF SUCH WORK. ALL INSPECTIONS REQUESTED PRIOR TO 3:00 P.M. WILL BE PERFORMED THE FOLLOWING WORKING DAY. SUCH REQUEST FOR INSPECTION MAY BE IN WRITING OR BY CALLING THE 24 HOUR AUTOMATED TELEPHONE ANSWERING SYSTEM.**

1. Underground inspection shall be made after trenches or ditches are excavated and bedded, piping installed, and before backfill is put in place. When excavated soil contains rocks, broken concrete, frozen chunks and other rubble that would damage or break the piping or cause corrosive action, clean backfill shall be on the job site.
2. Rough-in inspection shall be made after the roof, framing, fireblocking, firestopping, draftstopping and bracing is in place and all sanitary, storm and water distribution piping is roughed-in, and prior to the installation of wall or ceiling membranes.
3. Final inspection shall be made after the building is complete, all plumbing fixtures are in place and properly connected, and the structure is ready for occupancy.

Section 107.1 is amended by adding a new subsection to read as follows:

107.1.1.1 Reinspections. A REINSPECTION FEE MAY BE ASSESSED FOR EACH INSPECTION OR REINSPECTION WHEN SUCH PORTION OF WORK FOR WHICH INSPECTION IS CALLED IS NOT COMPLETE OR WHEN CORRECTIONS CALLED FOR ARE NOT MADE. REINSPECTION FEES MAY BE ASSESSED WHEN THE INSPECTION RECORD CARD IS NOT POSTED OR OTHERWISE AVAILABLE ON

THE WORK SITE, THE APPROVED PLANS ARE NOT READILY AVAILABLE TO THE INSPECTOR, FOR FAILING TO PROVIDE ACCESS ON THE DATE FOR WHICH THE INSPECTION IS REQUESTED OR DEVIATING FROM THE APPROVED PLANS. IN INSTANCES WHERE REINSPECTION FEES HAVE BEEN ASSESSED, NO ADDITIONAL INSPECTION OF THE WORK WILL BE PERFORMED UNTIL THE REINSPECTION FEE HAS BEEN RECEIVED BY THE BUILDING DEPARTMENT.

Section 108.1 is amended to read as follows:

108.1 Unlawful acts. ~~It shall be unlawful for any person, firm or corporation to erect, construct, alter, repair, remove, demolish or utilize any plumbing system, or cause same to be done, in conflict with or in violation of any of the provisions of this code.~~ **ANY PERSON AS DEFINED HEREIN (SECTION 202) WHO ERECTS, CONSTRUCTS, RECONSTRUCTS, REMODELS, ENLARGES, ALTERS, REPAIRS, MOVES, IMPROVES, CONVERTS, DEMOLISHES, EQUIPS, USES, OCCUPIES, OR MAINTAINS ANY BUILDING OR STRUCTURE, OR ANY PART OF A BUILDING OR STRUCTURE, IN THE UNINCORPORATED AREA OF GRAND COUNTY OR CAUSES THE SAME TO BE DONE, CONTRARY TO OR IN VIOLATION OF ANY PROVISIONS OF THIS CODE, OR ANY PROVISIONS OF PART 2, ARTICLE 28, TITLE 30, C.R.S., 1973, AS AMENDED SHALL BE DEEMED GUILTY OF A MISDEMEANOR, AND UPON CONVICTION THEREOF, SHALL BE FINED NOT MORE THAN \$100.00, OR BY IMPRISONMENT IN THE COUNTY JAIL FOR NOT MORE THAN TEN DAYS, OR BOTH BY SUCH FINE AND IMPRISONMENT. EACH AND EVERY DAY DURING WHICH SUCH ILLEGAL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE CONTINUES SHALL BE DEEMED A SEPARATE OFFENSE. IN CASE ANY BUILDING OR STRUCTURE IS OR IS PROPOSED TO BE ERECTED, CONSTRUCTED, RECONSTRUCTED, ENLARGED, ALTERED, REPAIRED, MOVED, IMPROVED, CONVERTED, DEMOLISHED, MAINTAINED OR USED IN VIOLATION OF THIS CODE OR OF ANY PROVISION OF PART 2, ARTICLE 28, TITLE 30, C.R.S., AS AMENDED, THE DISTRICT ATTORNEY OF THE DISTRICT, THE BOARD OF COUNTY COMMISSIONERS OF GRAND COUNTY, OR ANY OWNER OF REAL ESTATE WITHIN THE AREA SUBJECT TO THIS CODE, IN ADDITION TO OTHER REMEDIES PROVIDED BY LAW, MAY INSTITUTE AN APPROPRIATE ACTION FOR INJUNCTION, MANDAMUS OR ABATEMENT TO PREVENT, ENJOIN, ABATE, OR REMOVE SUCH UNLAWFUL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE**

OR USE.

