

**CITY OF DARDENNE PRAIRIE
2032 HANLEY ROAD
DARDENNE PRAIRIE, MO 63368**

**BOARD OF ALDERMEN
WORKSHOP AGENDA
FEBRUARY 21, 2018
6:00 p.m.**

CALL MEETING TO ORDER

PLEDGE OF ALLEGIANCE

ITEMS FOR DISCUSSION AND CONSIDERATION

1. Short Term Goals (0 – 3 year projects)
2. Long Term Goals (3 – 10 year projects)
3. Review of Board of Aldermen Meeting Agenda (02-21-18)

STAFF COMMUNICATIONS

1. City Attorney
2. City Engineer
3. Staff
4. Aldermen
5. Mayor

CLOSED SESSION

Roll call vote to hold closed session pursuant to RSMo 610.021 section _____

- Litigation and Privileged Communications (1)
- Real Estate (2)
- Personnel (3)
- Labor (9)
- Bid Specs (11)
- Audit (17)

RETURN TO REGULAR MEETING AGENDA

ADJOURNMENT

CITY OF DARDENNE PRAIRIE
2032 HANLEY ROAD
DARDENNE PRAIRIE, MO 63368

BOARD OF ALDERMEN
MEETING AGENDA
FEBRUARY 21, 2018
7:00 p.m.

CALL MEETING TO ORDER

PLEDGE OF ALLEGIANCE

INVOCATION

ROLL CALL

Mayor Zucker
Alderman Klingerman
Alderman Nay
Alderman Gotway
Alderman Koch
Alderman Wandling
Alderman Santos

OPEN FORUM

CONSENT AGENDA

1. Board of Aldermen Minutes 02-07-18
2. Workshop Summary 02-07-18
3. Expenditures for Approval 02-21-18
4. Master Sign Plan – PNC Bank – 1642 Bryan Road
5. Treasurer's Report – As of January 31, 2018

ITEMS REMOVED FROM CONSENT AGENDA

OLD BUSINESS

1. BILL #18-03

AN ORDINANCE OF THE CITY OF DARDENNE PRAIRIE, MISSOURI, DELETING CHAPTER 500 OF THE MUNICIPAL CODE OF THE CITY OF DARDENNE PRAIRIE IN ITS ENTIRETY, ENACTING, IN LIEU THEREOF, A NEW CHAPTER 500 OF THE MUNICIPAL CODE; ADOPTING WITH AMENDMENTS THE INTERNATIONAL BUILDING CODE, 2015 EDITION, THE INTERNATIONAL RESIDENTIAL CODE, 2015 EDITION, THE NFPA NATIONAL ELECTRICAL CODE, 2014 EDITION, THE INTERNATIONAL MECHANICAL CODE, 2015 EDITION, THE INTERNATIONAL PLUMBING CODE, 2015 EDITION, THE INTERNATIONAL EXISTING BUILDING CODE, 2015 EDITION, THE INTERNATIONAL PROPERTY MAINTENANCE CODE, 2015 EDITION, THE INTERNATIONAL FIRE CODE, 2015 EDITION, THE PRIVATE SEWAGE DISPOSAL CODE, 2015 EDITION, THE INTERNATIONAL ENERGY CONSERVATION CODE, 2015 EDITION, THE INTERNATIONAL FUEL GAS CODE, 2015 EDITION AND THE INTERNATIONAL SWIMMING POOL AND SPA

CODE, 2015 EDITION, AS THE BUILDING CODES OF THE CITY; PROVIDING FOR THE REGULATION, INSPECTION AND PERMITTING OF BUILDINGS WITHIN THE CITY; ESTABLISHING PERMIT AND INSPECTION FEES; PROVIDING FOR PENALTIES FOR VIOLATIONS OF THE PROVISIONS OF SAID BUILDING CODES; AND OTHER MATTERS RELATED THERETO

STAFF COMMUNICATIONS

1. City Attorney
2. City Engineer
3. Staff
4. Aldermen
5. Mayor

CLOSED SESSION

Roll call vote to hold closed session pursuant to RSMo 610.021 section _____

- Litigation and Privileged Communications (1)
- Real Estate (2)
- Personnel (3)
- Labor (9)
- Bid Specs (11)
- Audit (17)

RETURN TO REGULAR MEETING AGENDA

ADJOURNMENT

The City of Dardenne Prairie Board of Aldermen meeting was called to order at 7:33 p.m. The meeting was held at Dardenne Prairie City Hall located at 2032 Hanley Road.

The meeting was opened with the Pledge of Allegiance followed by the invocation by Alderman Koch.

Present at roll call were Mayor Zucker, Aldermen Nay, Gotway, Santos, Klingerman, Koch and Wandling. Also present were City Clerk Kim Clark, City Engineer Luke Kehoe and City Attorney's David Hamilton and John Young. Staff member Amelong was also in attendance.

OPEN FORUM – No one present to speak.

CONSENT AGENDA

1. Board of Aldermen Minutes 12-06-17 and 01-17-18
2. Workshop Summary 12-06-17 and 01-17-18
3. Expenditures for Approval 02-07-18 - \$173,922.30
4. Treasurer's Report – As of November 30, 2017
5. Treasurer's Report – As of December 31, 2017

With no objections, the consent agenda was approved.

NEW BUSINESS

A motion was made by Alderman Gotway, Seconded by Alderman Santos to read Bill #18-02 for the first time by short title only. Motion passed unanimously.

BILL #18-02

AN ORDINANCE OF THE CITY OF DARDENNE PRAIRIE, MISSOURI, AMENDING SCHEDULES II, IV AND V OF TITLE III OF THE MUNICIPAL CODE, REGULATING TRAFFIC AT INTERSECTIONS; AND ENACTING NEW SCHEDULES VI, ESTABLISHING TRAFFIC CONTROL SIGNALS AND VII, ESTABLISHING NO-TURN SIGNS AT CERTAIN INTERSECTIONS IN THE CITY

A motion was made by Alderman Koch, Seconded by Alderman Klingerman to read Bill #18-02 for the second time by short title only. Motion passed unanimously.

A motion was made by Alderman Gotway, Seconded by Alderman Wandling to put Bill #18-02 to final vote. Roll call was as follows:

Alderman Koch – Aye	Alderman Klingerman- Aye
Alderman Santos – Aye	Alderman Gotway - Aye
Alderman Nay – Aye	Alderman Wandling - Aye

Mayor Zucker declared Bill #18-02 passed and designated it to be Ordinance #1904.

A motion was made by Alderman Gotway, Seconded by Alderman Koch to read Bill #18-03 for the first time by short title only. Motion passed unanimously.

BILL #18-03

AN ORDINANCE OF THE CITY OF DARDENNE PRAIRIE, MISSOURI, DELETING CHAPTER 500 OF THE MUNICIPAL CODE OF THE CITY OF DARDENNE PRAIRIE IN ITS ENTIRETY, ENACTING, IN LIEU THEREOF, A NEW CHAPTER 500 OF THE MUNICIPAL CODE; ADOPTING WITH AMENDMENTS THE INTERNATIONAL BUILDING CODE, 2015 EDITION, THE INTERNATIONAL RESIDENTIAL CODE, 2015 EDITION, THE NFPA NATIONAL ELECTRICAL CODE, 2014 EDITION, THE INTERNATIONAL MECHANICAL CODE, 2015 EDITION, THE INTERNATIONAL PLUMBING CODE, 2015 EDITION, THE INTERNATIONAL EXISTING BUILDING CODE, 2015 EDITION, THE INTERNATIONAL PROPERTY MAINTENANCE CODE, 2015 EDITION, THE INTERNATIONAL FIRE CODE, 2015 EDITION, THE PRIVATE SEWAGE DISPOSAL CODE, 2015 EDITION, THE INTERNATIONAL ENERGY CONSERVATION CODE, 2015 EDITION, THE INTERNATIONAL FUEL GAS CODE, 2015 EDITION AND THE INTERNATIONAL SWIMMING POOL AND SPA CODE, 2015 EDITION, AS THE BUILDING CODES OF THE CITY; PROVIDING FOR THE REGULATION, INSPECTION AND PERMITTING OF BUILDINGS WITHIN THE CITY; ESTABLISHING PERMIT AND INSPECTION FEES; PROVIDING FOR PENALTIES FOR VIOLATIONS OF THE PROVISIONS OF SAID BUILDING CODES; AND OTHER MATTERS RELATED THERETO

A motion was made by Alderman Nay, Seconded by Alderman Gotway to postpone Bill #18-03 until 02-21-18. Motion passed unanimously.

STAFF COMMUNICATIONS

Alderman Koch mentioned a concern he received regarding the water runoff from the apartments being built in Winghaven and the effect in BaratHaven. He also mentioned a concern regarding congestion on Highway 364 near Mid Rivers Mall Drive.

Alderman Gotway mentioned a concern he received regarding the manpower assigned to the Grace Hauling trash trucks.

Alderman Koch mentioned a recent article on SuperValu, the parent company of Shop n Save.

Alderman Klingerman mentioned an anonymous complaint of a car with no license plates.

Mayor Zucker informed the Board an RFQ is being prepared for assistance in the expansion of the park system

ADJOURNMENT

With no objections, the meeting was adjourned at 8:00 p.m. Motion passed unanimously.

Respectfully submitted,

Kim Clark, City Clerk

WORKSHOP SUMMARY

FEBRUARY 7, 2018

The City of Dardenne Prairie workshop session was called to order at 6:00 p.m. The meeting was held at Dardenne Prairie City Hall located at 2032 Hanley Road.

The meeting was opened with the Pledge of Allegiance.

The following were in attendance: Mayor Zucker, Aldermen Gotway, Koch, Klingerman, Wandling and Nay. Alderman Santos arrived at approximately 6:50. Also present were City Clerk Kim Clark, City Engineer Luke Kehoe and City Attorney's David Hamilton and John Young. Staff members Amelong & Gay were also in attendance.

ITEMS FOR DISCUSSION AND CONSIDERATION

1. Dardenne Prairie Use Tax Discussion
2. Enacting a New Chapter 500 of the Municipal Code – Building Regulations
3. Radar Speed Sign
4. Short Term Goals (0 – 3 year projects)
5. Long Term Goals (3 – 10 year projects)
6. Review of Board of Aldermen Meeting Agenda (02-07-18)

STAFF COMMUNICATIONS

City Engineer Luke Kehoe mentioned the County Road Board is seeking funding requests which are due in May.

City Clerk Clark provided an amended 02-07-18 Expenditures for Approval listing.

Alderman Klingerman mentioned the 10 year anniversary of the tragedy at Kirkwood City Hall.

Mayor Zucker mentioned the grand opening of Storage Q on Highway N. He also mentioned Dardenne Prairie won the Salvation Army Elected Officials bell ringing challenge, with a total collected of \$781.41

ADJOURNMENT

With no objections, the meeting was adjourned at 7:25 p.m.

Respectfully submitted,

Kim Clark, City Clerk

EXPENDITURES FOR APPROVAL**2/21/2018**

1 AFLAC	February , 2018	275.52
2 Alderman Blake Nay	March, 2018	375.00
3 Alderman Dan Koch	March, 2018	375.00
4 Alderman Dave Wandling	March, 2018	375.00
5 Alderman Doug Santos	March, 2018	375.00
6 Alderman John Gotway	March, 2018	375.00
7 Alderman Kevin Klingerman	March, 2018	375.00
8 Ameren	Street Lights	55.56
9 Ameren	Street Lights	109.28
10 Charlies Farm & Home	Ice Melt	144.00
11 Charter Communications	Service to 3/7/18	572.34
12 Da-Com	Office and Coffee supplies	246.99
13 First Bank	Credit Card Charges	728.77
14 Flyers on Foot, LLC	Banner Printing	198.00
15 GFI Digital, Inc.	Copies	563.93
16 Hamilton Weber	January, 2018	12,086.18
17 Horner & Shifrin	I-64 Study Professional Services thru January 31	3,100.00
18 Hutchinson Recreation & Design	Playground Swing Replacement	5,500.00
19 Insurance: FCL Dental	Dental: March, 2018	449.94
20 Kehoe Engineering	Reimbursable Engineering: January, 2018 (85%)	1,257.15
21 Kehoe Engineering	Engineering: January, 2018	12,139.41
22 Kone Elevator	Elevator Repair	708.44
23 Martin Trophy	Memorial Marker	90.00
24 Mayor David C. Zucker	March, 2018	1,000.00
25 MO Dept of Natural Resources	Annual Operating Permit	250.00
26 Payroll	Payroll: 2/9/18	18,394.07
27 Payroll	Payroll: 2/23/18	18,373.63
28 PGAV	Comp Plan Update Professional Services to Jan 2018	10,320.00
29 St. Louis Post Dispatch	Public Notice	490.00
30 Thoele	Gasoline Charges to 1/26/18	341.76
31 UMB	Bryan Road NID Semi Annual Payment	113,352.50
32 UMB Bank, NA	February, 2018 TDD Sales Tax Payment	36,271.79
		239,269.26

Approved by Board of Aldermen 2-21-18

Mayor David C. Zucker



City Hall
2032 Hanley Road
Dardenne Prairie, MO 63368
Phone 636.561.1718
Fax 636.625.0077

MASTER SIGN PLAN APPLICATION

CITY OF DARDENNE PRAIRIE, MISSOURI
www.DardennePrairie.org

APPLICANT:

PNC Bank
Company Name

Makayla Ngoun, Permit Expeditor
Printed Name, Title

6487 Hilliard Drive
Street Address

Canal Winchester, OH 43110
City/State/Zip Code

804 691 9279
Telephone

Facsimile

STREET ADDRESS OF SITE: 11672 Bryan Road
O'Fallon, MO 63308

OWNER (attach additional):

Contract Purchaser/Developer:

M O Bryan Properties LLC
800 222 2222
Printed Name

Ziglin Signs
Company Name

130 S Johnson St STE 300
Printed Name
Street Address

Chicago, IL 60601
City/State/Zip Code

804 414 6172
Telephone

Facsimile

Attn: Gary Glasse
Printed Name, Title
540 Vossbrink Drive
Street Address

Washington, MO 63090
City/State/Zip Code

636 390 8455
Telephone

Facsimile

LEGAL DESCRIPTION OF SITE (other than address) Dardenne Prairie Plaza
Lot 2 353 Tax Abatement zero assessed

EXISTING ZONING: C-2PROPOSED USE: Same, no changeTOTAL SQUARE FEET OF SIGN FACE: 575 plans, multiple signs

MASTER SIGN PLAN REVIEW FEE SUBMITTED: _____

①

DARDENNE



Called 2/6/18
emailed 2/5/18
Permit No. _____

City Hall
2032 Hanley Road
Dardenne Prairie, MO 63368
Phone 636.561.1718
Fax 636.625.0077

SIGN PERMIT APPLICATION

CITY OF DARDENNE PRAIRIE, MISSOURI

www.DardennePrairie.org

To the Code Enforcement Officer:

Application for permit to erect sign at: 1642 Bryan Rd
Location of property

Estimated Cost: _____ Surface Area: 76.4 ft²

Type of Sign: Pole sign Height of top above ground: 11 feet

Structural information: illuminated pylon sign

Electrical information: see plans

Business Name of Erector of sign: PNC Bank

Application Fee: _____

See Affidavit
OWNER

Authorized Signature _____ Date _____

Printed Name _____

Street Address _____

City/State/Zip Code _____

Telephone _____ Facsimile _____

Makayla Ngoun
APPLICANT

Makayla Ngoun
Authorized Signature _____ Date _____

Makayla Ngoun, Permit Expeditor
Printed Name, Title

6487 Hilliard Drive
Street Address

Carroll Winchester, OH 43110
City/State/Zip Code

804 691 9279
Telephone _____ Facsimile _____

Provide a sketch of the proposed sign showing dimensions and proposed materials and a site plan showing the proposed location of the sign on the property.

NOTE: By affixing signatures to this application form, the Applicant and Owner hereby verify that: they have reviewed the applicable sign and zoning regulations; they are familiar with the specific requirements relative to this application; and they take full responsibility for this application. The above signatures further indicate that the information provided on this form and on any additional data attached hereto is true, complete, and accurate.

This permit to erect a sign expires 6 months after approval date unless otherwise extended. A building permit may need to be obtained from the City of Dardenne Prairie before construction of the sign begins. Any business occupying the site requires approval of a Business License.

