

The Town of

Star Valley Ranch, Wyoming

ORDINANCE 2008-11

BE IT ORDAINED BY THE GOVERNING BODY OF THE TOWN OF STAR VALLEY RANCH

Town of Star Valley Ranch Code

Chapter 11, Article - 2

Adoption of the International Building Code

AN ORDINANCE PROVIDING FOR THE ADOPTION OF THE INTERNATIONAL BUILDING CODE FOR THE TOWN OF STAR VALLEY RANCH, AND PROVIDING FOR AN EFFECTIVE DATE.

SECTION I.

There is hereby adopted a new Article 2 to Chapter 11, titled Adoption of the International Building Code, of the Municipal Code of the Town of Star Valley Ranch to read as follows:

1 International Building Code—Adoption by reference.

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All buildings and temporary structures built or located within the town from and after January 1, 2009 shall be constructed in accordance with the requirements of the International Building Code, 2006 Edition, as published by the International Code Council, specifically **excluding** all appendices. Building for which construction requirements are not fully defined by this code shall have the plans approved by a licensed engineer. The said Code is incorporated herein by reference as if the same were more fully herein set out except as follows:

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31. **Section 101.4.1 Electrical** shall read, “The provisions of the *National Electrical Code* shall apply to the installation of electrical systems, including alterations, repairs, replacement equipment, appliances, fixtures, fittings and appurtenances thereto.”

42. The last sentence of **Section 101.4.4 Plumbing** shall read, “The provisions of the *Wyoming Department of Environmental Quality shall apply to private sewage disposal systems.*”

53. **Section 101.4.5 Property Maintenance** shall be deleted in its entirety.

64. **Section 101.4.7** shall be deleted in its entirety.

75. **Section 102.1 General** shall have a second sentence added which shall read, “Substitute the *National Electrical Code* for all references to the *ICC Electrical Code* throughout the IBC”.

86. **Section 102.6.** Delete International Property Maintenance Code from the first sentence.
97. **Section 103.3** Deputies. The last sentence shall be deleted.
108. **Section 105.2 Work exempt from permit.** Item 11. Shall read, “*Swings and other playground equipment.*”
19. **Section 107.3 Temporary Powers.** The last sentence shall read, “The part covered by the temporary service shall comply with the requirements specified for temporary lighting heat or power in the National Electrical Code.”
10. **Section 108.2 Schedule of Fees** shall read: “For all buildings or structures requiring any permit, the fee for such permit shall be paid as set forth in the Town of Star Valley Ranch Code, Chapter 11, Article 1, Section 11-3, Fee Schedule”.
211. **Section 108.2 Third Party Reviews.** A second sentence is added that reads, “Third party inspection costs are the responsibility of the owner as described in the Town of Star Valley Ranch Code, Chapter 11, Article1, Sections 11-3 and 11-6.
312. **Section 108.6 Refunds** shall read “Not more than 80 percent of the permit fee paid shall be refunded, when no work has been done under a permit issued in accordance with this code.”
413. Add **Section 109.3.11 Re-inspection Fee.** A re-inspection fee may be assessed as set forth in the Town of Star Valley Ranch Code, Chapter 11, Article 1 Sections 11-3 and 11-6, Miscellaneous Fees.
514. **Penalties.** Penalties for infractions are described in the Town of Star Valley Ranch Code, Chapter 11, Article 1, Section 11-9 and Chapter 11, Appendix 11-2 and include stop work orders as described Chapter 11, Article 1, Section 11-10.
615. **Section 305.2 Day Care** shall be revised to read, “The use of a building or structure, or portion thereof, for educational, supervision or personal care services for more than ten children older than 2-1/2 years of age, shall be classified as a Group E occupancy.”
716. **Section 308.5 Group I-4,** day care facilities. The second to the last sentence shall be revised to read, “A facility such as the above with ten or fewer persons shall be classified as a Group R-3 or shall comply with the International Residential code in accordance with Section 101.2. Places of worship during religious functions are not included.”
817. **Section 1301.1.1 Criteria** shall be revised to read, “Conventional wood and steel frame buildings shall be designed and constructed in accordance with the simplified prescriptive requirements of Table 1301.1.” Log homes where the exposed surface of the log is used as the interior finished wall are excluded from the R-21 wall insulation requirement.

TABLE 1301.1 SIMPLIFIED PRESCRIPTIVE BUILDING ENVELOPE THERMAL CRITERIA

BUILDING LOCATION			MINIMUM INSULATION R-VALUE					
Climate Zone	HDD	MAXIMUM GLAZING U-FACTOR	Ceilings	Walls	Floors	Basement walls	Slab perimeter R-value and depth	Crawl space walls
7	9,000-12,999	0.35	R-49	R-21	R-21	R-13	R-18, 36"	R-10

918. A fourth sentence shall be added to the first paragraph of **Section 1608.2, Ground Snow Loads** and shall read, "The roof snow load design shall be a minimum of 100 lbs. per square foot."

1019. The first sentence of **Section 1805.2 Depth of Footings** shall be amended to read, "Footings shall have a minimum depth of 36 inches below finished grade, unless another depth is recommended by a soils investigation."

1120. The second sentence of **Section 1807.1.2 Under Floor Space** shall be revised to read "Where there is evidence that the seasonal ground water table rises to the elevation of the bottom floor of the crawl space, the ground level of the under floor space shall be elevated to a minimum of 12 inches above such elevation unless an approved drainage system is provided".

SECTION II.

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

SECTION III.

If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions of the ordinances.

PASSED ON FIRST READING THIS 9TH DAY OF SEPTEMBER, 2008.

Boyd Siddoway, Mayor

Brenda Bauer, Town Clerk

PASSED ON SECOND READING THIS 14TH DAY OF OCTOBER, 2008

Boyd Siddoway, Mayor

Brenda Bauer, Town Clerk

PASSED ON THIRD READING THIS 18TH DAY OF NOVEMBER, 2008

Boyd Siddoway, Mayor

Brenda Bauer, Town Clerk