Section 108.4 is hereby repealed in its entirety.

~~**108.4 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 or repair plumbing work in violation of the approved construction documents or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a [SPECIFY OFFENSE], punishable by a fine of not more than [AMOUNT] dollars or by imprisonment not exceeding [NUMBER OF DAYS], or both such fine and imprisonment. Each day that a violation continues after due notice has been served shall be deemed a separate offense.~~

Section 109 is hereby repealed in its entirety and reenacted to read as follows:

SECTION 109 BOARD OF APPEALS

109.1 General. IN ORDER TO HEAR AND DECIDE APPEALS OF ORDERS, DECISIONS OR DETERMINATIONS MADE BY THE BUILDING OFFICIAL RELATIVE TO THE APPLICATION AND INTERPRETATION OF THIS CODE, THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS. THE BOARD OF APPEALS SHALL BE APPOINTED BY THE GOVERNING BODY AND SHALL HOLD OFFICE AT ITS PLEASURE. THE BOARD SHALL ADOPT RULES OF PROCEDURE FOR CONDUCTING ITS BUSINESS.

109.2 Limitations on authority. 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 AN EQUALLY GOOD OR BETTER FORM OF CONSTRUCTION IS PROPOSED. THE BOARD OF APPEALS SHALL HAVE NO AUTHORITY RELATIVE TO THE INTERPRETATION OF THE ADMINISTRATIVE PROVISIONS OF THIS CODE NOR SHALL THE BOARD BE EMPOWERED TO WAIVE REQUIREMENTS OF THIS CODE.

109.3 Qualifications. THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS, WHICH SHALL BE KNOWN AS THE BOARD OF REVIEW, CONSISTING OF FIVE MEMBERS WHO ARE QUALIFIED BY EXPERIENCE AND TRAINING TO PASS UPON MATTERS PERTAINING TO BUILDING CONSTRUCTION.

THE BUILDING OFFICIAL SHALL BE AN EX-OFFICIO MEMBER AND SHALL ACT AS SECRETARY OF THE BOARD. THE BOARD OF REVIEW SHALL BE APPOINTED AND THEIR TERM OF OFFICE SHALL BE SET BY THE BOARD OF COUNTY COMMISSIONERS OF WHICH AT LEAST A TERM OF ONE MEMBER SHALL EXPIRE EACH YEAR. ANY MEMBER OF THE BOARD MAY BE REMOVED FOR CAUSE BY THE BOARD OF COUNTY COMMISSIONERS UPON WRITTEN CHARGES AND AFTER A PUBLIC HEARING. VACANCIES SHALL BE FILLED FOR THE UNEXPIRED TERM IN THE SAME MANNER AS IN THE CASE OF ORIGINAL APPOINTMENTS.

THE BOARD OF APPEALS SHALL HAVE JURISDICTION TO DECIDE ANY APPEAL FROM THE BUILDING OFFICIAL IF THE DECISION OF THE BUILDING OFFICIAL CONCERNS SUITABLE OR ALTERNATIVE MATERIALS, METHODS OF CONSTRUCTION, OR A REASONABLE INTERPRETATION OF THE CODE. BOARD OF APPEALS SHALL NOT HEAR APPEALS WITH REGARD TO LIFE-SAFETY ITEMS.

THE FIRST ORDER OF BUSINESS AT ANY HEARING AT THE BOARD OF APPEALS SHALL BE TO DETERMINE IF IT HAS JURISDICTION TO HEAR THE APPEAL.

ANY APPEAL TO THE BOARD OF APPEALS SHALL BE PRECEDED BY A WRITTEN APPEAL TO THE BUILDING OFFICIAL, WHO SHALL REPLY IN WRITING. THE DECISION OF THE BUILDING OFFICIAL MAY BE APPEALED TO THE BOARD OF APPEALS BY SERVING UPON THE SECRETARY OF THE BOARD OF APPEALS, WITHIN TEN DAYS FROM THE DATE OF THE DECISION OF THE BUILDING OFFICIAL, A NOTICE OF APPEAL TO THE BUILDING OFFICIAL AND A COPY OF THE BUILDING OFFICIAL'S DECISION. A NOTICE OF APPEAL SHALL BE ACCOMPANIED BY A FEE OF \$250.00.

Section 202 is amended by adding the following definition within the alphabetical order of the existing definitions.

FIRE DEPARTMENT. The chief officer of East Grand, Granby, Grand Lake, Hot Sulphur Springs and Kremmling fire protection districts, or the chief officer's authorized representative.

PERSON. A natural person or any individual, partnership, corporation, association, company or other public or corporate body, including the federal government, and includes any political subdivision, agency, **INSTRUMENTALITY**, or corporation of the state or the United States government. Singular includes plural, male includes female.