☐ Approved ☐ Disapproved By Code Enforcement Officer

Name

Date

2

DARDENNE



Permit No. _____

City Hall
2032 Hanley Road
Dardenne Prairie, MO 63368
Phone 636.561.1718
Fax 636.625.0077

SIGN PERMIT APPLICATION

CITY OF DARDENNE PRAIRIE, MISSOURI

www.DardennePrairie.org

To the Code Enforcement Officer:

Application for permit to erect sign at: 1642 Bryan Rd
Location of property

Estimated Cost: _____ Surface Area: 26.11 sq'

Type of Sign: Wall sign Height of top above ground: _____

Structural information: illuminated channel letters on race way

Electrical information: see plans

Business Name of Erector of sign: PNC Bank

Application Fee: _____

See Affidavit
OWNER

Authorized Signature _____ Date _____

Printed Name _____

Street Address _____

City/State/Zip Code _____

Telephone _____ Facsimile _____

Makayla Ngoun
APPLICANT

Makayla Ngoun
Authorized Signature _____ Date _____

Makayla Ngoun, Permit Expeditor
Printed Name, Title

16487 Hilliard Drive
Street Address

Canal Winchester, OH 43110
City/State/Zip Code

804 691 9279
Telephone _____ Facsimile _____

Provide a sketch of the proposed sign showing dimensions and proposed materials and a site plan showing the proposed location of the sign on the property.

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☐ Approved ☐ Disapproved By Code Enforcement Officer

Name

Date

3

DARDENNE



Permit No. _____

City Hall
2032 Hanley Road
Dardenne Prairie, MO 63368
Phone 636.561.1718
Fax 636.625.0077

SIGN PERMIT APPLICATION

CITY OF DARDENNE PRAIRIE, MISSOURI

www.DardennePrairie.org

To the Code Enforcement Officer:

Application for permit to erect sign at: 1642 Bryan Rd
Location of property

Estimated Cost: _____ Surface Area: 26.11 ft'

Type of Sign: Wall sign Height of top above ground: _____

Structural information: Channel letters on raceway

Electrical information: Replacing existing illum. with Sloan LED material.

Business Name of Erector of sign: PNC Bank

Application Fee: _____

See Affidavit
OWNER

Authorized Signature _____ Date _____

Printed Name _____

Street Address _____

City/State/Zip Code _____

Telephone _____ Facsimile _____

Makayla Ngoun
APPLICANT

Makayla Ngoun
Authorized Signature _____ Date _____

Makayla Ngoun, Permit Expeditor
Printed Name, Title

16487 Hilliard Drive
Street Address

Canal Winchester, OH 43110
City/State/Zip Code

804 691 9279
Telephone _____ Facsimile _____

Provide a sketch of the proposed sign showing dimensions and proposed materials and a site plan showing the proposed location of the sign on the property.

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☐ Approved ☐ Disapproved By Code Enforcement Officer

Name

Date

④
DARDENNE



Permit No. _____

City Hall
2032 Hanley Road
Dardenne Prairie, MO 63368
Phone 636.561.1718
Fax 636.625.0077

SIGN PERMIT APPLICATION

CITY OF DARDENNE PRAIRIE, MISSOURI

www.DardennePrairie.org

To the Code Enforcement Officer:

Application for permit to erect sign at: 1642 Bryan Rd
Location of property

Estimated Cost: _____ Surface Area: 3 ft

Type of Sign: directional Height of top above ground: 3 ft

Structural information: directional freestanding enter sign

Electrical information: non-illuminated

Business Name of Erector of sign: PNC Bank

Application Fee: _____

See Affidavit
OWNER

Authorized Signature _____ Date _____

Printed Name _____

Street Address _____

City/State/Zip Code _____

Telephone _____ Facsimile _____

Makayla Ngoun
APPLICANT

Makayla Ngoun _____ Date _____

Makayla Ngoun, Permit Expeditor
Printed Name, Title

16487 Hilliard Drive
Street Address

Canal Winchester, OH 43110
City/State/Zip Code

804 1091 9279
Telephone _____ Facsimile _____

Provide a sketch of the proposed sign showing dimensions and proposed materials and a site plan showing the proposed location of the sign on the property.

NOTE: By affixing signatures to this application form, the Applicant and Owner hereby verify that: they have reviewed the applicable sign and zoning regulations; they are familiar with the specific requirements relative to this application; and they take full responsibility for this application. The above signatures further indicate that the information provided on this form and on any additional data attached hereto is true, complete, and accurate.

This permit to erect a sign expires 6 months after approval date unless otherwise extended. A building permit may need to be obtained from the City of Dardenne Prairie before construction of the sign begins. Any business occupying the site requires approval of a Business License.

☐ Approved ☐ Disapproved By Code Enforcement Officer

Name

Date

DARDENNE



Permit No. _____

City Hall
2032 Hanley Road
Dardenne Prairie, MO 63368
Phone 636.561.1718
Fax 636.625.0077

SIGN PERMIT APPLICATION

CITY OF DARDENNE PRAIRIE, MISSOURI

www.DardennePrairie.org

To the Code Enforcement Officer:

Application for permit to erect sign at: 1642 Bryan Rd
Location of property

Estimated Cost: _____ Surface Area: 3 ft

Type of Sign: directional Height of top above ground: 3 ft

Structural information: directional freestanding sign "enter"

Electrical information: non-illuminated

Business Name of Erector of sign: PNC Bank

Application Fee: _____

See Affidavit
OWNER

Authorized Signature _____ Date _____

Printed Name _____

Street Address _____

City/State/Zip Code _____

Telephone _____ Facsimile _____

Makayla Ngoun
APPLICANT

Makayla Ngoun
Authorized Signature _____ Date _____

Makayla Ngoun, Permit Expeditor
Printed Name, Title

6487 Hilliard Drive
Street Address

Canal Winchester, OH 43110
City/State/Zip Code

804 691 9279
Telephone _____ Facsimile _____

Provide a sketch of the proposed sign showing dimensions and proposed materials and a site plan showing the proposed location of the sign on the property.

NOTE: By affixing signatures to this application form, the Applicant and Owner hereby verify that: they have reviewed the applicable sign and zoning regulations; they are familiar with the specific requirements relative to this application; and they take full responsibility for this application. The above signatures further indicate that the information provided on this form and on any additional data attached hereto is true, complete, and accurate.

This permit to erect a sign expires 6 months after approval date unless otherwise extended. A building permit may need to be obtained from the City of Dardenne Prairie before construction of the sign begins. Any business occupying the site requires approval of a Business License.

☐ Approved ☐ Disapproved By Code Enforcement Officer

Name

Date

②

DARDENNE



Permit No. _____

City Hall
2032 Hanley Road
Dardenne Prairie, MO 63368
Phone 636.561.1718
Fax 636.625.0077

SIGN PERMIT APPLICATION

CITY OF DARDENNE PRAIRIE, MISSOURI

www.DardennePrairie.org

To the Code Enforcement Officer:

Application for permit to erect sign at: 1642 Bryan Rd
Location of property

Estimated Cost: _____ Surface Area: 3 ft²

Type of Sign: Directional info Height of top above ground: 3 feet

Structural information: Informational sign to read customer parker, ATM, Exit.

Electrical information: non - illuminated

Business Name of Erector of sign: PNC Bank

Application Fee: _____

See affidavit
OWNER

Makayla Ngoun
APPLICANT

Authorized Signature _____ Date _____

Makayla Ngoun
Authorized Signature _____ Date _____

Printed Name _____

Makayla Ngoun, Permit Expeditor
Printed Name, Title

Street Address _____

6487 Hilliard Drive
Street Address

City/State/Zip Code _____

Canal Winchester, OH 43110
City/State/Zip Code

Telephone _____ Facsimile _____

804 609 9279
Telephone _____ Facsimile _____

Provide a sketch of the proposed sign showing dimensions and proposed materials and a site plan showing the proposed location of the sign on the property.

NOTE: By affixing signatures to this application form, the Applicant and Owner hereby verify that: they have reviewed the applicable sign and zoning regulations; they are familiar with the specific requirements relative to this application; and they take full responsibility for this application. The above signatures further indicate that the information provided on this form and on any additional data attached hereto is true, complete, and accurate.

This permit to erect a sign expires 6 months after approval date unless otherwise extended. A building permit may need to be obtained from the City of Dardenne Prairie before construction of the sign begins. Any business occupying the site requires approval of a Business License.

☐ Approved ☐ Disapproved By Code Enforcement Officer

Name

Date

AFFIDAVIT OF PERMIT AUTHORIZATION

This affidavit certifies that the party listed, who is not a lessee, licensed architect, engineer, or contractor, has been granted authorization to obtain a permit(s) on behalf of a property owner. It must be filled out completely by the property owner if another party is submitting an application(s) on the owner's behalf.

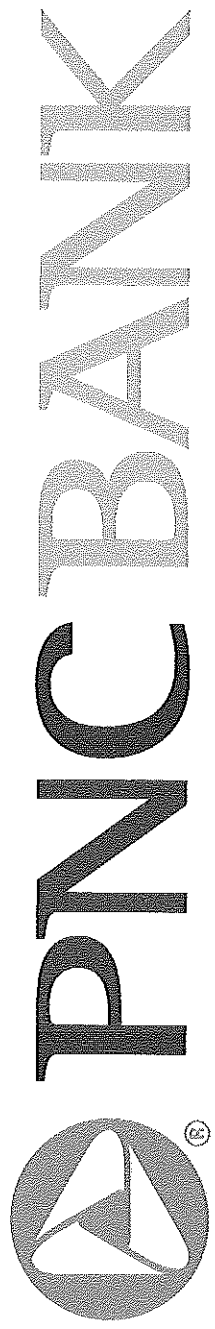
I, Brenda Huddleston "owner of the property listed below certify that I have granted, Icon Identity Solutions, and their permit expeditor Expedite The Diehl, my duly authorized agent, permission to obtain the sign permits and related documents necessary for the construction (or installation) of signs at the following address:

1642 Bryan Road O Fallon MO 63366
Address of permit location

I understand that I am authorizing them to apply for necessary permit and related permit documents. This is limited to what is necessary for sign permit projects to be completed.

Brenda Huddleston
Signature of Property Owner

1-29-18
Date



Loc#: 12178037

1642 Bryan Rd
O'Fallon, MO. 63368

icon

FEISE ROAD



200'-0"

115'-0"

240'-0"

65'-0"

BRYAN ROAD

W002

W007

W003

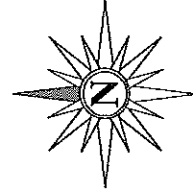
P002

P003

P001

W001

W004



ICON

Drawing prepared by:

SITE PLAN

Drawing prepared for:

Location:
1642 Bryan Road
OFallon, MO, 63368

File Path:
Active\BANKS\PI\PNC Bank\Locations 3636\3636_12178037_OFallon_MO.cdr

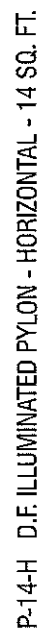
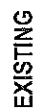
Proj #:
3636

Loc #:
12178037

© 2012 23-57-0103/18

Rev #	Reqt #	Date	Requ By	Drawn By	Revision Description	Notes	Rev #	Date	Requ By	Drawn By
Rev 1	000000	00/00/00	XXX	XXX			Rev 7	000000	00/00/00	XXX
Rev 2	000000	00/00/00	XXX	XXX			Rev 8	000000	00/00/00	XXX
Rev 3	000000	00/00/00	XXX	XXX			Rev 9	000000	00/00/00	XXX
Rev 4	000000	00/00/00	XXX	XXX			Rev 10	000000	00/00/00	XXX
Rev 5	000000	00/00/00	XXX	XXX						
Rev 6	000000	00/00/00	XXX	XXX						

Pg. 2



SCALE: 3/8" = 1'-0"

QTY: 1

P001

Location: _____

1642 Bryan Road

O'Fallon, MO. 63368


File Path: _____

Project #: _____

3636

Loc #: _____

12178037



PNC BANK

Drawing prepared for:

Drawings are the exclusive property of ICON. Any unauthorized use or duplication is not permitted.

BILL OF MATERIALS

No.	QTY.	DESCRIPTION	SPEC.
4	AS REQD	2" X 2" X 1/4" ALUMINUM ANGLE	ALUM
5	AS REQD	1" X 1/2" X 1/8" X 1" LG. ALUMINUM ANGLE 90° C/C APPROX.	ALUM
6	AS REQD	SIGNCOMP EXTRUSION #1860 1 1/2" RADIUS EDGE 90 DEGREE	ALUM
7	AS REQD	2 1/4" X 7/8" X 1/8" ALUMINUM C-CHANNEL EXTRUSION	ALUM
8	AS REQD	4" ALUMINUM EXTRUSION RACEWAY W/ .050" ALUM. COVER	ALUM
9	AS REQD	2" ALUMINUM EXTRUSION RACEWAY W/ .050" ALUM. COVER	3003
10	AS REQD	.125" ALUMINUM SHEET	3003
13	AS REQD	.125" X 1" ALUMINUM FLAT, ROLLED "STOP"	3003
14	5	1/4" ALUMINUM RIG 6064 G.C. VERTICALLY	ALUM
16	2	.125" ALUMINUM SHEET, ROUTED-OUT CURVED STRAP	3003
17	AS REQD	.125" ALUMINUM SHEET, 2" X 2" BRACE, 12° C/C APPROX.	3003
18	2	1" X 2" X 1/8" ALUMINUM TUBE	ALUM
19	AS REQD	2" X 2" X 1/4" FORMED ALUMINUM ANGLE	ALUM
20	1	4" X 4" X 3/8" X 8'-0" LONG STEEL TUBE	A500B
21	1	2 1/2" X 2 1/2" X 1/4" X 4'-6 1/4" LONG STEEL TUBE	A500B
24	10	1 1/2" X 1 1/2" X 3/16" X 3' LONG STEEL ANGLE	A36
28	AS REQD	(6) #7 VERTICAL REBAR W/ #3 TIES @ 12" TO 6" BELOW BOLT, THEN @ 12" O.C.	GR 60
30	1	10" X 10" X 1" STEEL BASE PLATE	A36
31	6	2 1/2" X 2 1/2" X 1/4" STEEL GUSSET PLATE	A36
32	1	5" X 5" X 1/2" STEEL SPICE PLATE	A36
33	AS REQD	1/4" X 1" STEEL FLAT	A36
36	1	5 1/2" X 5 1/2" X 1/4" STEEL TOP PLATE	A36
40	AS REQD	.118" CLEAR IMPACT MODIFIED ACRYLIC	-
41	2	.118" CLEAR IMPACT MODIFIED ACRYLIC, THERMO-FORMED	-
50	AS REQD	MATHEWS PAINT, MP10120 ORANGE, SATIN FINISH	-
51	AS REQD	MATHEWS PAINT, MP10108 SILVER METALLIC, SATIN FINISH	-
52	AS REQD	MATHEWS PAINT, MP742005P ZAP WHITE LIGHT ENHANCEMENT	-
56	AS REQD	ARLON SERIES #2500-2800 TRANSLUCENT ORANGE VINYL	-
57	AS REQD	ARLON SERIES #2500-2800 TRANSLUCENT LIGHT BLUE VINYL	-
58	AS REQD	ARLON SERIES #2500-2800 TRANSLUCENT WHITE VINYL	-
60	2	F48T12 D.H.O. LAMP (12 000 HR. RATED AVERAGE LIFE)	-
61	1	ESB 216-12 ELECTRONIC BALLAST (SIGNA)	-
62	2	F30T12 D.H.O. LAMP (12 000 HR. RATED AVERAGE LIFE)	-
64	1	PHOTOCELL - REQUIRED TO BE IN REVEAL	-
65	1	SAFETY SWITCH (WESTINGHOUSE), SINGLE POLE, 20 AMP(S) AND 300V (ESB)	-
69	1	POWER SUPPLY CONDUIT	-
70	AS REQD	SCREW, PHILLIPS FLAT, #10 X 3/4", S.S.	19/8
71	AS REQD	SCREW, HEX WASHER, #10 X 3/4", UNSLOTTED, S.S.	19/8
72	4	43/4" X 3'-0" LONG STEEL ANCHOR BOLT W/ HEAVY NUTS AND WASHERS PER RMA 255	-
74	AS REQD	1/2"-20 ALUMINUM STUD W/ NUT AND WASHERS	-
75	1	1/2"-13 STEEL EYE-BOLT W/ NUT	-