Section 305.6.1 is amended to read as follows:

305.6.1 Sewer depth. Building sewers that connect to private sewage disposal systems shall be a minimum of [21 ¼ INCHES] below finished grade at the point of septic tank connection. Building sewers shall be a minimum of [12 INCHES] below grade.

Section 309 is hereby deleted in its entirety.

SECTION 309 FLOODPROOFING

~~**309.1 General.** Plumbing systems and equipment in structures erected in areas prone to flooding shall be constructed in accordance with the requirements of this section and the *International Building Code*.~~

~~**309.1.1 Base flood elevation.** The base flood elevation shall be used to define areas prone to flooding and shall be established in accordance with the *International Building Code*.~~

~~**309.1.2 Flood hazard zones.** Areas which have been determined to be prone to flooding shall be classified as either flood hazard zones (A Zones) or high hazard zones (V Zones) in accordance with the *International Building Code*.~~

~~**309.2 Flood hazard.** The following systems and equipment located in a flood hazard zone (A Zone) or a high hazard zone (V Zone) shall be capable of resisting hydrostatic and hydrodynamic loads and stresses, including the effects of buoyancy, during the occurrence of flooding to the base flood elevation:~~

- ~~1. All water service pipes~~
- ~~2. Pump seals in individual water supply systems where the pump is located below the base flood elevation.~~
- ~~3. Covers on potable water wells shall be sealed, except where the top of the casing well or pipe sleeve is elevated to at least 1 foot above the base flood elevation.~~
- ~~4. All sanitary drainage piping.~~
- ~~5. All storm drainage piping.~~
- ~~6. Manhole covers shall be sealed, except where elevated to or above the base flood elevation.~~
- ~~7. All other plumbing piping systems and equipment.~~

Section 701.2 is amended to read as follows:

701.2 Sewer required. Every building in which plumbing fixtures are installed and all premises having drainage piping shall be connected to a public sewer, where available, or an approved private sewage disposal system in accordance with the *International Private Sewage Disposal Code*. **GUIDELINES ON**

**INDIVIDUAL SEWAGE DISPOSAL SYSTEMS AS PUBLISHED BY THE
COLORADO DEPARTMENT OF HEALTH, WATER QUALITY
CONTROL DIVISION.**

Section 904.1 is amended to read as follows:

904.1 Roof extension. All open vent pipes that extend through a roof shall be terminated at least [12 INCHES] 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 above the roof.

Section 1106.1 is amended 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 the 100-year hourly rainfall rate indicated in Figure 1106.1, or on other rainfall rates determined from approved local weather data **OF TWO INCHES PER HOUR.**

Section 1108.1 is amended to read as follows:

1108.1 Size of combined drains and sewers. COMBINATION DRAINS AND SEWERS. ~~The size of a combination sanitary and storm drain or sewer shall be computed in accordance with the method in Section 1106.3. The fixture units shall be converted into an equivalent projected roof or paved area. Where the total fixture load on the combined drain is less than or equal to 256 fixture units, the equivalent drainage area in horizontal projection shall be taken as 4,000 square feet. Where the total fixture load exceeds 256 fixture units, each additional fixture unit shall be considered the equivalent of 15.6 square feet of drainage area. These values are based on a rainfall rate of 1 inch per hour.~~
COMBINATION SANITARY AND STORM DRAINS OR SEWERS ARE PROHIBITED.

**INTERNATIONAL FUEL GAS CODE
AMENDMENTS**

Section 101.1 is amended to read as follows:

101.1 Title. ~~These regulations~~ **THIS RESOLUTION** shall be known as the *Fuel Gas Code* of **GRAND COUNTY, COLORADO. THIS RESOLUTION SHALL BE KNOWN AS THE “FUEL GAS CODE”, MAY BE CITED AS SUCH, AND WILL BE REFERRED TO HEREIN AS “THIS CODE”. THIS CODE SHALL APPLY TO ALL OF THE UNINCORPORATED AREA OF GRAND COUNTY, COLORADO.**

Section 103.2 is amended to read as follows:

103.2 Appointment BUILDING OFFICIAL. ~~The code official shall be appointed by the chief appointing authority of the jurisdiction; and the code official shall not be removed from office except for cause and after full opportunity to be heard on specific and relevant charges by and before the appointing authority.~~ **THE BUILDING OFFICIAL IS HEREBY AUTHORIZED AND DIRECTED TO ENFORCE ALL OF THE PROVISIONS OF THIS CODE; HOWEVER, A GUARANTEE THAT ALL BUILDINGS AND STRUCTURES HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH ALL OF THE PROVISIONS OF THIS CODE IS NEITHER INTENDED NOR IMPLIED.**

Section 103.4 is amended to read as follows:

103.4 Liability. THE ADOPTION OF THIS CODE, AND ANY PREVIOUS CODES ADOPTED BY GRAND COUNTY, SHALL NOT BE DEEMED TO GIVE RISE TO A DUTY OF CARE ON THE PART OF ANY PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT, NOR SHALL THIS CODE OR ANY PREVIOUS CODES BE DEEMED TO CREATE ANY CIVIL REMEDY AGAINST A PUBLIC ENTITY, PUBLIC EMPLOYEE OR AGENT. The code official, officer or employee charged with the enforcement of this code, while acting for the jurisdiction, shall not thereby be rendered liable personally, and is hereby relieved from personal liability for any damages accruing to persons or property as a result of any act or by reason of an act or omission in the discharge of official duties. Any suit instituted against an officer or employee because of an act performed by that officer or employee in the lawful discharge of duties under the provisions of this code shall be defended by the legal representative of the jurisdiction until the final termination of the proceedings. The code official or any subordinate shall not be liable for cost in any action, suit or proceeding that is instituted in pursuance of the provisions of this code; and any officer of the department of mechanical inspection, acting in good faith and without malice, shall be free from liability for acts performed under any of its provisions or by reason of any act or omission in the performance of official duties in connection therewith.

Section 106.4.3 is amended to read as follows:

106.4.3 Expiration. ~~Every permit issued by the code official under the provisions of this code shall expire by limitation and become null and void if the work authorized by such permit is not commenced within 180 days from the date of such permit, or if the work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of 180 days. Before such work recommences, a new permit shall be first obtained and the fee, therefore, shall be one half the amount required for a new permit for such work, provided no changes have been made or will be made in the original construction documents for such work, and provided further that such suspension or abandonment has not exceeded one year.~~ **EVERY PERMIT ISSUED BY THE BUILDING OFFICIAL UNDER THE PROVISIONS OF THIS CODE SHALL EXPIRE BY LIMITATION AND BECOME NULL AND VOID IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS NOT COMMENCED WITHIN 180 DAYS FROM THE DATE OF SUCH PERMIT, OR IF THE BUILDING OR WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED AT ANY TIME AFTER THE WORK IS COMMENCED FOR A PERIOD OF 240 DAYS. BEFORE SUCH WORK CAN BE COMMENCED, A NEW PERMIT SHALL BE OBTAINED. THE FEE FOR A RE-ISSUED NEW PERMIT SHALL BE ONE-HALF THE AMOUNT REQUIRED FOR A NEW PERMIT FOR SUCH WORK, PROVIDED NO CHANGES HAVE BEEN MADE OR WILL BE MADE IN THE ORIGINAL PLANS AND SPECIFICATIONS FOR SUCH WORK, AND FURTHER PROVIDED THAT SUCH SUSPENSION OR ABANDONMENT HAS NOT EXCEEDED ONE YEAR. CHANGES IN PLANS AND SPECIFICATIONS SHALL REQUIRE AN ADDITIONAL PERMIT FEE AND PLAN REVIEW FEE AS DESCRIBED IN SECTION R106 AND SECTION R108. ANY NULLIFIED PERMIT WHERE THE SUSPENSION OR ABANDONMENTS HAVE EXCEEDED ONE YEAR WILL REQUIRE THE PERMITTEE TO PAY A NEW PERMIT FEE PLUS PLAN REVIEW FEE.**

ANY PERSON HOLDING AN UNEXPIRED AND VALID PERMIT MAY APPLY FOR AN EXTENSION OF TIME TO COMMENCE WORK, RETURN TO WORK OR COMPLETE WORK UNDER THAT PERMIT BY SUBMITTING A WRITTEN REQUEST DESCRIBING GOOD AND SATISFACTORY REASON FOR SUCH EXTENSION. THIS REQUEST SHALL BE RECEIVED PRIOR TO THE DATE ON WHICH THE ORIGINAL PERMIT EXPIRES OR BECOMES NULL AND VOID. AN EXTENDED PERMIT IS VALID FOR 18 MONTHS FROM THE DATE OF THE EXTENSION, DOES NOT REQUIRE COMPLIANCE WITH CODES ADOPTED SINCE THE ORIGINAL PERMIT WAS ISSUED, AND DOES NOT REQUIRE PAYMENT OF NEW FEES. NO PERMIT SHALL BE EXTENDED MORE THAN TWICE.

WHEN A PERMIT HAS EXPIRED OR BEEN NULLIFIED AND A NEW ADDITION OF THE BUILDING CODE HAS BEEN ADOPTED, THE

ORIGINAL PLANS SHALL BE REVIEWED AND REQUIRED TO COMPLY WITH THE CURRENT CODE. THE PERMITTEE SHALL PAY A NEW PLAN REVIEW FEE BASED ON THE CURRENT PROJECTED VALUATION.