D.O.M. IS CONTINUED ON 53

PNC0313A

ELECTRICAL	
LAMPS	(2) F30T12 D.H.O.
BALLAST	(2) F48T12 D.H.O.
W.A.	170 VOLTS
CIRCUITS	1-20 AMP

AREA/WEIGHT	
SIGN SQUARE FOOTAGE	14 sq. ft.
ESTIMATED SIGN WEIGHT:	170 LBS
100 LBS (COLUMN)	100 LBS

THIS SIGN TO BEAR THIS MARK

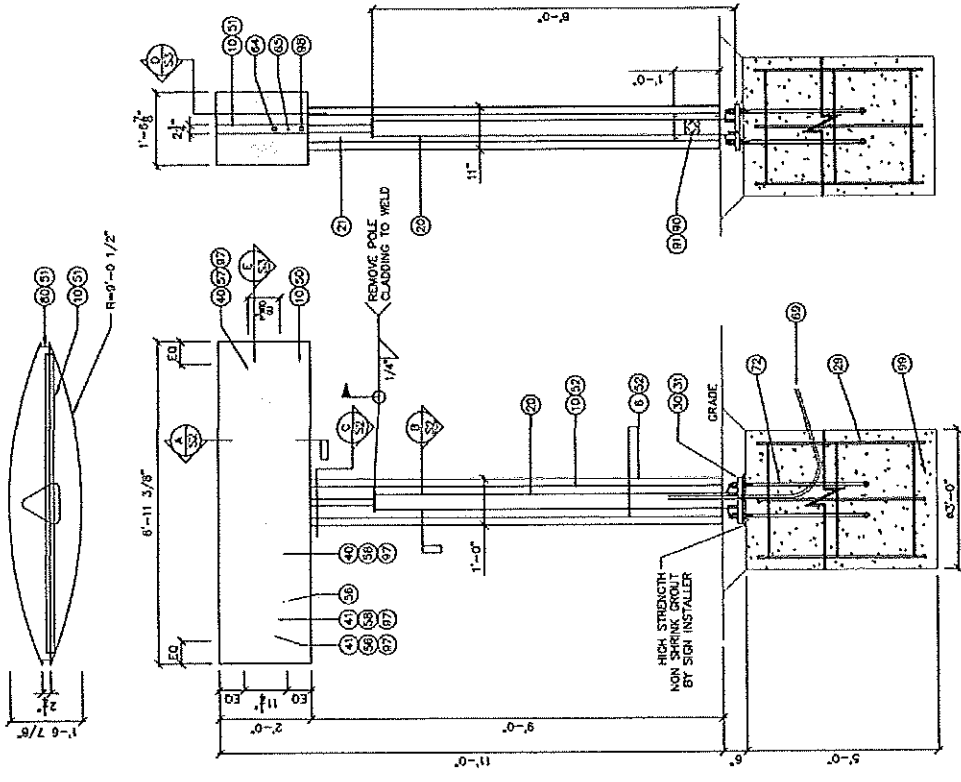
SIGN BASED ON DESIGN CHARGE 2000 FPM/HR. WIND SPEED 2009 SUPPLEMENT: ASCE 7-02, 140 mph. IMPORTANCE CATEGORY II C. SOIL RESISTANCE 150 PSF/FT

TOLERANCE ± 1/16" ON ALL DIMENSIONS

USE WHITE SILICONE TO CONCEAL LIGHT LEAKS

ALTERNATE FOUNDATION: (DUO) 3'-0" X 3'-0" X 5'-0" DEEP CONCRETE REQUIRED: 1.5 CY. REINFORCEMENT: #5 REBAR CAGE W/ BARS ON 12" GRID ON ALL FACES, 5' COVER

THIS SIGN IS INTENDED TO BE INSTALLED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE AND/OR OTHER APPLICABLE LOCAL CODES. THIS INCLUDES PROPER GROUNDING AND BONDING OF SIGN.



ELEVATIONS SCALE: NTS

Drawing prepared by: **P001**

Location: 1642 Bryan Road
OFallon, MO. 63368

File Path: Active\BANKS\PI\PNC BankLocations 3636\3636_12178037_OFallon_MO.cdr

Project #: 3636

Location #: 12178037

Drawing prepared for: **PNC BANK**

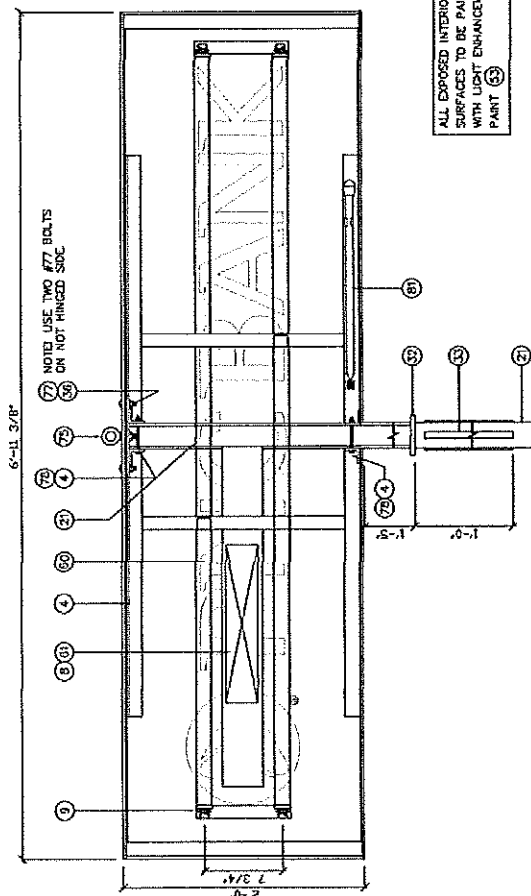
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Rev 2	000000	00/00/00	XXX	XXX	
Rev 3	000000	00/00/00	XXX	XXX	
Rev 4	000000	00/00/00	XXX	XXX	
Rev 5	000000	00/00/00	XXX	XXX	
Rev 6	000000	00/00/00	XXX	XXX	

Rev #	Reqt	Date	Drawn By	Revision Description	Notes
Rev 7	000000	00/00/00	XXX	XXX	
Rev 8	000000	00/00/00	XXX	XXX	
Rev 9	000000	00/00/00	XXX	XXX	
Rev 10	000000	00/00/00	XXX	XXX	

Pg. 4

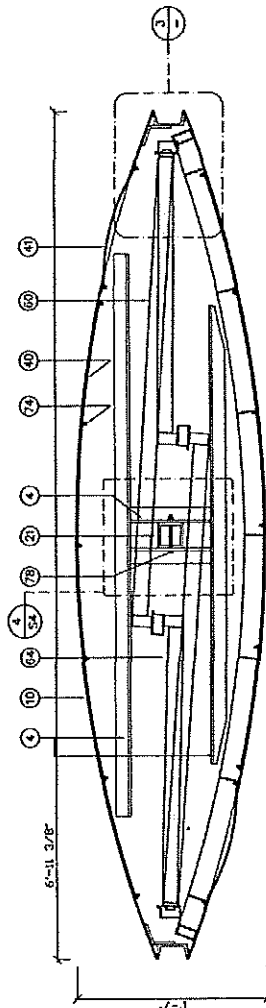
BILL OF MATERIALS -- CONT.

No.	QTY.	DESCRIPTION	SPEC.
76	10	3/8"-18 HEX HEAD BOLT w/ NUT, WASHER AND LOCK WASHER	A307
77	2	5/16"-18 CARRIAGE BOLT w/ NUT, WASHER AND LOCK WASHER	A307
78	4	5/16"-18 HEX HEAD BOLT w/ NUT, WASHER AND LOCK WASHER	A307
79	AS REQ'D	RI-VET, ALUMINUM #43, 1/8" x 1 1/4"	-
80	6.5 FT.	2" OPEN S.S. PLANO HINGE	-
81	1	18" PROP LATCH w/ RUBBER TIP	-
91	1	12" HIGH REMOVABLE SERVICE ACCESS PANEL	-
92	AS REQ'D	41/4" DRAIN HOLE w/ SHADOW MESH	-
94	AS REQ'D	VERICLON #408-19	-
95	3	HOLE FOR ELECTRICAL	-
96	AS REQ'D	CLOSED CELL FOAM 1/4" x 1"	-
97	AS REQ'D	2-ND SURFACE APPLIED	-
98	-	UNION, U/L AND ELECTRICAL LABEL LOCATION	-
99	-	CONCRETE	-



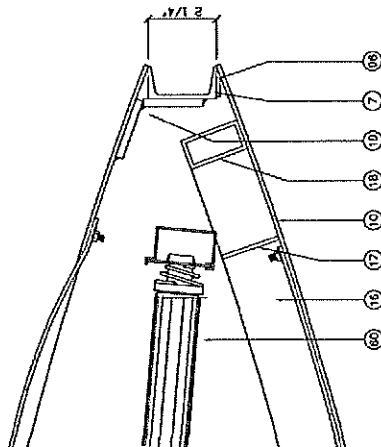
D SECTION

SCALE: NTS



E SECTION

SCALE: NTS



DETAIL

SCALE: NTS

Rev #	Req'd	Date	Req. By	Drawn By	Revision Description	Rev #	Req'd	Date	Rev. By
Rev 1	000000	00/00/00	XXX	XXX	Notes	Rev 7	000000	00/00/00	XXX
Rev 2	000000	00/00/00	XXX	XXX		Rev 8	000000	00/00/00	XXX
Rev 3	000000	00/00/00	XXX	XXX		Rev 9	000000	00/00/00	XXX
Rev 4	000000	00/00/00	XXX	XXX		Rev 10	000000	00/00/00	XXX
Rev 5	000000	00/00/00	XXX	XXX					
Rev 6	000000	00/00/00	XXX	XXX					

Drawing prepared for:

P001

Location:

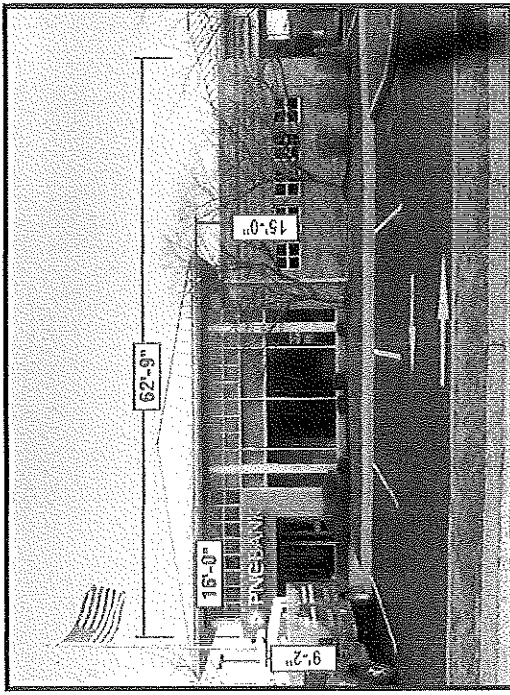
1642 Bryan Road
OFallon, MO, 63368

Proj #: 3636
Loc #: 12178037

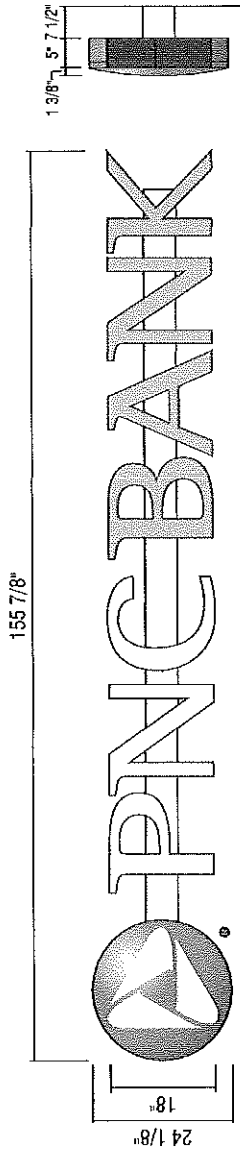
File Path:

ActiveBANKS\PIPN BankLocations 3636\3636_12178037_OFallon_MO.cdr





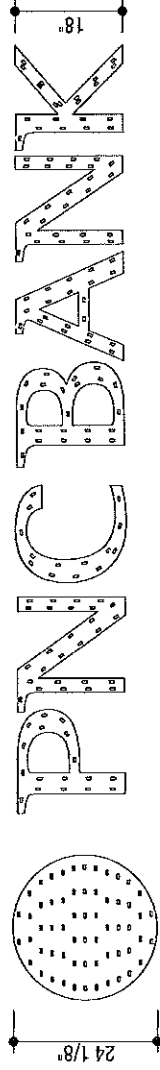
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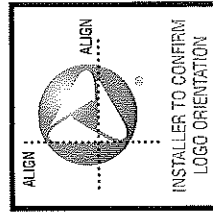
REFURBISH IL-18R-W ILLUMINATED CHANNEL LETTERS ON RACEWAY (WHITE) - 26.1 SQ. FT.

QTY: 1

SCALE: 3/8" = 1'-0"



Replace existing LED illumination with Sloan LED material.



INSTALLER TO CONFIRM
LOGO ORIENTATION

Rev #	Reqt #	Date	Req. By	Drawn By	Revision Description	Drawings are the exclusive property of ICON. Any unauthorized use or duplication is not permitted.
Original	261517	07/03/18	IC	KP		
Rev 1	000000	00/00/00	XXX	XXX	Notes	Rev # Date Reqt. By Drawn By
Rev 2	000000	00/00/00	XXX	XXX		Rev 7 000000 00/00/00 XXX XXX
Rev 3	000000	00/00/00	XXX	XXX		Rev 8 000000 00/00/00 XXX XXX
Rev 4	000000	00/00/00	XXX	XXX		Rev 9 000000 00/00/00 XXX XXX
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Rev 6	000000	00/00/00	XXX	XXX		

Drawing prepared for:

P002

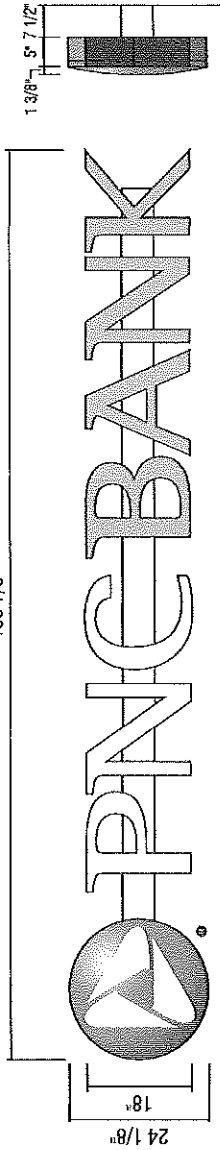


Location: 1642 Bryan Road
O'Fallon, MO. 63368
Proj #: 3636
Loc #: 12178037
File Path: Active\BANKS\PI\PNC Bank\Locations 3636\3636_12178037_O'Fallon_MO.cdr



Active\BANKS\PI\PNC Bank\Locations 3636\3636_12178037_O'Fallon_MO.cdr

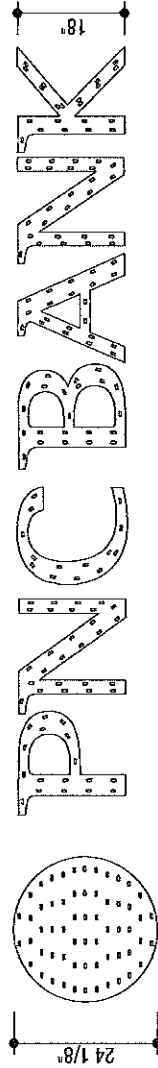
155 7/8"



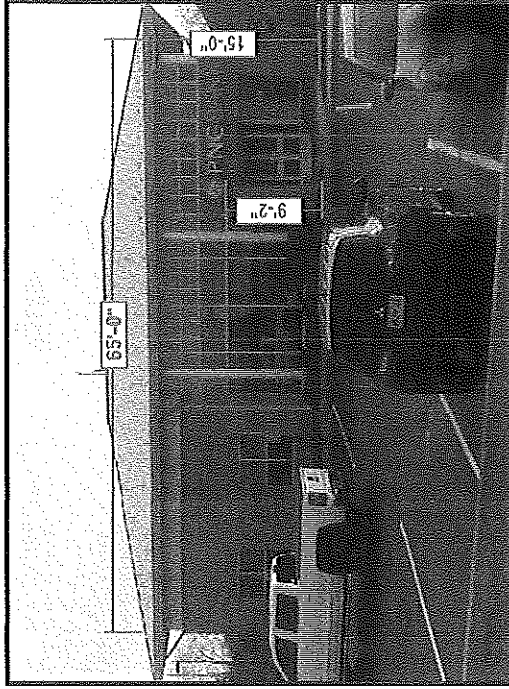
REFURBISH IL-18R-W ILLUMINATED CHANNEL LETTERS ON RACEWAY (WHITE) - 26.1 SQ. FT.

QTY: 1

SCALE: 3/8" = 1'-0"



Replace existing LED illumination with Sloan LED material.



EXISTING

Drawing prepared by:

Icon

Drawing prepared for:

P003

Location:

1642 Bryan Road
OFallon, MO, 63368

Proj #:

3636

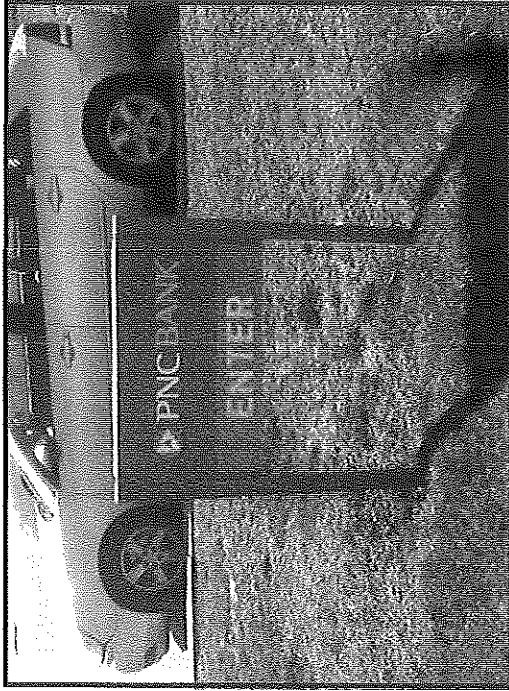
Loc #:

12178037

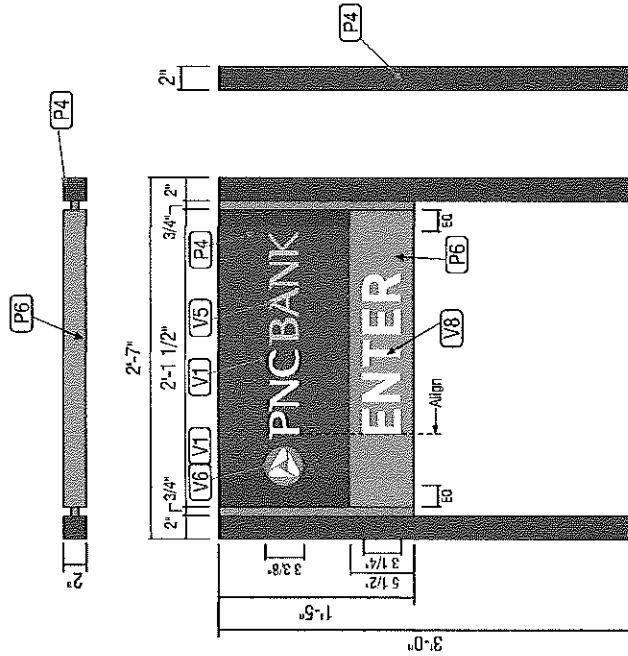
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Rev 2	000000	00/00/00	XXX	XXX							
Rev 3	000000	00/00/00	XXX	XXX				Rev 7	000000	00/00/00	XXX
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Rev 6	000000	00/00/00	XXX	XXX				Rev			



EXISTING



D-3-NI-LEN D.F. NON-ILLUM. DIR. - 3 SQ. FT.

QTY:1

SCALE: 3/4" = 1'-0"

Drawing prepared by: **W002**

Location: 1642 Bryan Road
OFallon, MO. 63368

Proj #: 3636

Loc #: 12178037

File Path: Active\BANKS\IPNC Bank\Locations 3636\3636_12178037_OFallon_MO.cdr

Drawing prepared for: **PNC BANK**

Rev # Date: 01/02/78

Rev 1 000000 00/00/00 XXX XXX

Rev 2 000000 00/00/00 XXX XXX

Rev 3 000000 00/00/00 XXX XXX

Rev 4 000000 00/00/00 XXX XXX

Rev 5 000000 00/00/00 XXX XXX

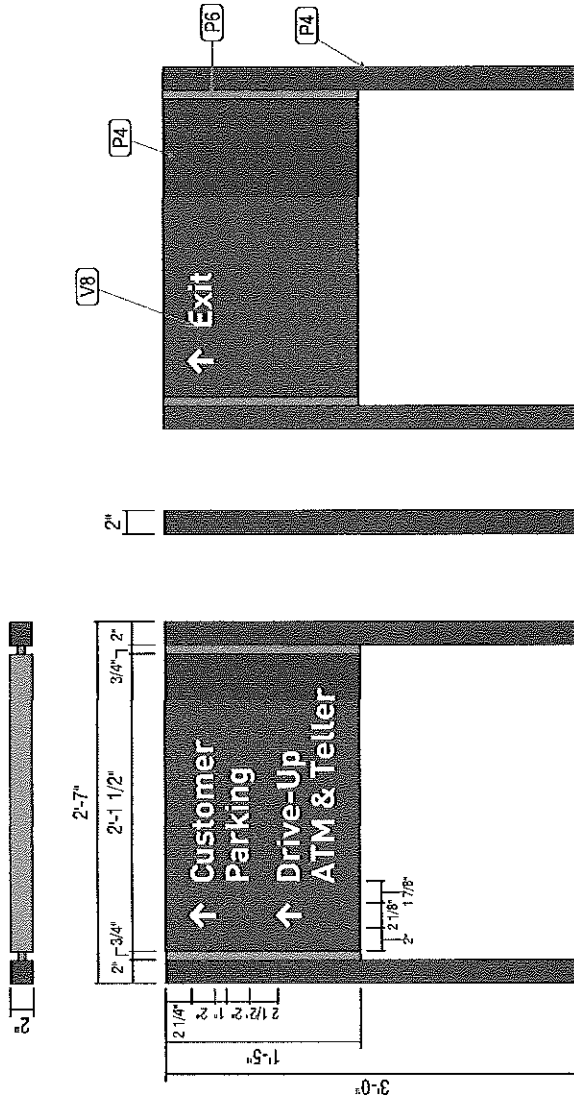
Rev 6 000000 00/00/00 XXX XXX

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Rev 4	000000	00/00/00	XXX	XXX							
Rev 5	000000	00/00/00	XXX	XXX							
Rev 6	000000	00/00/00	XXX	XXX							

Pg. 9



EXISTING



D-3-NL D.F. NON-ILLUM. DIR. - 3 SQ. FT.

QTY:1

SCALE: 3/4"=1'-0"

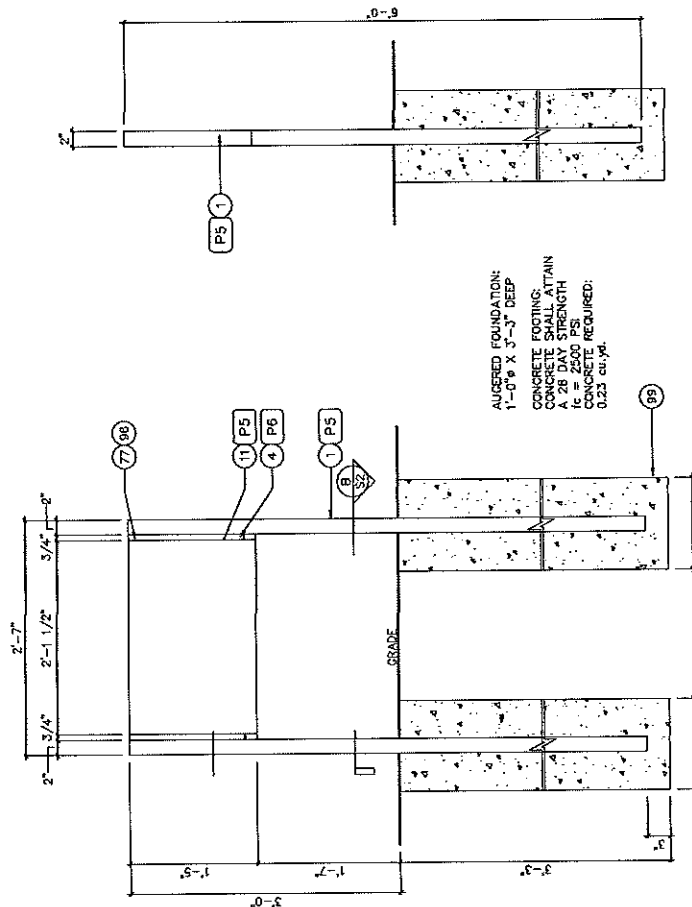
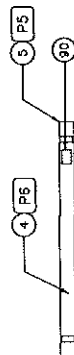
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O'Fallon, MO 63368				PNC BANK				Rev 3	000000	00/00/00	XXX
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				PNC BANK				Rev 9	000000	00/00/00	XXX
				PNC BANK				Rev 10	000000	00/00/00	XXX
				PNC BANK				Pg. 10			

AREA/WEIGHT	SIGN SQUARE FOOTAGE: 3 sq. ft.	ESTIMATED SIGN WEIGHT: 15 Lb.
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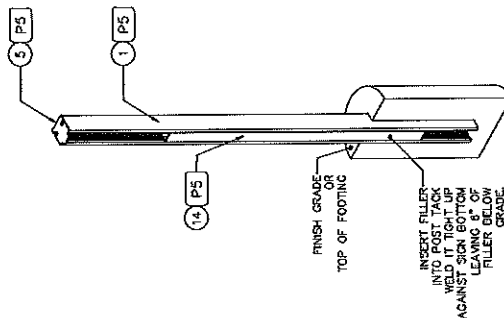
AREA/WEIGHT	SIGN SQUARE FOOTAGE: 3 sq. ft.	ESTIMATED SIGN WEIGHT: 15 Lb.
-------------	-----------------------------------	----------------------------------

NOTE:
APPLY LIGHT
BLUE OVER
WHITEOPAQUE
VINYL

No.	QTY.	PART #	DESCRIPTION	SPECIFICATIONS
1	2	SGNCOMP	SERIES 2-3" SQUARE POST #1100 X 6'-0" LONG	
2	3 ft.	SGNCOMP	SERIES 2-3" REVEAL PART #200 X 1'-5" LONG	
4	8 ft.	SGNCOMP	SERIES 2 SLIDE BODY #1110	
5	2	SGNCOMP	SERIES 2 = 2-1/4" SQUARE POST CAP #5252	
11	AS REQ'D	AL5090002	ALUMINUM SHEET	.090" X 60" X 120', 3003-H14
14	2	AL5090002	ALUMINUM SHEET-INSET	.090" X 60" X 11/16", 3003-H14
49	-	-	VERSLOCK ADHESIVE	
77	6	-	SCREW, SM PHILLIPS	
90	-	-	UNION LABEL	
91	-	-	-	#8 X 1/2" FLAT TYPE "AB" ZINC
95	-	-	-	LABEL LOCATION
96	-	-	-	FIRST SURFACE APPLIED
96	-	-	TYPE FONT TO BE FT DIN BOLD	VERIFY ALL COPY PRIOR TO FABRICATION
96	-	-	PAINT SCREWS HEADS	TO MATCH BACKGROUND
96	-	-	CONCRETE	-
PAINT & VINYL SPECS.				
P5	-	-	SEE COLOR SPECIFICATION LIBRARY	
P6	-	-	SEE COLOR SPECIFICATION LIBRARY	
V1	-	-	SEE COLOR SPECIFICATION LIBRARY	
V5	-	-	SEE COLOR SPECIFICATION LIBRARY	
V6	-	-	SEE COLOR SPECIFICATION LIBRARY	
VR	-	-	SEE COLOR SPECIFICATION LIBRARY	



AUGERED FOUNDATION:
 1'-0"ø X 3'-3" DEEP
 CONCRETE FOOTING:
 CONCRETE SHALL ATTAIN
 A 28 DAY STRENGTH
 $f_c = 2500$ PSI
 CONCRETE REQUIRED:
 0.23 cu.yd.



PN0023D

D-3-NL

ELEVATION

SCALE: 3/4"=1'-0"

DETAIL

SCALE: N.T.S.

Drawing Board

For preparation of

W001, W002, W004

Location: 1642 Bryan Road
O'Fallon, MO. 63368

File Path:

Proj #: 3636
Loc #: 12178

COL

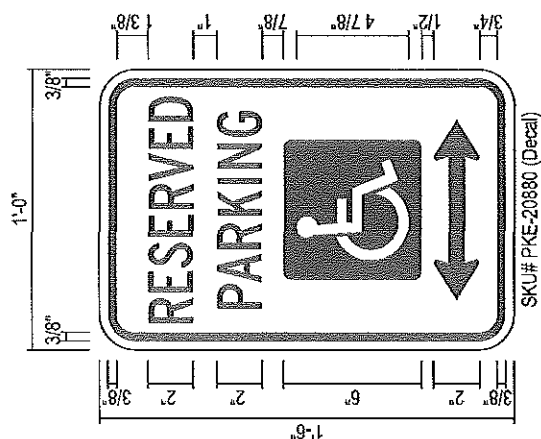
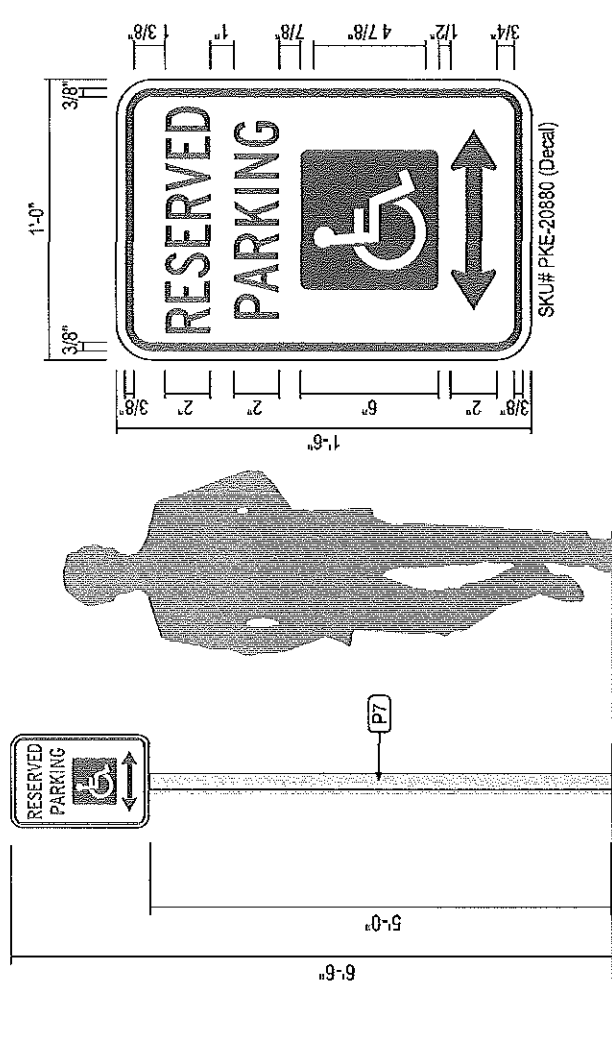
PNC

File Path: 12178U31

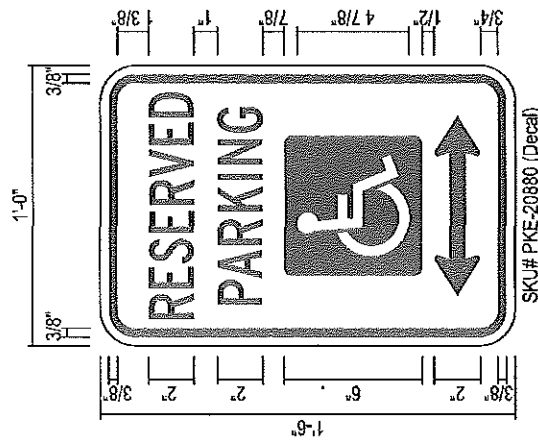
Active\BANKS\P\PNC Bank\Locations 3636\3636 12178037 OFallon_MO.cdr

Rev #:	Reqt:	Date:	Req. By:	Drawn By:	Revision Description:	Drawings are the exclusive property of ICON. Any unauthorized use or duplication is not permitted.			
Original	26547	01/08/18	IC	KP	Notes	Rev #:	Reqt:	Date:	Drawn By:
Rev 1	000000	01/08/18	XXX	XXX		Rev 7	000000	00/00/00	XXX
Rev 2	000000	00/00/00	XXX	XXX		Rev 8	000000	00/00/00	XXX
Rev 3	000000	00/00/00	XXX	XXX					XXX
Rev 4	000000	00/00/00	XXX	XXX		Rev 9	000000	00/00/00	XXX
Rev 5	000000	00/00/00	XXX	XXX					XXX
Rev 6	000000	00/00/00	XXX	XXX		Rev 10	000000	00/00/00	XXX
Rev 7	000000	00/00/00	XXX	XXX					XXX

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POSTING OF FINE AMOUNTS MAY BE REQUIRED. VERIFY WITH LOCAL JURISDICTION ANY FINE AMOUNT AND/OR ADDITIONAL REQUIREMENTS PRIOR TO ORDERING.



QTY: 1
SCALE: 1/2" = 1'-0"

SCALE: 1 1/2"=1'-0"

POSTING OF FINE AMOUNTS MAY BE REQUIRED. VERIFY WITH LOCAL JURISDICTION ANY FINE AMOUNT AND/OR ADDITIONAL REQUIREMENTS PRIOR TO ORDERING.