Section 106.5.2 is amended to read as follows:

106.5.2 Fee schedule. The fees for work shall be as indicated in the following schedule **IN ACCORDANCE WITH THE GRAND COUNTY TABLE 1-A BUILDING PERMIT FEE SCHEDULE.**

Section 106.5.3 is amended to read as follows:

106.5.3 Fee refunds. The code ~~code~~ **BUILDING** official shall authorize the refunding of fees as follows:

- ~~4. The full amount of any fee paid hereunder which was erroneously paid or collected.~~
- ~~5. Not more than [SPECIFY PERCENTAGE] percent of the permit fee paid when no work has been done under a permit issued in accordance with this code.~~
- ~~6. Not more than [SPECIFY PERCENTAGE] percent of the plan review fee paid when an applicant for a permit for which a plan review fee has been paid is withdrawn or canceled before any plan review effort has been expended.~~

~~The code official shall not authorize the refunding of any fee paid, except upon written application filed by the original permittee not later than 180 days after the date of fee payment.~~

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. THE DEPOSIT PAID FOR A PERMIT APPLICATION IS NON-REFUNDABLE. THE BUILDING OFFICIAL SHALL NOT AUTHORIZE REFUNDING OF ANY FEE PAID EXCEPT ON WRITTEN APPLICATION FILED BY THE ORIGINAL PERMITTEE NOT LATER THAN 180 DAYS AFTER THE DATE OF FEE PAYMENT.

Section 107.1 is amended to read as follows:

107.1 Required inspections and testing. ~~The code official, upon notification from the permit holder or the permit holder's agent, shall make the following inspections and other such inspections as necessary, and shall either release that~~

~~portion of the construction or shall notify the permit holder or the permit holder's agent of violations that must be corrected. The holder of the permit shall be responsible for the scheduling of such inspections.~~ **IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR TO KNOW THAT THE BUILDING OR STRUCTURE HAS A VALID PERMIT AND TO NOTIFY THE BUILDING DEPARTMENT WHEN WORK IS READY FOR INSPECTION. UPON CONVICTION, A FINE WILL BE ASSESSED TO THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR IF WORK IS BEING DONE WITHOUT A PERMIT AND THE INSPECTION IS NOT REQUESTED PER SECTION 107. IT SHALL BE THE DUTY OF THE PERSON DOING THE WORK, THE OWNER, CONTRACTOR OR SUBCONTRACTOR REQUESTING ANY INSPECTIONS REQUIRED BY THIS CODE TO PROVIDE ACCESS AND MEANS FOR INSPECTION OF SUCH WORK. ALL INSPECTIONS REQUESTED PRIOR TO 3:00 P.M. WILL BE PERFORMED THE FOLLOWING WORKING DAY. SUCH REQUEST FOR INSPECTION MAY BE IN WRITING OR BY CALLING THE 24 HOUR AUTOMATED TELEPHONE ANSWERING SYSTEM.**

1. Underground inspection shall be made after trenches or ditches are excavated and bedded, piping installed, and before backfill is put in place. When excavated soil contains rocks, broken concrete, frozen chunks and other rubble that would damage or break the piping or cause corrosive action, clean backfill shall be on the job site.
2. Rough-in inspection shall be made after the roof, framing, fireblocking and bracing are in place and components to be concealed are complete, and prior to the installation of wall or ceiling membranes.
3. Final inspection shall be made upon completion of the installation. The requirements of this section shall not be considered to prohibit the operation of any heating equipment installed to replace existing heating equipment serving an occupied portion of a structure in the event a request for inspection of such heating equipment has been filed with the department not more than 48 hours after replacement work is completed, and before any portion of such equipment is concealed by any permanent portion of the structure.

Section 107.1 is amended by adding a new subsection to read as follows:

107.1.1.1 Reinspections. A REINSPECTION FEE MAY BE ASSESSED FOR EACH INSPECTION OR REINSPECTION WHEN SUCH PORTION OF WORK FOR WHICH INSPECTION IS CALLED IS NOT COMPLETE OR WHEN CORRECTIONS CALLED FOR ARE NOT MADE. REINSPECTION FEES MAY BE ASSESSED WHEN THE INSPECTION

RECORD CARD IS NOT POSTED OR OTHERWISE AVAILABLE ON THE WORK SITE, THE APPROVED PLANS ARE NOT READILY AVAILABLE TO THE INSPECTOR, FOR FAILING TO PROVIDE ACCESS ON THE DATE FOR WHICH THE INSPECTION IS REQUESTED OR DEVIATING FROM THE APPROVED PLANS. IN INSTANCES WHERE REINSPECTION FEES HAVE BEEN ASSESSED, NO ADDITIONAL INSPECTION OF THE WORK WILL BE PERFORMED UNTIL THE REINSPECTION FEE HAS BEEN RECEIVED BY THE BUILDING DEPARTMENT.