Drawing prepared by: icon

Location: 1642 Bryan Road
O'Fallon, MO. 63368

File Path: Active\BANKS\P\PNC Bank\Locations 3636\12178037_OFallon_MO.cdr

W007

Prep #: 3636
Loc #: 12178037

Drawing prepared for:

PNC BANK

Rev #	Rev#	Date	Rev. By	Drawn By	Revision Description	Rev #	Rev#	Date	Rev. By	Drawn By
Original	283539	07/08/03	IC	XX	Notes	Rev 1	000000	00/00/00	XXX	XXX
Rev 2	000000	00/00/00	XXX	XXX		Rev 7	000000	00/00/00	XXX	XXX
Rev 3	000000	00/00/00	XXX	XXX		Rev 8	000000	00/00/00	XXX	XXX
Rev 4	000000	00/00/00	XXX	XXX		Rev 9	000000	00/00/00	XXX	XXX
Rev 5	000000	00/00/00	XXX	XXX		Rev 10	000000	00/00/00	XXX	XXX
Rev 6	000000	00/00/00	XXX	XXX						

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Drawings are the exclusive property of ICON. Any unauthorized use or alteration is not permitted.

TREASURER'S REPORT

As of January 31, 2018

Special Revenue Fund	133,950.23
General Fund	3,841,292.31
Parks & Storm Water Fund	136,361.23
Capital Improvement Sales Tax Fund	264,953.96
Municipal Bond Account	2,295.42
Escrow/Bond Account	25,953.49
Petty Cash	100.00
Cash Drawer	200.00
TOTAL	4,405,106.64

Bryan Road NID Bond Fund	258,877.96
Bryan Road NID Bond Reserve Fund	121,793.56

Respectfully submitted,



Kim Clark

City Clerk/Treasurer

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF DARDENNE PRAIRIE, MISSOURI, DELETING CHAPTER 500 OF THE MUNICIPAL CODE OF THE CITY OF DARDENNE PRAIRIE IN ITS ENTIRETY, ENACTING, IN LIEU THEREOF, A NEW CHAPTER 500 OF THE MUNICIPAL CODE; ADOPTING WITH AMENDMENTS THE INTERNATIONAL BUILDING CODE, 2015 EDITION, THE INTERNATIONAL RESIDENTIAL CODE, 2015 EDITION, THE NFPA NATIONAL ELECTRICAL CODE, 2014 EDITION, THE INTERNATIONAL MECHANICAL CODE, 2015 EDITION, THE INTERNATIONAL PLUMBING CODE, 2015 EDITION, THE INTERNATIONAL EXISTING BUILDING CODE, 2015 EDITION, THE INTERNATIONAL PROPERTY MAINTENANCE CODE, 2015 EDITION, THE INTERNATIONAL FIRE CODE, 2015 EDITION, THE PRIVATE SEWAGE DISPOSAL CODE, 2015 EDITION, THE INTERNATIONAL ENERGY CONSERVATION CODE, 2015 EDITION, THE INTERNATIONAL FUEL GAS CODE, 2015 EDITION AND THE INTERNATIONAL SWIMMING POOL AND SPA CODE, 2015 EDITION, AS THE BUILDING CODES OF THE CITY; PROVIDING FOR THE REGULATION, INSPECTION AND PERMITTING OF BUILDINGS WITHIN THE CITY; ESTABLISHING PERMIT AND INSPECTION FEES; PROVIDING FOR PENALTIES FOR VIOLATIONS OF THE PROVISIONS OF SAID BUILDING CODES; AND OTHER MATTERS RELATED THERETO

WHEREAS, pursuant to Revised Missouri Statutes Section 67.280, the City of Dardenne Prairie may adopt or repeal an ordinance which incorporates by reference the provisions of any code or portions of any code, or any amendment thereof, property identified as to date and source, without setting forth the provisions of such code in full; and

WHEREAS, pursuant to the requirements of § 67.280, RSMo., one (1) copy each of the International Building Code, 2015 edition, the International Residential Code, 2015 edition, the NFPA National Electrical Code, 2014 edition, the International Mechanical Code, 2015 edition, the International Plumbing Code, 2015 edition, the International Existing Building Code, 2015 edition, the International Property Maintenance Code, 2015 edition, the 2015 International Fire Code, 2015 edition, the International Private Sewage Disposal Code, 2015 edition, as published by the International Code Council (collectively, the "Building Codes"), was filed with the City Clerk for a period of ninety (90) days prior to the adoption of this ordinance; and

WHEREAS, the Board of Aldermen of the City of Dardenne Prairie, Missouri, deems it to be to the benefit of the health, safety and general welfare of its residents, that it adopt the above referenced Building Codes;

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF DARDENNE PRAIRIE, MISSOURI, AS FOLLOWS:

SECTION 1. That Chapter 500 of the Municipal Code of the City of Dardenne Prairie, Missouri, be and is hereby deleted in its entirety, and there is hereby enacted, in lieu thereof, a new Chapter 500, which shall read as follows:

TITLE V. BUILDING AND CONSTRUCTION

CHAPTER 500: BUILDING REGULATIONS

ARTICLE I. SEISMIC DESIGN

SECTION 500.010: EARTHQUAKE AND SEISMIC DESIGN REQUIREMENTS

All construction in the City shall comply with the requirements of Sections 319.200 through 319.207, RSMo., and any amendments thereto, relating to earthquakes and seismic construction requirements.

ARTICLE II. BUILDING CODE

SECTION 500.020: BUILDING CODE – ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the International Building Code, 2015 edition, including appendices C and K, as published by the International Code Council as amended, be and is hereby adopted as the Building Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Building Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Building Code, 2015 edition, as published by the International Code Council.* Wherever the terms “*Name of Jurisdiction*” or “*Local Jurisdiction*” appear, it shall be deemed to mean “*City of Dardenne Prairie, Missouri*”.
- C. Wherever the term “*Department of Building Safety*” appears it shall be deemed to mean the department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term “*Building Official*” appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.030: ZONING CODE PREVAILS – BUILDING PERMIT REQUIRED - EXCEPTIONS

That all types of construction shall comply with building set-back lines, side lots, yard requirements, and height limitations as set out in this Code, and if any conflict exists between Title V and Title IV of this Code, Title IV of this Code shall prevail; also in conjunction with Section 105.2 of the International Building Code, 2015 edition, as published by the International Code Council, building permits shall be required on all building activities with the exception of ordinary repairs and the exemptions listed in Section 105.2. The Building Official or his/her designee has complete authority to inspect all buildings being constructed to insure that the provisions of this Chapter and Code are complied with.

SECTION 500.040: BUILDING CODE – AMENDMENTS

- A. The International Building Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 ADMINISTRATION) (SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Building Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

101.4.90 Aquatic recreation facilities. The provisions of the International Swimming Pool and Spa Code shall apply to the construction, alteration, movement, renovation, replacement, repair and maintenance of aquatic recreation facilities, pools and spas. The pools and spas covered by this code are either permanent or temporary, and shall be only those that are designed and manufactured to be connected to a circulation system and that are intended for swimming, bathing or wading.

(SECTION 105 PERMITS)

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. Reserved.
2. Fences not over seven (7) feet high.

3. Oil derricks.
4. Retaining walls that are not over four (4) feet (1,219 mm) in height measured from the adjacent grade to the top of the wall, unless supporting a surcharge or impounding Class I, II or IIIA liquids.
5. Water tanks supported directly on grade if the capacity is not greater than five thousand (5,000) gallons (18,925 L) and the ratio of height to diameter or width is not greater than 2:1.
6. Sidewalks and driveways not more than thirty (30) inches (762 mm) above adjacent grade, and not over any basement or story below and 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 that are less than twenty-four (24) inches (610 mm) deep, are not greater than five thousand (5,000) gallons (18,925 L) and are installed entirely above ground.
10. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems.
11. Swings and other playground equipment accessory to detached one- and two-family dwellings.
12. Window awnings in Group R-3 and U occupancies, supported by an exterior wall that do not project more than fifty-four (54) inches (1,372 mm) from the exterior wall and do not require additional support.
13. Non-fixed and movable fixtures, cases, racks, counters and partitions not over five (5) feet nine (9) inches (1,753 mm) in height.
14. Temporary structures that are located in agricultural districts and which use is primarily agricultural in nature, that are not accessible to the general public.
15. Flag poles less than forty (40) feet in height.
16. Replacement of doors and windows where the opening size is not increased or decreased.

Electrical:

Repairs and maintenance: Minor repair work, including the replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles.

Radio and television transmitting stations: The provisions of this code shall not apply to electrical equipment used for radio and television transmissions, but do apply to equipment and wiring for a power supply and the installations of towers and antennas.

Temporary testing systems: A permit shall not be required for the installation of any temporary system required for the testing or servicing of electrical equipment or apparatus.

Gas:

1. Portable heating appliance.
2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.

Mechanical:

1. Portable heating appliance.
2. Portable ventilation equipment.
3. Portable cooling unit.
4. Steam, hot or chilled water piping within any heating or cooling equipment regulated by this code.
5. Replacement of any part that does not alter its approval or make it unsafe.
6. Portable evaporative cooler.
7. Self-contained refrigeration system containing ten (10) pounds (4.54 kg) or less of refrigerant and actuated by motors of one (1) horsepower (0.75 kW) or less.

Plumbing:

1. The stopping of leaks in drains, water, soil, waste or vent pipe, provided, however, that if any concealed trap, drain pipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with new material, such work shall be considered as new work and a permit shall be obtained and inspection made as provided in this code.

2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes or fixtures.
3. Fixture replacement with similar fixtures where plumbing connections are not relocated.

105.5 Expiration. Every permit issued shall become invalid and expired unless the work on the site authorized by such permit is commenced within one hundred eighty (180) days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of one (1) year after the time the work is commenced. The building official is authorized to grant, in writing, one (1) or more extensions of time, for periods not more than one hundred eighty (180) days each. The extension shall be requested in writing and shall be granted only upon a showing of justifiable cause and substantial progress. If a permit expires pursuant to this provision, the building official may issue a new permit upon advance payment of an administrative penalty of the original permit fee or one hundred dollars (\$100.00), whichever is less. The reissued permit must be picked-up within seven (7) days of the issued date.

(SECTION 107 SUBMITTAL DOCUMENTS)

107.1 General. Submittal documents consisting of construction documents, statement of special inspections, geotechnical report and other data shall be submitted as required by the building official with each permit application. The construction documents shall be prepared by a registered design professional where required by the statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the building official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: The building official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that review of construction documents is not necessary to obtain compliance with this code.

(SECTION 110 INSPECTIONS)

110.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 113 BOARD OF APPEALS)

113.2 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 shall not have authority to waive requirements of this code.

113.3 Qualifications. Delete in its entirety.

(SECTION 114 VIOLATIONS)

114.4 Violation penalties. Delete in its entirety.

(CHAPTER 3 USE AND OCCUPANCY)
(SECTION 310 RESIDENTIAL GROUP R)

310.5.1 Care facilities within a dwelling. Care facilities for five (5) or fewer persons receiving care that are within a single-family dwelling are permitted to comply with the International Residential Code provided an automatic sprinkler system is installed in accordance with Section 903.3.1.3 or Section P2904 of the International Residential Code.

Exception:

Child day care facilities in existing buildings complying with the International Residential Code shall not be required to be sprinklered.

(CHAPTER 12 INTERIOR ENVIRONMENT)
(SECTION 1203 VENTILATION)

1203.90 Roof vents. The roof system of one (1) story buildings of unlimited area when of types 2, 3 or 4 construction shall be provided with smoke and heat vents.

Exception: Vents are not required for buildings subdivided into spaces not greater than ten thousand (10,000) square feet with fire separation assemblies of not less than one (1) hour fire-resistance rating.

1203.91 Vent size and spacing. Smoke and heat vents shall be spaced at a maximum spacing of one hundred fifty (150) feet between centers. One (1) square foot of open vent area is required per three hundred (300) square feet of floor area.

(CHAPTER 31 SPECIAL CONSTRUCTION)
(SECTION 3107 SIGNS)

3107.1 General. Signs shall be designed, constructed and maintained in accordance with this code and the Ordinances of the City of Dardenne Prairie, Missouri.

SECTION 500.045: VIOLATION AND PENALTIES

Any person, firm or corporation who shall violate any provisions of this Article or who shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a structure in violation of an approved plan or directive of the Code Official or of a permit or certificate issued under the provisions of this Article or shall start any work requiring a permit without first obtaining a permit thereof or who shall continue any work in or about a structure after having been served a stop work order, except for such work which that person, firm or corporation has been directed to perform to remove a violation or unsafe condition shall upon conviction thereof be punished by a fine of not more than five hundred dollars (\$500.00) or by imprisonment not exceeding ninety (90) days, or both such fine and imprisonment. Each day that a violation continues shall be deemed a separate offense.

ARTICLE III. RESIDENTIAL CODE FOR ONE- AND TWO-FAMILY DWELLINGS

SECTION 500.050: RESIDENTIAL CODE – ADOPTION

- A. A certain document, one (1) copy of which were placed on file in the office of the City Clerk, said copy being marked and designated as the International Residential Code for One- and Two-Family Dwellings, 2015 edition, Appendices E, G, I, J, K, M, and P, as published by the International Code Council, as amended, be and is hereby adopted as the Residential Building Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Residential Code for One- and Two-Family Dwellings, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Residential Code for One- and Two-Family Dwellings, 2015 edition, as published by the International Code Council.* Wherever the terms “*Name of Jurisdiction*” or “*Local Jurisdiction*” appear, it shall be deemed to mean “*City of Dardenne Prairie, Missouri*”.
- C. Wherever the term “*Department of Building Safety*” appears it shall be deemed to mean the a department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term “*Building Official*” appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.055: RESIDENTIAL CODE – AMENDMENTS

- A. The International Residential Code for One and Two Family Dwellings, 2015 edition, as published by the International Code Council, is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 ADMINISTRATION) (SECTION R101 GENERAL)

R101.1 Title. These provisions shall be known as the Residential Code for One- and Two-family Dwellings of the City of Dardenne Prairie, Missouri, and shall be cited as such and will be referred to herein as "this code."

(SECTION R103 DEPARTMENT OF BUILDING SAFETY)

(SECTION R105 PERMITS)

R105.2 Work exempt from permit. Exemption 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 one hundred twenty (120) square feet (11.15 m²) or two hundred (200) square feet (19 m²) for portable structures.
2. Fences not over seven (7) feet high.
3. Retaining walls that are not over four (4) feet (1,219 mm) in height measured from the adjacent grade unless supporting a surcharge.
4. Water tanks supported directly upon grade if the capacity does not exceed five thousand (5,000) gallons (18,927 L) and the ratio of height to diameter or width does not exceed two (2) to one (1).
5. Sidewalks and driveways.
6. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.

7. Prefabricated swimming pools that are less than twenty-four (24) inches (610 mm) deep.
8. Swings and other playground equipment.
9. Window awnings supported by an exterior wall that do not project more than fifty-four (54) inches (1,372 mm) from the exterior wall and do not require additional support.
10. Decks not exceeding two hundred (200) square feet (11.15 m²) in area, that are not more than thirty (30) inches (762 mm) above grade at any point, are not attached to a dwelling, do not serve the exit door required by Section R311.4.
11. Flag poles forty (40) feet or less in height.
12. Replacement of doors and windows where the opening size is not increased or decreased.

Electrical:

1. Listed cord-and-plug connected temporary decorative lighting.
2. Reinstallation of attachment plug receptacles but not the outlets therefor.
3. Replacement of branch circuit overcurrent devices of the required capacity in the same location.
4. Electrical wiring, devices, appliances, apparatus or equipment operating at less than twenty-five (25) volts and not capable of supplying more than fifty (50) watts of energy.
5. Minor repair work, including the replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles.

Gas:

1. Portable heating, cooking or clothes drying appliances.
2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.
3. Portable-fuel-cell appliances that are not connected to a fixed piping system and are not interconnected to a power grid.

Mechanical:

1. Portable heating appliances.
2. Portable ventilation appliances.
3. Portable cooling units.
4. Steam, hot- or chilled-water piping within any heating or cooling equipment regulated by this code.
5. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.
6. Portable evaporative coolers.
7. Self-contained refrigeration systems containing ten (10) pounds (4.54 kg) or less of refrigerant or that are actuated by motors of one (1) horsepower (746 kW) or less.
8. Portable-fuel-cell appliances that are not connected to a fixed piping system and are not interconnected to a power grid.

Plumbing:

1. The stopping of leaks in drains, water, soil, waste or vent pipe; provided, however, that if any concealed trap, drainpipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with new material, such work shall be considered as new work and a permit shall be obtained and inspection made as provided in this code.
2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures, and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes or fixtures.
3. Fixture replacement with similar fixtures, including water heaters, where plumbing connections are not relocated.

R105.5 Expiration. Every permit issued shall become invalid and expired unless the work authorized by such permit is commenced within one (1) year after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of one (1) year after the time the work is commenced. The building official is authorized to grant, in writing, one (1) or more extensions of time, for periods not more than one hundred eighty (180) days each. The extension shall be requested in writing and shall be granted only upon a showing of justifiable cause and substantial progress. If a permit expires pursuant to this provision, the building official may issue a new permit upon advance payment (subject to refund if overestimated) of an administrative penalty of one hundred dollars

(\$100.00) for each ninety (90) days or fraction thereof expected to lapse between the issuance of the new permit and the issuance of certificate of occupancy upon final inspection as pursuant to Section R110 of this code.

(SECTION R106 CONSTRUCTION DOCUMENTS)

R106.1 Submittal documents. Submittal documents consisting of construction documents, and other data shall be submitted as required by the Building Official with each application for a permit. The construction documents shall be prepared by a registered design professional where required by the statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the building official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: The building official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that reviewing of construction documents is not necessary to obtain compliance with this code.

R106.3.1 Approval of construction documents. Where the building official issues a permit, the construction documents shall be approved in writing or by a stamp that states "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, may be kept at the site of work or made available at time of inspection, and shall be open to inspection by the building official or a duly authorized representative.

(SECTION R108 FEES)

R108.2 Fees. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

R108.6 Work commencing before permit issuance. Any person who commences work requiring a permit on a building, structure, electrical, gas, mechanical or plumbing system before obtaining the necessary permits shall be subject to a fee established by the applicable governing authority that shall be in addition to the required permit fees.

Exceptions:

1. Rough grading less than five thousand (5,000) square feet, not to include excavating for basements
2. Stakeouts and other similar preparatory actions

(SECTION R109 INSPECTIONS)

R109.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION R112 BOARD OF APPEALS)

R112.1 General. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code.
(Sections 112.2, 112.3, are deleted in their entirety.)

(SECTION R113 VIOLATIONS)

R113.4 Violation penalties. Delete in its entirety.

(CHAPTER 3 BUILDING PLANNING)
(SECTION R301 DESIGN CRITERIA)

TABLE R301.2(1)
CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA

GROUND SNOW LOAD		20 PSF
WIND DESIGN	Speed (MPH)	115 MPH
	Topographic effects	No
	Special wind region	No
	Wind-borne debris zone	No
SEISMIC DESIGN CATEGORY		SDC C
SUBJECT TO DAMAGE FROM	Weathering	Severe
	Frost line depth	30 inches
	Termite	Moderate to Heavy
WINTER DESIGN TEMP		6° F
ICE BARRIER UNDERLAYMENT REQUIRED		No
FLOOD HAZARDS		(See Floodplain Administrator)
AIR FREEZING INDEX		963
MEAN ANNUAL TEMP		55° F

For SI: 1 pound per square foot = 0.0479 kPa, 1 mile per hour = 0.447 m/s.

- a. Weathering may require a higher strength concrete or grade of masonry than necessary to satisfy the structural requirements of this code. The weathering column shall be filled in with the weathering index, "negligible," "moderate" or "severe" for concrete as determined from Figure R301.2(3). The grade of masonry units shall be determined from ASTM C 34, C 55, C 62, C 73, C 90, C 129, C 145, C 216 or C 652.
- b. The frost line depth may require deeper footings than indicated in Figure R403.1(1). The jurisdiction shall fill in the frost line depth column with the minimum depth of footing below finish grade.
- c. The jurisdiction shall fill in this part of the table to indicate the need for protection depending on whether there has been a history of local subterranean termite damage.

- d. The jurisdiction shall fill in this part of the table with the wind speed from the basic wind speed map [Figure R301.2(4)A]. Wind exposure category shall be determined on a site-specific basis in accordance with Section R301.2.1.4.
- e. The outdoor design dry-bulb temperature shall be selected from the columns of 97 1/2-percent values for winter from Appendix D of the International Plumbing Code. Deviations from the Appendix D temperatures shall be permitted to reflect local climates or local weather experience as determined by the building official.
- f. The jurisdiction shall fill in this part of the table with the seismic design category determined from Section R301.2.2.1.
- g. The jurisdiction shall fill in this part of the table with: (a) the date of the jurisdiction's entry into the National Flood Insurance Program (date of adoption of the first code or ordinance for management of flood hazard areas), (b) the date(s) of the Flood Insurance Study, and (c) the panel numbers and dates of the currently effective FIRMs and FBFMs or other flood hazard map adopted by the authority having jurisdiction, as amended.
- h. In accordance with Sections R905.1.2, R905.4.3.1, R905.5.3.1, R905.6.3.1, R905.7.3.1 and R905.8.3.1, where there has been a history of local damage from the effects of ice damming, the jurisdiction shall fill in this part of the table with "YES." Otherwise, the jurisdiction shall fill in this part of the table with "NO."
- i. The jurisdiction shall fill in this part of the table with the one-hundred-year return period air freezing index (BF-days) from Figure R403.3(2) or from the one-hundred-year (ninety-nine percent (99%)) value on the National Climatic Data Center data table "Air Freezing Index-USA Method (Base 32° F.)."
- j. The jurisdiction shall fill in this part of the table with the mean annual temperature from the National Climatic Data Center data table "Air Freezing Index-USA Method (Base 32° F.)."
- k. In accordance with Section R301.2.1.5, where there is local historical data documenting structural damage to buildings due to topographic wind speed-up effects, the jurisdiction shall fill in this part of the table with "YES." Otherwise, the jurisdiction shall indicate "NO" in this part of the table.
- l. In accordance with Figure R301.2(4)A, where there is local historical data documenting unusual wind conditions, the jurisdiction shall fill in this part of the table with "YES" and identify any specific requirements. Otherwise, the jurisdiction shall indicate "NO" in this part of the table.
- m. In accordance with Section R301.2.1.2.1, the jurisdiction shall indicate the wind-borne debris wind zone(s). Otherwise, the jurisdiction shall indicate "NO" in this part of the table.

(SECTION R302 FIRE-RESISTANT CONSTRUCTION)

R302.1 Exterior walls. Construction, projections, openings and penetrations of exterior walls of dwellings and accessory buildings shall comply with Table R302.1(1); or dwellings equipped throughout with an automatic sprinkler system installed in accordance with Section P2904 shall comply with Table R302.1(2).

Exceptions:

1. Walls, projections, openings or penetrations in walls perpendicular to the line used to determine the fire separation distance.
2. Walls of dwellings and accessory structures located on the same lot.
3. Detached tool sheds and storage sheds, playhouses and similar structures exempted from permits are not required to provide wall protection based on location on the lot. Projections beyond the exterior wall shall not extend over the lot line.
4. Detached garages accessory to a dwelling located within five (5) feet of a lot line are permitted to have roof eave projections not exceeding four (4) inches (102 mm).
5. Foundation vents installed in compliance with this code are permitted.
6. Cantilevered manufactured fireplaces meeting the requirements of Chapter 405 of the Municipal Code and protected with 5/8 Type X gypsum.

R302.2 Townhouses. Common walls separating townhouses shall be assigned a fire-resistance rating in accordance with Section R302.2, Item 1 or 2. The common wall shared by two (2) townhouses shall be constructed without plumbing or mechanical equipment, ducts or vents in the cavity of the common wall. The wall shall be rated for fire exposure from both sides and shall extend to and be tight against exterior walls and the underside of the roof sheathing. Electrical installations shall be in accordance with Chapters 34 through 43. Penetrations of the membrane of common walls for electrical outlet boxes shall be in accordance with Section R302.4.

1. Where a fire sprinkler system in accordance with Section P2904 is provided, the common wall shall be not less than a one-hour fire-resistance-rated wall assembly tested in accordance with ASTM E 119 or UL 263.
2. Where a fire sprinkler system in accordance with Section P2904 is not provided, the common wall shall be not less than a two-hour fire-resistance-rated wall assembly tested in accordance with ASTM E 119 or UL 263, or the common wall shall be two (2) independent one-hour fire-resistance-rated wall assemblies.

R302.5.1 Opening protection. Openings from a private garage directly into a room used for sleeping purposes shall not be permitted. Other openings between the garage and residence shall be equipped with solid wood doors not less than one and three eighths (1 3/8) inches (35 mm) in thickness, solid or honeycomb-core steel doors not less than one and three eighths (1 3/8) inches (35 mm) thick, or twenty-minute fire-rated doors.

R302.13 Fire protection of floors. This Section has been deleted in its entirety.

(SECTION R303 LIGHT, VENTILATION AND HEATING)

R303.1.90 Basements and cellars. The glazing area in basements and cellars shall not be less than one percent (1%) of the floor area served and shall be openable for natural ventilation.

R303.4 Mechanical ventilation. Where the air infiltration rate of a dwelling unit is less than five (5) air changes per hour where tested with a blower door at a pressure of two tenths (0.2) inch w.c (50 Pa) in accordance with Section N1102.4.1.2, the dwelling unit shall be provided with whole-house mechanical ventilation in accordance with Section M1507.3.

R303.5.2 Exhaust openings. Exhaust air shall not be directed below six (6) feet and eight (8) inches onto public walkways.

R303.8 Exterior stairway illumination. Exterior stairways shall be provided with an artificial light source. Exterior stairways providing access to a basement from the outdoor grade level shall be provided with an artificial light source located at the bottom landing of the stairway.

(SECTION R306 SANITATION)

R306.90 Hose bibb. Every dwelling shall be equipped with two (2) remote outside frost-proof hose bibbs which shall be protected from backflow in accordance with Section P2902.4.3 of this code.

R306.91 Floor drain. All basements shall be equipped with a floor drain within twenty (20) feet of heating/cooling system(s) and water heaters and which shall comply with Chapter 27, Section P2719 of this code.

(SECTION R309 GARAGES AND CARPORTS)

R309.5 Fire sprinklers. Private garages shall be protected by fire sprinklers where the garage wall has been designed based on Table R302.1(2), and the homeowner has opted to purchase a fire sprinkler system for their residence in accordance with Section 67.281, RSMo. Sprinklers in garages shall be connected to an automatic sprinkler system that complies with Section P2904. Garage sprinklers shall be residential sprinklers or quick-

response sprinklers, designed to provide a density of five hundredths (0.05) gpm/ft². Garage doors shall not be considered obstructions with respect to sprinkler placement.

(SECTION R310 EMERGENCY ESCAPE AND RESCUE OPENINGS)

R310.1 Emergency escape and rescue opening required. Basements, habitable attics and every sleeping room shall have not less than one (1) operable emergency escape and rescue opening. Where basements contain one (1) or more sleeping rooms, an emergency escape and rescue opening shall be required in each sleeping room. Emergency escape and rescue openings shall open directly into a public way, or to a yard or court that opens to a public way.

Exceptions:

1. Storm shelters and basements used only to house mechanical equipment not exceeding a total floor area of two hundred (200) square feet (18.58 m²).
2. Emergency escape and rescue openings are not required in basements (other than sleeping rooms) provided the basement was built prior to January 1, 2016.

(SECTION R311 MEANS OF EGRESS)

R311.3 Floors and landings at exterior doors. There shall be a landing or floor on each side of each exterior door. The width of each landing shall not be less than the door served. Every landing shall have a dimension of not less than thirty-six (36) inches (914 mm) measured in the direction of travel. The slope at exterior landings shall not to exceed one fourth (1/4) unit vertical in twelve (12) units horizontal two percent (2%).

Exceptions:

1. Exterior balconies less than sixty (60) square feet (5.6 m²) and only accessible from a door are permitted to have a landing less than thirty-six (36) inches (914 mm) measured in the direction of travel.
2. Doors that are not required egress doors and are served by a stairway with no more than three (3) risers.
3. Doors protected by a guard in accordance with this code.
4. Doors protected in a manner approved by the Building Official.

R311.3.2 Floor elevations for other exterior doors. Doors other than the required egress door shall be provided with landings or floors not more than seven and three fourth (7 3/4) inches (196 mm) below the top of the threshold.

Exception: A top landing is not required where a stairway of not more than three (3) risers is located on the exterior side of the door, provided that the door does not swing over the stairway.

R311.7.6 Landings for stairways. There shall be a floor or landing at the top and bottom of each stairway. The width perpendicular to the direction of travel shall be not less than the width of the flight served. Landings of shapes other than square or rectangular shall be permitted provided that the depth at the walk line and the total area is not less than that of a quarter circle with a radius equal to the required landing width. Where the stairway has a straight run, the depth in the direction of travel shall be not less than thirty-six (36) inches (914 mm).

Exception:

1. A floor or landing is not required at the top of an interior flight of stairs, including stairs in an enclosed garage, provided that a door does not swing over the stairs.
2. Where not required by Section R311.3 and Section R311.3.2.

(SECTION R313 AUTOMATIC FIRE SPRINKLER SYSTEMS)

R313.1 Townhouse automatic fire sprinkler systems. An automatic residential fire sprinkler system shall be installed in townhouses, in accordance with R313.90.

Exception: An automatic residential fire sprinkler system shall not be required where additions or alterations are made to existing townhouses that do not have an automatic residential fire sprinkler system installed.

R313.2 One- and two-family dwellings automatic fire systems. An automatic residential fire sprinkler system shall be installed in one- and two-family dwellings, in accordance with R313.90.

Exception: An automatic residential fire sprinkler system shall not be required for additions or alterations to existing buildings that are not already provided with an automatic residential sprinkler system.

R313.90 Sprinklers in Residential Structures. Notwithstanding the provisions of the Building Code and International Residential Code, as amended and adopted by the City of Dardenne Prairie, Missouri, and in accordance with Section 67.281, RSMo., a builder of one- or two-family dwellings shall offer to any purchaser on or before the time of entering into the purchase contract the option, at the purchaser's cost, to install or equip fire sprinklers in the dwelling, residence, or unit. Notwithstanding any other provision of law to the contrary, no purchaser of such a one- or two-family dwelling shall be denied the right to choose or decline to install a fire sprinkler system in such dwelling or residence being purchased.

(CHAPTER 4 FOUNDATIONS)
(SECTION R403 FOOTINGS)

Section R403.1.1 Minimum size. The minimum width, W, and thickness, T, for concrete footings shall be in accordance with Tables R403.1(1), through R403.1(4) and Figure R403.1(1) or R403.1.3, as applicable. The footing width shall be based on the load-bearing value of the soil in accordance with Table R401.4.1. Footing projections, P, shall be not less than two (2) inches (51 mm) and shall not exceed the thickness of the footing. Footing thickness and projection for fireplaces shall be in accordance with Section R1001.2. The size of footings supporting piers and columns shall be based on the tributary load and allowable soil pressure in accordance with Table R401.4.1. Footings for wood foundations shall be in accordance with the details set forth in Section R403.2, and Figures R403.1(2) and R403.1(3).

Table R403.1(4)
MINIMUM WIDTH AND THICKNESS OF CONCRETE, PRECAST AND MASONRY
FOOTINGS (inches)

	LOAD BEARING VALUE OF SOIL (psf)			
	1,500	2,000	3,000	≥4,000
Conventional light-frame construction				
1-story	17	16	16	16
2-story	20	16	16	16
3-story	23	17	16	16
Masonry veneer over light frame				
1-story	21	16	16	16
2-story	26	20	16	16
3-story	32	24	16	16

For SI: 1 inch = 25.4 mm, 1 pound per square foot = 0.0479 kPa.

R403.1.4.1 Frost protection. Except where otherwise protected from frost, foundation walls, piers and other permanent supports of buildings and structures shall be protected from frost by one (1) or more of the following methods:

1. Extended below the frost line specified in Table R301.2.(1).
2. Constructed in accordance with Section R403.3.

3. Constructed in accordance with ASCE 32.
4. Erected on solid rock.

Exceptions:

1. Protection of freestanding accessory structures with an area of two hundred (200) square feet (18.5 m²) or less, of light-frame construction, with an eave height of ten (10) feet (3,048 mm) or less shall not be required.
2. Protection of freestanding accessory structures with an area of two hundred (200) square feet (18.5 m²) or less, of other than light-frame construction, with an eave height of ten (10) feet (3,048 mm) or less shall not be required.
3. Decks not supported by a dwelling and not more than four (4) feet (1.22 m) above the surrounding grade need not be provided with footings that extend below the frost line.

R403.1.7 Footings on or adjacent to slopes. The placement of buildings and structures on or adjacent to slopes steeper than one (1) unit vertical in three (3) units horizontal (33.3-percent slope) shall conform to Sections R403.1.7.1 through R403.1.7.4, or designed and sealed by a registered engineer licensed in the State of Missouri with approval from the Building Official.