Section 108.1 is amended to read as follows:

108.1 Unlawful acts. ~~It shall be unlawful for any person, firm or corporation to erect, construct, alter, repair, remove, demolish or utilize any plumbing system, or cause same to be done, in conflict with or in violation of any of the provisions of this code.~~ **ANY PERSON AS DEFINED HEREIN (SECTION 202) WHO ERECTS, CONSTRUCTS, RECONSTRUCTS, REMODELS, ENLARGES, ALTERS, REPAIRS, MOVES, IMPROVES, CONVERTS, DEMOLISHES, EQUIPS, USES, OCCUPIES, OR MAINTAINS ANY BUILDING OR STRUCTURE, OR ANY PART OF A BUILDING OR STRUCTURE, IN THE UNINCORPORATED AREA OF GRAND COUNTY OR CAUSES THE SAME TO BE DONE, CONTRARY TO OR IN VIOLATION OF ANY PROVISIONS OF THIS CODE, OR ANY PROVISIONS OF PART 2, ARTICLE 28, TITLE 30, C.R.S., 1973, AS AMENDED SHALL BE DEEMED GUILTY OF A MISDEMEANOR, AND UPON CONVICTION THEREOF, SHALL BE FINED NOT MORE THAN \$100.00, OR BY IMPRISONMENT IN THE COUNTY JAIL FOR NOT MORE THAN TEN DAYS, OR BOTH BY SUCH FINE AND IMPRISONMENT. EACH AND EVERY DAY DURING WHICH SUCH ILLEGAL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE, IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE OR USE CONTINUES SHALL BE DEEMED A SEPARATE OFFENSE. IN CASE ANY BUILDING OR STRUCTURE IS OR IS PROPOSED TO BE ERECTED, CONSTRUCTED, RECONSTRUCTED, ENLARGED, ALTERED, REPAIRED, MOVED, IMPROVED, CONVERTED, DEMOLISHED, MAINTAINED OR USED IN VIOLATION OF THIS CODE OR OF ANY PROVISION OF PART 2, ARTICLE 28, TITLE 30, C.R.S., AS AMENDED, THE DISTRICT ATTORNEY OF THE DISTRICT, THE BOARD OF COUNTY COMMISSIONERS OF GRAND COUNTY, OR ANY OWNER OF REAL ESTATE WITHIN THE AREA SUBJECT TO THIS CODE, IN ADDITION TO OTHER REMEDIES PROVIDED BY LAW, MAY INSTITUTE AN APPROPRIATE ACTION FOR INJUNCTION, MANDAMUS OR ABATEMENT TO PREVENT, ENJOIN, ABATE, OR REMOVE SUCH UNLAWFUL ERECTION, CONSTRUCTION, RECONSTRUCTION, REMODEL, ENLARGEMENT, ALTERATION, REPAIR, MOVE,**

**IMPROVEMENT, CONVERSION, DEMOLITION, MAINTENANCE
OR USE.**

Section 108.4 is hereby repealed in its entirety.

~~**108.4 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 or repair plumbing work in violation of the approved construction documents or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a [SPECIFY OFFENSE], punishable by a fine of not more than [AMOUNT] dollars or by imprisonment not exceeding [NUMBER OF DAYS], or both such fine and imprisonment. Each day that a violation continues after due notice has been served shall be deemed a separate offense.~~

Section 109 is hereby repealed in its entirety and reenacted to read as follows:

**SECTION 109
BOARD OF APPEALS**

109.1 General. IN ORDER TO HEAR AND DECIDE APPEALS OF ORDERS, DECISIONS OR DETERMINATIONS MADE BY THE BUILDING OFFICIAL RELATIVE TO THE APPLICATION AND INTERPRETATION OF THIS CODE, THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS. THE BOARD OF APPEALS SHALL BE APPOINTED BY THE GOVERNING BODY AND SHALL HOLD OFFICE AT ITS PLEASURE. THE BOARD SHALL ADOPT RULES OF PROCEDURE FOR CONDUCTING ITS BUSINESS.

109.2 Limitations on authority. 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 AN EQUALLY GOOD OR BETTER FORM OF CONSTRUCTION IS PROPOSED. THE BOARD OF APPEALS SHALL HAVE NO AUTHORITY RELATIVE TO THE INTERPRETATION OF THE ADMINISTRATIVE PROVISIONS OF THIS CODE NOR SHALL THE BOARD BE EMPOWERED TO WAIVE REQUIREMENTS OF THIS CODE.