(SECTION R404 FOUNDATION AND RETAINING WALLS)

R404.1.3.2 Reinforcement for foundation walls. Concrete foundation walls shall be laterally supported at the top and bottom. Horizontal reinforcement shall be provided in accordance with Table R404.1.2(1). Vertical reinforcement shall be provided in accordance with Table R404.1.2(2), R404.1.2(3), R404.1.2(4), R404.1.2(5), R404.1.2(6), R404.1.2(7) or R404.1.2(8). Vertical reinforcement for flat basement walls retaining four (4) feet (1,219 mm) or more of unbalanced backfill is permitted to be determined in accordance with Table R404.1.2(9). For basement walls supporting above-grade concrete walls, vertical reinforcement shall be the greater of that required by Tables R404.1.2(2) through R404.1.2(8) or by Section R608.6 for the above-grade wall. In buildings assigned to Seismic Design Category D0, D1 or D2, concrete foundation walls shall also comply with Section R404.1.4.2.

Exception: Where unstable soil or ground water conditions do not exist, concrete foundation walls may be constructed in accordance with Table R404.1.2(10).

Table R404.1.2(10) Concrete Foundation Walls

Maximum Wall Height	Maximum Depth of Unbalanced Backfill	Minimum Nominal Wall Thickness
8'-0"	7'-6" or less	8" (Note a)
9'-0"	8'-6" or less	10" (Note b)
10'-0"	9'-6" or less	12" (Note c)

- a. Concrete foundation walls may be constructed a minimum of nominal eight (8) inches thick where the wall height from the top of the footing to the top of the wall does not exceed eight (8) feet. A minimum of two #4 reinforcing bars shall be placed horizontally in the top and bottom of the foundation wall. A minimum of two #5 reinforcing bars shall be provided around all window and door openings in concrete foundation and basement walls; bars shall extend a minimum of twenty-four (24) inches beyond the corners of the openings.
- b. Concrete foundation walls may be constructed a minimum of nominal ten (10) inches thick. A minimum of two #5 reinforcing bars shall be placed horizontally in the top, middle, and bottom of the foundation wall. A minimum of two #5 reinforcing bars shall be provided around all window and door openings in concrete foundation and basement walls; bars shall extend a minimum of twenty-four (24) inches beyond the corners of the openings.
- c. Concrete foundation walls may be constructed a minimum of nominal twelve (12) inches thick. A minimum of three #5 reinforcing bars shall be placed horizontally in the top, middle, and bottom of the foundation wall. A minimum of two #5 reinforcing bars shall be provided around all window and door openings in concrete foundation and basement walls; bars shall extend a minimum of twenty-four (24) inches beyond the corners of the openings.
- d. The concrete minimum wall thickness shall be eight (8) inches for foundation walls in soil classes SC, MH, ML-CL and inorganic CL when maximum wall height is eight (8) feet.
- e. The concrete minimum wall thickness shall be ten (10) inches for foundation walls in soil classes SC, MH, ML-CL and inorganic CL when the maximum wall height is nine (9) feet.
- f. The concrete minimum wall thickness shall be twelve (12) inches for foundation walls in soil classes SC, MH, ML-CL and inorganic CL when the maximum wall height is ten (10) feet.

(SECTION R405 FOUNDATION DRAINAGE)

R405.1 Concrete or masonry foundations. Drains shall be provided around concrete or masonry foundations that retain earth and enclose habitable or usable spaces located below grade. Drainage tiles, gravel or crushed stone drains, perforated pipe or other approved systems or materials shall be installed at or below the area to be protected and shall discharge by gravity or mechanical means into an approved drainage system. Gravel or crushed stone drains shall extend not less than one (1) foot (305 mm) beyond the outside edge of the footing and six (6) inches (152 mm) above the top of the footing and be covered with an approved filter membrane material. The top of open joints of drain tiles shall be protected with strips of building paper. Except where otherwise recommended by the drain manufacturer, perforated drains shall be surrounded with an approved filter membrane or the filter membrane shall cover the washed gravel or crushed rock covering the drain. Drainage tiles or perforated pipe shall be placed on a minimum of two (2) inches (51 mm) of washed gravel or crushed rock not less than one (1) sieve size larger than the tile joint opening or perforation and covered with not less than six (6) inches (152 mm) of the same material.

Exception:

1. A drainage system is not required where the foundation is installed on well-drained ground or sand-gravel mixture soils according to the Unified Soil Classification System, Group I soils, as detailed in Table R405.1.
2. Drains provided as detailed in Section R405.1.90 are approved as an alternative method to meet the requirements of this Section.

R405.1.90 Soil evaluations. An evaluation of the soil for the presence or absence of ground water is required. The evaluation report shall be based on either a subsurface soil investigation or satisfactory data from adjacent areas together with an inspection of the excavation prior to pouring concrete.

R405.1.90.1 Ground water present. Provide drain tile, perforated pipe or other approved foundation drainage systems (such as water channel system) around perimeter of the outside of the foundation and inside the foundation. Drain discharge shall be by gravity to daylight or be connected to a basement floor sump.

R405.1.90.2 No ground water present. Provide drain tile, perforated pipe or other approved foundation drainage systems (such as water channel system) around perimeter of the outside of the foundation or inside the foundation. Drain discharge shall be by gravity to daylight or be connected to a basement floor sump.

R405.1.90.3 Filter membranes. An approved filter membrane shall be placed over the top of the joints/pipe perforations. The tile/pipe shall be placed on two (2) inches minimum gravel or crushed stone and have six-inch minimum cover.

R405.1.90.4 Drainage system. Drainage system shall discharge by gravity to daylight or be connected to an approved sump (eighteen (18) inches in diameter x twenty-four (24) inches deep with fitted cover) with pump. A sump pit shall be provided in each basement with pump discharge by an approved method, exception may be granted by a code official.

R507.2.4 Deck lateral load connection. The lateral load connection required by Section R507.1 shall be one (1) of the following methods:

1. In accordance with Figure R507.2.3(1) with hold-down tension devices installed in not less than two (2) locations per deck, within twenty-four (24) inches of each end of the deck. Each device shall have an allowable stress design capacity of not less than one thousand five hundred (1,500) pounds (6,672 N).
2. In accordance with Figure R507.2.3(2) with hold-down tension devices installed in not less than four (4) locations per deck, and each device shall have an allowable stress design capacity of not less than seven hundred fifty (750) pounds (3,336 N).
3. Using knee braces extending from the floor system to the posts.
4. Using a diagonal brace across the floor system installed below the floor system and attached using (2) 10d nails through the brace into each joist, or by a metal diagonal brace "cut-in" and attached to the top chords of the joist.

(CHAPTER 6 WALL CONSTRUCTION)
(SECTION R602 WOOD WALL FRAMING)

R602.7.5: Delete in its entirety and replace with the following table:

Table R602.7.5
MINIMUM NUMBER OF FULL HEIGHT STUDS AT EACH END OF HEADERS IN
EXTERIOR WALLS^a

MAXIMUM SPAN (feet)	HEADER	ULTIMATE DESIGN WIND SPEED AND EXPOSURE CATEGORY	
		<140 mph, Exposure B or < 130 mph, Exposure C	<115 mph, Exposure B ^b
4		1	1
6		2	1
8		2	1
10		3	2
12		3	2
14		3	2
16		4	2
18		4	2

a. For header spans between those given above, use the minimum number of full-height studs associated with the larger header span.

b. The tabulated minimum number of full-height studs is applicable where jack studs are provided to support the header at each end in accordance with Table R602.7(1). Where framing anchors are used to support the header in lieu of a jack stud in accordance with footnote "d" of Table R602.7(1), the minimum number of full-height studs at each end of a header shall be in accordance with requirements for wind speed <140 mph, Exposure B.

R602.10.5.90 Tall wall areas. Provided the required number and size of brace wall panels is provided for each story in accordance with this code, and the requirements for walls in R602 are followed, additional engineered design for tall wall areas such as atriums, foyers, stairs, great rooms, etc. shall not be required.

(CHAPTER 8 ROOF-CEILING CONSTRUCTION)
(SECTION R802 WOOD ROOF FRAMING)

R802.3 Framing details. Rafters shall be framed to not more than 1 ½-inches (38 mm) offset from each other to ridge board or directly opposite from each other with a gusset plate as a tie. Ridge board shall be at least 1-inch (25mm) nominal thickness and not

rafter not less than 2-inch (51 mm) nominal thickness and not less in depth than the cut end of the rafter. Hip and valley rafters shall be supported at the ridge by a brace to a bearing partition or be designed to carry and distribute the specific load at that point. Where the roof pitch is less than three units vertical in 12 units horizontal (25-percent slope), structural members that support rafters and ceiling joists, such as ridge beams, hips and valleys, shall be designed as beams. **New Construction for single family residences shall have a minimum slope of six units vertical in 12 units horizontal (6:12).** Roof eaves shall have a minimum overhang of 12 inches, but shall not exceed 30 inches. Notwithstanding the foregoing, the Building Official may approve roof eaves with an overhang of no less than 8 inches upon a showing that such overhang will be sufficient to adequately protect the siding, doors, windows and foundation of the structure from the damaging effects of rain and the sun. This alternative design detail is intended by the City to be a little-used exception and should not be approved if it detracts from the overall aesthetics of a residential development.

(CHAPTER 9 ROOF ASSEMBLIES)
(SECTION R905 REQUIREMENTS FOR ROOF COVERINGS)

R905.2.2 Slope. New Construction for single family residences shall have a minimum slope of six units vertical in 12 units horizontal (6:12)

R905.2.8.2 Valleys. Valley linings shall be installed in accordance with the manufacturer's instructions before applying shingles. Valley linings of the following types shall be permitted:

1. For open valleys (valley lining exposed) lined with metal, the valley lining shall be not less than twenty-four (24) inches (610 mm) wide and of any of the corrosion-resistant metals in Table R905.2.8.2.
2. For open valleys, valley lining of two (2) plies of mineral-surfaced roll roofing, complying with ASTM D 3909 or ASTM D 6380 Class M, shall be permitted. The bottom layer shall be eighteen (18) inches (457 mm) and the top layer not less than thirty-six (36) inches (914 mm) wide.
3. For closed valleys (valley covered with shingles), valley lining of two (2) ply of fifteen (15) pound felt complying with ASTM D 226 Type I, ASTM D 4869 Type I, or ASTM D 6757, or valley lining as described in Item 1 or 2 shall be permitted. Self-adhering polymer modified bitumen underlayment complying with ASTM D 1970 shall be permitted in lieu of the lining material.

R905.2.8.5 Drip edge. A drip edge shall be provided at eaves and rake edges of shingle roofs. Adjacent segments of drip edge shall be overlapped not less than two (2) inches (51 mm). Drip edges shall extend not less than one-fourth (1/4) inch (6.4 mm) below the roof sheathing and extend up back onto the roof deck not less than two (2) inches (51 mm). Drip edges shall be mechanically fastened to the roof deck at not more than twelve (12) inches

(305 mm) o.c. with fasteners as specified in Section R905.2.5. Underlayment shall be installed over the drip edge along eaves and under the underlayment along rake edges.

Exception: Unless drip edge specifically is required by the Manufacturer's Installation Instructions of the roofing, metal wrapped fascia extending one (1) inch under the roof covering with the underlayment installed over it shall be deemed to meet the requirements of this Section.

(CHAPTER 10 CHIMNEYS AND FIREPLACES)
(SECTION R1004 FACTORY-BUILT FIREPLACES)

R1004.90 Required fire separation enclosure. All prefabricated metal chimneys shall be enclosed in a fire-resistant shaft with one (1) layer of five-eighths (5/8) inch type "X" gypsum board from the fireplace connector to the underside of the roof sheathing, securely attached with framing material. When the chimney chase is located on an exterior wall of the structure, it need only be separated by lining the wall between the chimney chase and the exterior wall with five-eighths (5/8) type "X" inch gypsum board. All joints are to be tight within one-eighth (1/8) of an inch or tape with joint compound. Required clearances shall be maintained between the chimney and the gypsum board per chimney manufacturer's specifications.

(SECTION R1005 FACTORY-BUILT CHIMNEYS)

R1005.7 Factory-built chimney offsets. Where a factory-built chimney assembly incorporates offsets, no part of the chimney shall be at an angle of more than thirty degrees (30°) (0.52 rad) from vertical at any point in the assembly and the chimney assembly shall not include more than four elbows.

Exception: When allowed by the manufacturer's installation instructions.

(CHAPTER 11 ENERGY EFFICIENCY)
(SECTION N1101 GENERAL)

N1101.6 (R202) Defined terms.

PROJECTION FACTOR: The ratio of the horizontal depth of an overhang, eave, or permanently attached shading device, divided by the distance measured vertically from the bottom of the fenestration glazing to the underside of the overhang, eave, or permanently attached shading device.

N1101.13 (R401.2) Compliance. Projects shall comply with one (1) of the following:

1. Sections N1101.14 through N1104 as amended.
2. Section N1105 and the provisions of Sections N1101.14 through N1104 labeled "Mandatory."
3. An energy rating index (ERI) approach in Section N1106.

N1101.14 (R401.3) Certificate (Mandatory). Unless otherwise presented to the homeowner and building official in writing, a permanent certificate shall be completed by the builder or registered design professional and posted on a wall in the space where the furnace is located, a utility room or an approved location inside the building. Where located on an electrical panel, the certificate shall not cover or obstruct the visibility of the circuit directory label, service disconnect label or other required labels. The certificate shall list the predominant R-values of insulation installed in or on ceiling/roof, walls, foundation (slab, basement wall, crawl space wall and/or floor) and ducts outside conditioned spaces; U-factors for fenestration and the solar heat gain coefficient (SHGC) of fenestration, and the results from any required duct system and building envelope air leakage testing done on the building. Where there is more than one (1) value for each component, the certificate shall list the value covering the largest area. The certificate shall list the types and efficiencies of heating, cooling and service water heating equipment. Where a gas-fired unvented room heater, electric furnace, or baseboard electric heater is installed in the residence, the certificate shall list "gas-fired unvented room heater," "electric furnace" or "baseboard electric heater," as appropriate. An efficiency shall not be listed for gas-fired unvented room heaters, electric furnaces or electric baseboard heaters.

(SECTION N1102 BUILDING THERMAL ENVELOPE)

Table N1102.1.2 (R402.1.2) Delete in its entirety and insert the following table:

TABLE N1102.1.2 (R402.1.2)

INSULATION AND FENESTRATION REQUIREMENTS BY COMPONENT

CLIMATE ZONE	4	
FENESTRATION U-FACTOR	0.35	
SKYLIGHT U-FACTOR	0.60	See Note B
GLAZED FENESTRATION SHGC	NR	
CEILING R-VALUE	38	
WOOD FRAME WALL R-VALUE	13	
MASS WALL R-VALUE	8 / 13	See Note I
FLOOR R-VALUE	19	
BASEMENT WALL R-VALUE	0	See Note J
SLAB R-VALUE AND DEPTH	10, 2 ft	See Note D
CRAWL SPACE WALL R-VALUE	10 / 13	See Note C

a. R-values are minimums. U-factors and SHGC are maximums. When insulation is installed in a cavity which is less than the label or design thickness of the insulation, the installed R-value of the insulation shall not be less than the R-value specified in the table.

- b. The fenestration U-factor column excludes skylights. The SHGC column applies to all glazed fenestration.
- c. "15/19" means R-15 continuous insulation on the interior or exterior of the home or R-19 cavity insulation at the interior of the basement wall. "15/19" shall be permitted to be met with R-13 cavity insulation on the interior of the basement wall plus R-5 continuous insulation on the interior or exterior of the home. "10/13" means R-10 continuous insulation on the interior or exterior of the home or R-13 cavity insulation at the interior of the basement wall.
- d. R-5 shall be added to the required slab edge R-values for heated slabs. Insulation depth shall be the depth of the footing or two (2) feet, whichever is less in Zones 1 through 3 for heated slabs.
- e. *Reserved*
- f. *Reserved*
- g. *Reserved*
- h. *Reserved*
- i. The second R-value applies when more than half (1/2) the insulation is on the interior of the mass wall.
- j. Band boards and cripple walls shall be insulated to R-13.

Section N1102.1.5 (R402.1.5) Total UA alternative. If the total building thermal envelope UA (sum of U-factor times assembly area) is less than or equal to the total UA resulting from using the U-factors in Table N1102.1.4 (multiplied by the same assembly area as in the proposed building), the building shall be considered in compliance with Table N1102.1.2. The UA calculation shall be done using a method consistent with the ASHRAE Handbook of Fundamentals and shall include the thermal bridging effects of framing materials. The SHGC requirements shall be met in addition to UA compliance.