109.3 Qualifications. THERE SHALL BE AND IS HEREBY CREATED A BOARD OF APPEALS, WHICH SHALL BE KNOWN AS THE BOARD OF REVIEW, CONSISTING OF FIVE MEMBERS WHO ARE QUALIFIED BY EXPERIENCE AND TRAINING TO PASS UPON MATTERS PERTAINING TO BUILDING CONSTRUCTION.

THE BUILDING OFFICIAL SHALL BE AN EX-OFFICIO MEMBER AND SHALL ACT AS SECRETARY OF THE BOARD. THE BOARD OF REVIEW SHALL BE APPOINTED AND THEIR TERM OF OFFICE SHALL BE SET BY THE BOARD OF COUNTY COMMISSIONERS OF WHICH AT LEAST A TERM OF ONE MEMBER SHALL EXPIRE EACH YEAR. ANY MEMBER OF THE BOARD MAY BE REMOVED FOR CAUSE BY THE BOARD OF COUNTY COMMISSIONERS UPON WRITTEN CHARGES AND AFTER A PUBLIC HEARING. VACANCIES SHALL BE FILLED FOR THE UNEXPIRED TERM IN THE SAME MANNER AS IN THE CASE OF ORIGINAL APPOINTMENTS.

THE BOARD OF APPEALS SHALL HAVE JURISDICTION TO DECIDE ANY APPEAL FROM THE BUILDING OFFICIAL IF THE DECISION OF THE BUILDING OFFICIAL CONCERNS SUITABLE OR ALTERNATIVE MATERIALS, METHODS OF CONSTRUCTION, OR A REASONABLE INTERPRETATION OF THE CODE. BOARD OF APPEALS SHALL NOT HEAR APPEALS WITH REGARD TO LIFE-SAFETY ITEMS.

THE FIRST ORDER OF BUSINESS AT ANY HEARING AT THE BOARD OF APPEALS SHALL BE TO DETERMINE IF IT HAS JURISDICTION TO HEAR THE APPEAL.

ANY APPEAL TO THE BOARD OF APPEALS SHALL BE PRECEDED BY A WRITTEN APPEAL TO THE BUILDING OFFICIAL, WHO SHALL REPLY IN WRITING. THE DECISION OF THE BUILDING OFFICIAL MAY BE APPEALED TO THE BOARD OF APPEALS BY SERVING UPON THE SECRETARY OF THE BOARD OF APPEALS, WITHIN TEN DAYS FROM THE DATE OF THE DECISION OF THE BUILDING OFFICIAL, A NOTICE OF APPEAL TO THE BUILDING OFFICIAL AND A COPY OF THE BUILDING OFFICIAL'S DECISION. A NOTICE OF APPEAL SHALL BE ACCOMPANIED BY A FEE OF \$250.00.

Section 202 is amended by adding the following definition within the alphabetical order of the existing definitions.

FIRE DEPARTMENT. The chief officer of East Grand, Granby, Grand Lake, Hot Sulphur Springs and Kremmling fire protection districts, or the chief officer's authorized representative.

PERSON. A natural person or any individual, partnership, corporation, association, company or other public or corporate body, including the federal government, and includes any political subdivision, agency, **INSTRUMENTALITY**, or corporation of the state or the United States government. Singular includes plural, male includes female.

Section 303.3 is amended to read as follows:

303.3 Prohibited locations. Appliances shall not be located in, or obtain combustion air from, any of the following rooms or spaces:

1. Sleeping rooms.
2. Bathrooms.
3. Toilet rooms.
4. Storage closets.
5. Surgical rooms.

Exceptions:

1. Direct-vent appliances that obtain all combustion air directly from the outdoors.
2. Vented room heaters, wall furnaces, vented decorative appliances and decorative appliances for installation in vented solid fuel-burning fireplaces, provided that the room is not a confined space and the building is not of unusually tight construction.
3. ~~A single wall mounted unvented room heater equipped with an oxygen depletion safety shutoff system and installed in a bathroom provided that the input rating does not exceed 6,000 Btu per hour and the bathroom is not a confined space.~~
4. ~~A single wall mounted unvented room heater equipped with an oxygen depletion safety shutoff system and installed in a bedroom provided that the input rating does not exceed 10,000 Btu per hour and the bedroom is not a confined space.~~
5. Appliances installed in a dedicated enclosure in which all combustion air is taken directly from the outdoors, in accordance with Section 304.11. Access to such enclosure shall be 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.

Section 406.4.1 is amended to read as follows:

406.4.1 Test pressure. The test pressure to be used shall be no less than 1-1/2 times the proposed maximum working pressure, but not less than ~~3~~ **10** psig irrespective of design pressure. Where the test pressure exceeds 125 psig, the test pressure shall not exceed a value that produces a hoop stress in the piping greater than 50 percent of the specified minimum yield strength of the pipe.

Section 501.8 is amended to read as follows:

501.8 Equipment not required to be vented. The following appliances shall not be required to be vented.

1. Ranges.

2. Built-in domestic cooking units listed and marked for optional venting.
3. Hot plates and laundry stoves.
4. Type 1 clothes dryers (Type 1 clothes dryers shall be exhausted in accordance with the requirements of Section 613.)
5. A single booster type instantaneous water heater, where designed and used solely for the sanitizing rinse requirements of a dishwashing machine, provided that the heater is installed in a commercial kitchen having a mechanical exhaust system. Where installed in this manner, the draft hood, if required, shall be in place and unaltered and the draft hood outlet shall be not less than 36 inches vertically and 6 inches horizontally from any surface other than the heater.
6. Refrigerators.
7. Counter appliances.
- ~~8. Room heaters listed for unvented use.~~
98. Direct-fired make-up air heaters.
- ~~109.~~ Other equipment listed for unvented use and not provided with flue collars.
- ~~110.~~ Specialized equipment of limited input such as laboratory burners and gas lights.

Where the appliances and equipment listed in items 1 through ~~11~~ 10 above are installed so that the aggregate input rating exceeds 20 Btu per hour per cubic foot of volume of the room or space in which such appliances and equipment are installed, one or more shall be provided with venting systems or other approved means for conveying the vent gases to the outdoor atmosphere so that the aggregate input rating of the remaining unvented appliances and equipment does not exceed the 20 Btu per hour per cubic foot figure. Where the room or space in which the equipment is installed is directly connected to another room or space by a doorway, archway, or other opening of comparable size that cannot be closed, the volume of such adjacent room or space shall be permitted to be included in the calculations.

Section 506 is amended by adding a new subsection to read as follows:

506.4 Factory-built chimney enclosures. FACTORY-BUILT CHIMNEYS SHALL BE ENCLOSED WITHIN A CONTINUOUS ENCLOSURE PROTECTED ON THE INTERIOR (CHIMNEY) SIDE BY NOT LESS THAN 5/8 INCH TYPE-X GYPSUM WALLBOARD. JOINTS AND FASTENERS SHALL BE TAPED AND FINISHED.

EXCEPTION: THE PORTION OF THE CHIMNEY LOCATED IN THE SAME ROOM AS THE APPLIANCE AND THE PORTION OF THE CHIMNEY ABOVE THE FINISHED ROOF IS NOT REQUIRED TO BE ENCLOSED.

FACTORY-BUILT CHIMNEYS SHALL BE EFFECTIVELY

FIREBLOCKED WITHIN SUCH ENCLOSURE AT EACH FLOOR-CEILING LEVEL AND AT THE ROOF. THE VERTICAL DISTANCE BETWEEN ADJACENT FIREBLOCKING SHALL NOT EXCEED 10 FEET.

Section 603.1 is amended to read as follows:

603.1 General. Log lighters shall be tested in accordance with IAS 8 and shall be installed in accordance with the manufacturer's installation instructions **ARE PROHIBITED.**

Section 620 is amended to read as follows:

SECTION 620 UNVENTED ROOM HEATERS

620.1 General PROHIBITED INSTALLATION. INSTALLATION OF UNVENTED ROOM HEATERS AND UNVENTED LOG HEATERS IS PROHIBITED. Unvented room heaters shall be tested in accordance with ANSI Z-21.11.2 and shall be installed in accordance with the conditions of the listing and the manufacturer's installation instructions. Unvented room heaters utilizing fuels other than fuel gas shall be regulated by the *International Mechanical Code*.

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

620.3 Input rating. Unvented room heaters shall not have an input rating in excess of 40,000 Btu/h.

620.4 Prohibited locations. Unvented room heaters shall not be installed within occupancies in Use Groups A, E and I. The location of unvented room heaters shall also comply with Section 303.3.

620.5 Room or space volume. The aggregate input rating of all unvented appliances installed in a room or space shall not exceed 20 Btu/h per cubic foot of volume of such room or space. Where the room or space in which the equipment is installed is directly connected to another room or space by a doorway, archway, or other opening of comparable size that cannot be closed, the volume of such adjacent room or space shall be permitted to be included in the calculations.

620.6 Oxygen depletion safety system. Unvented room heaters shall be equipped with an oxygen depletion sensitive safety shutoff system. The system shall shut off the gas supply to the main and pilot burners when the oxygen in the surrounding atmosphere is depleted to the percent concentration specified by the manufacturer, but not lower than 18 percent. The system shall not incorporate

~~field adjustment means capable of changing the set point at which the system acts to shut off the gas supply to the room heater.~~

~~**620.7 Unvented log heaters.** An unvented log heater shall not be installed in a factory built fireplace unless the fireplace system has been specifically tested, listed and labeled for such use in accordance with UL 127.~~