Exception: In Climate Zone 4, permanently shaded vertical fenestration shall be permitted to satisfy SHGC requirements. The projection factor of an overhang, eave, or permanently attached shading device shall be greater than or equal to the value listed in Table N1102.2.2.1 for the appropriate orientation. The minimum projection shall extend beyond each side of the glazing a minimum of twelve (12) inches. Each orientation shall be rounded to the nearest cardinal orientation (+/-45 degrees or 0.79 rad) for purposes of calculations and demonstrating compliance.

TABLE N1102.1.5
MINIMUM PROJECTION FACTOR REQUIRED BY ORIENTATION FOR SHGC

ORIENTATION	PROJECTION FACTOR
North	$\geq 0.40^a$
South	≥ 0.20
East	≥ 0.50
West	≥ 0.50

a. For the north orientation, a vertical projection located on the west-edge of the fenestration with the equivalent of $PF > 0.15$ shall also satisfy the minimum projection factor requirements.

N1102.2.4.90 Doors (except overhead garage doors). All metal doors shall be insulated.

Table N1102.4.1.1.1 (402.4.1.1)
Air Barrier and Insulation Installation

COMPONENT	AIR BARRIER CRITERIA	INSULATION INSTALLATION CRITERIA
General requirements	A continuous air barrier shall be installed in the building envelope. The exterior thermal envelope contains a continuous air barrier. Breaks or joints in the air barrier shall be sealed.	Air-permeable insulation shall not be used as a sealing material.
Ceiling/attic	The air barrier in any dropped ceiling/soffit shall be aligned with the insulation and any gaps in the air barrier sealed. Access openings, drop down stairs or knee wall doors to unconditioned attic spaces shall be sealed.	The insulation in any dropped ceiling/soffit shall be aligned with the air barrier.

Walls	The junction of the foundation and sill plate shall be sealed. The junction of the top plate and the top of exterior walls shall be sealed. Knee walls shall be sealed.	Cavities within comers and headers of frame walls shall be insulated by completely filling the cavity with a material having a thermal resistance of R-3 per inch minimum. Exterior thermal envelope insulation for framed walls shall be installed in substantial contact and continuous alignment with the air barrier.
Windows, skylights and doors	The space between window/door jambs and framing, and skylights and framing shall be sealed.	
Rim joists	Rim joists shall include the air barrier.	Rim joists shall be insulated.
Floors (including above garage and cantilevered floors)	The air barrier shall be installed at any exposed edge of insulation.	Floor framing cavity insulation shall be installed to maintain permanent contact with the underside of subfloor decking, or floor framing cavity insulation shall be permitted to be in contact with the top side of sheathing, or continuous insulation installed on the underside of floor framing; and extends from the bottom to the top of all perimeter floor framing members.
Crawl space walls	Exposed earth in unvented crawl spaces shall be covered with a Class I vapor retarder with overlapping joints taped.	Where provided instead of floor insulation, insulation shall be permanently attached to the crawl space walls.
Shafts, penetrations	Duct shafts, utility penetrations, and flue shafts opening to exterior or unconditioned space shall be sealed.	

Narrow cavities		Batts in narrow cavities shall be cut to fit, or narrow cavities shall be filled by insulation that on installation readily conforms to the available cavity space.
Garage separation	Air sealing shall be provided between the garage and conditioned spaces.	
Recessed lighting	Recessed light fixtures installed in the building thermal envelope shall be sealed to the drywall.	Recessed light fixtures installed in the building thermal envelope shall be sealed to the drywall by means such as, but not limited to, a gasketed fixture.
Plumbing and wiring		Batt insulation shall be cut neatly to fit around wiring and plumbing in exterior walls, or insulation that on installation readily conforms to available space shall extend behind piping and wiring.
Shower/tub on exterior wall	The air barrier installed at exterior walls adjacent to showers and tubs shall separate them from the showers and tubs.	Exterior walls adjacent to showers and tubs shall be insulated.
Electrical/phone box on exterior walls	The air barrier shall be installed behind electrical or communication boxes or air-sealed boxes shall be installed.	
HVAC register boots	HVAC register boots that penetrate building thermal envelope shall be sealed.	

Concealed sprinklers	When required to be sealed, concealed fire sprinklers shall only be sealed in a manner that is recommended by the manufacturer. Caulking or other adhesive sealants shall not be used to fill voids between fire sprinkler cover plates and walls or ceilings.	
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N1102.4.1.2 (R402.4.1.2) Testing Option. If testing is elected, the building or dwelling unit shall be tested and verified as having an air leakage rate of less than five (5) air changes per hour. Testing shall be conducted in accordance with ASTM E 779 or ASTM E 1827 and reported at a pressure of two tenths (0.2) inches w.g. (50 Pascals). Where required by the code official, testing shall be conducted by an approved third party. A written report of the results of the test shall be signed by the party conducting the test and provided to the code official. Testing shall be performed at any time after creation of all penetrations of the building thermal envelope.

During testing:

1. Exterior windows and doors, fireplace and stove doors shall be closed, but not sealed, beyond the intended weather stripping or other infiltration control measures.
2. Dampers including exhaust, intake, makeup air, backdraft and flue dampers shall be closed, but not sealed beyond intended infiltration control measures.
3. Interior doors, if installed at the time of the test, shall be open.
4. Exterior doors for continuous ventilation systems and heat recovery ventilators shall be closed and sealed.
5. Heating and cooling systems, if installed at the time of the test, shall be turned off.
6. Supply and return registers, if installed at the time of the test, shall be fully open.

N1102.4.1.90 Inspection option. The items listed in Table N1102.4.1.1 (402.4.1.1), applicable to the method of construction, are field verified.

N1102.4.4 (R402.4.4) Rooms containing fuel-burning appliances. In Climate Zones 3 through 8, where open combustion air ducts provide combustion air to open combustion fuel-burning appliances, the appliances and combustion air opening shall be located outside the building thermal envelope or enclosed in a room, isolated from inside the thermal envelope. Such rooms shall be sealed and insulated in accordance with the envelope requirements of Table N1102.1.2, where the walls, floors and ceilings shall meet a minimum of the basement wall R-value requirement. The door into the room shall

be fully gasketed and any water lines and ducts in the room insulated in accordance with Section N1103. The combustion air duct shall be insulated where it passes through conditioned space to a minimum of R-8.

Exceptions:

1. Direct vent appliances with both intake and exhaust pipes installed continuous to the outside.
2. Fireplaces and stoves complying with Sections N1102.4.2 and R1006.
3. Mechanical equipment in an unfinished space.

(SECTION N1103 SYSTEMS)

N1103.1.1 (R403.1.1) Programmable thermostat. Delete in its entirety.

N1103.3.2 (R403.3.2) Sealing (Mandatory). Ducts, air handlers and filter boxes shall be sealed. Joints and seams shall comply with either the International Mechanical Code or Section M1601.4.1 of this code, as applicable.

Exceptions:

1. Air-impermeable spray foam products shall be permitted to be applied without additional joint seals.
2. For ducts having a static pressure classification of less than two (2) inches of water column (500 Pa), additional closure systems shall not be required for continuously welded joints and seams, and locking-type joints and seams of other than the snap-lock and button-lock types.
3. Sealing is not required where the air handler and ducts are located within conditioned space as determined by the Building Code Official.

N1103.3.3 (R403.3.3) Duct testing (Optional). Ducts may be pressure tested to determine air leakage by one (1) of the following methods:

N1103.3.5 (R403.3.5) Building cavities (Mandatory). Delete in its entirety.

N1103.4.1 (R403.4.1) Protection of piping insulation. Piping insulation exposed to weather shall be protected from damage, including that caused by sunlight, moisture, equipment maintenance and wind, and shall provide shielding from solar radiation that can cause degradation of the material. Adhesive tape shall not be permitted.

Exception: Line sets between the structure and the condensing unit.

N1103.5.3 (R403.5.3) Hot water pipe insulation (Prescriptive). Insulation for hot water pipe with a minimum thermal resistance (R-value) of R-3 shall be applied to the following:

1. Piping larger than three fourth (3/4) inch (19 mm) in nominal diameter.
2. Piping serving more than one (1) dwelling unit.
3. Piping located outside the conditioned space.
4. Piping from the water heater to a distribution manifold.
5. Piping located under a floor slab.
6. Buried in piping.
7. Supply and return piping in recirculation systems other than demand recirculation systems.

N1103.6 (R403.6) Mechanical ventilation. Mandatory where required by N1102.4.1.2. If, in accordance with N1102.4.1.2, the resulting air changes per hour (ACH) at fifty (50) Pascals is less than five (5) air changes per hour, the building shall be provided with ventilation that meets the requirements of Section M1507 of this code or the International Mechanical Code, as applicable, or with other approved means of ventilation. Outdoor air intakes and exhausts shall have automatic or gravity dampers that close when the ventilation system is not operating.

(SECTION N1104 ELECTRICAL POWER AND LIGHTING SYSTEMS)

N1104.1 (R404.1) Lighting equipment (Optional). Not less than seventy-five percent (75%) of the lamps in permanently installed lighting fixtures shall be high-efficacy lamps or not less than seventy-five percent (75%) of the permanently installed lighting fixtures shall contain only high-efficacy lamps.

Exception: Low-voltage lighting.

(SECTION N1105 SIMULATED PERFORMANCE ALTERNATIVE)

TABLE N1105.5.2(1) [R405.5.2(1)]

BUILDING COMPONENT	STANDARD REFERENCED DESIGN	PROPOSED DESIGN
Above-grade walls	Type: mass wall if proposed wall is mass; otherwise wood frame	As proposed

	Gross area: same as proposed	As proposed
	U-factor: as specified in Table N1102.1.4	As proposed
	Solar absorptance = 0.75	As proposed
	Remittance = 0.90	As proposed
Basement and crawl space walls	Type: same as proposed	As proposed
	Gross area: same as proposed	As proposed
	U-factor: from Table N1102.1.4, with insulation layer on interior side of walls	As proposed
Above-grade floors	Type: wood frame	As proposed
	Gross area: same as proposed	As proposed
	U-factor: as specified in Table N1102.1.4	As proposed
Ceilings	Type: wood frame	As proposed
	Gross area: same as proposed	As proposed
	U-factor: as specified in Table N1102.1.4	As proposed
Roofs	Type: composition shingle on wood sheathing	As proposed
	Gross area: same as proposed	As proposed
	Solar absorptance = 0.75	As proposed
	Emittance = 0.90	As proposed
Attics	Type: vented with aperture = 1 ft ² per 300 ft ² ceiling area	As proposed
Foundations	Type: same as proposed	As proposed
	Foundation wall area above and below grade and soil characteristics: same as proposed	As proposed
Opaque doors	Area: 40 ft ²	As proposed

	Orientation: North	As proposed
	U-factor: same as fenestration from Table N1102.1.4	As proposed
Vertical fenestration other than opaque doors	Total area ^b = 15 percent of the conditioned floor area.	As proposed
	Orientation: equally distributed to 4 cardinal compass orientations (N, E, S and W)	As proposed
	U-factor: as specified in Table N1102.1.4	As proposed
	SHGC: as specified in Table N1102.1.2, except that for climates with no requirement (NR) SHGC = 0.40 shall be used	As proposed
	Interior shade fraction: $0.92 - (0.21 \times \text{SHGC})$ for the standard reference design)	$0.92 - (0.21 \times \text{SHGC as proposed})$
	External shading: none	As proposed
Skylights	None	As proposed
Thermally isolated sunrooms	None	As proposed
Air exchange rate	<p>Air leakage rate of 5 air changes per hour at a pressure of 0.2 inches w.g. (50 Pa). The mechanical ventilation rate shall be in addition to the air leakage rate and the same as in the proposed design, but no greater than $0.01 \times \text{CFA} + 7.5 \times (\text{Nbr} + 1)$</p> <p>where: CFA = conditioned floor area Nbr = number of bedrooms</p> <p>Energy recovery shall not be assumed for mechanical</p>	<p>For residences that are not tested, the same air leakage rate as the standard reference design.</p> <p>For tested residences, the measured air exchange rate^a.</p> <p>The mechanical ventilation rate^b shall be in addition to the air leakage rate and shall be proposed.</p>

Mechanical ventilation	<p>None, except where mechanical ventilation is specified by the proposed design, in which case:</p> <p>Annual vent fan energy use: $\text{kWh/yr} = 0.03942 \times \text{CFA} + 29.565 \times (\text{N}_{\text{br}} + 1)$</p> <p>Where:</p> <p>CFA = conditioned floor area</p> <p>N_{br} = number of bedrooms</p>	As proposed
Internal gains	$\text{IGain} = 17,900 + 23.8 \times \text{CFA} + 4104 \times \text{N}_{\text{br}}$ (Btu/day per dwelling unit)	Same as standard reference design
Internal mass	An internal mass for furniture and contents of 8 pounds per square foot of floor area	Same as standard reference design, plus any additional mass specifically designed as a thermal storage element ^c but not integral to the building envelope or structure.
Structural mass	For masonry floor slabs, 80% of floor area covered by R-2 carpet and pad, and 20% of floor directly exposed to room air	As proposed
	For masonry basement walls, as proposed, but with insulation required by Table R402.1.4 located on the interior side of the walls	As proposed
	For other walls, for ceilings, floors, and interior walls, wood frame construction	As proposed

Heating systems ^{d, e}	<p>Fuel type: same as the proposed design</p> <p>Efficiencies:</p> <p>Electric: air-source heat pump with prevailing federal minimum standards.</p> <p>Non-electric furnaces: natural gas furnace with prevailing federal minimum standards.</p> <p>Non-electric boilers: natural gas boiler with prevailing federal minimum standards.</p> <p>Capacity: sized in accordance with Section N1103.7.</p>	As proposed
Cooling systems ^{d, f}	<p>Fuel type: electric</p> <p>Efficiency: in accordance with prevailing federal minimum standards</p> <p>Capacity: sized in accordance with Section N1103.7</p>	As proposed
Service water heating ^{d, e, f}	<p>Fuel type: same as proposed design</p> <p>Efficiency: in accordance with prevailing federal minimum standards</p> <p>Use: $\text{gal/day} = 30 + 10 \times N_{\text{br}}$</p> <p>Tank temperature: 120° F.</p> <p>Where:</p> <p>N_{br} = number of bedrooms</p>	<p>As proposed</p> <p>Same as standard reference</p>

Thermal distribution systems	Duct insulation: from Section N1103.2.1 A thermal distribution system efficiency (DSE) of 0.88 shall be applied to both the heating and cooling system efficiencies for all systems other than tested duct systems. For tested duct systems, the leakage rate shall be 4 cfm (113.3 L/min) per 100 ft ² (9.29 m ²) of conditioned floor area at a pressure of differential of 0.1 inches w.g. (25 Pa)	As tested or specified in Table R405.5.2(2) if not tested. Duct insulation shall be as proposed.
Thermostat	Type: Manual, cooling temperature setpoint = 75° F. Heating temperature setpoint = 72° F.	Same as standard reference

For SI: 1 square foot = 0.93 m²; 1 British thermal unit = 1055J; 1 pound per square foot = 4.88 kg/m²; 1 gallon (US) = 3.785 L; °C = (°F-32)/1.8; 1 degree = 0.79 rad

- a. Where required by the code official, testing shall be conducted by an approved party. Hourly calculations as specified in the ASHRAE Handbook of Fundamentals, or the equivalent, shall be used to determine the energy loads resulting from infiltration.
- b. The combined air exchange rate for infiltration and mechanical ventilation shall be determined in accordance with Equation 43 of 2001 ASHRAE Handbook of Fundamentals, page 26.24, and the "Whole-House Ventilation" provisions of 2001 ASHRAE Handbook of Fundamentals, page 26.19, for intermittent mechanical ventilation.
- c. Thermal storage element shall mean a component not part of the floors, walls or ceilings that is part of a passive solar system, and that provides thermal storage such as enclosed water columns, rock beds, or phase-change containers. A thermal storage element must be in the same room as fenestration that faces within fifteen degrees (15°) (0.26 rad) of true south, or must be connected to such a room with pipes or ducts that allow the element to be actively charged.
- d. For a proposed design with multiple heating, cooling or water heating systems using different fuel types, the applicable standard reference design system capacities and fuel types shall be weighted in accordance with their respective loads as calculated by accepted engineering practice for each equipment and fuel type present.
- e. For a proposed design without a proposed heating system, a heating system with the prevailing Federal minimum efficiency shall be assumed for both the standard reference design and proposed design.

- f. For a proposed design home without a proposed cooling system, an electric air conditioner with the prevailing Federal minimum efficiency shall be assumed for both the standard reference design and the proposed design.
- g. For a proposed design with a non-storage-type water heater, a forty-gallon storage-type water heater with the prevailing Federal minimum energy factor for the same fuel as the predominant heating fuel type shall be assumed. For the case of a proposed design without a proposed water heater, a forty-gallon storage-type water heater with the prevailing Federal minimum efficiency for the same fuel as the predominant heating fuel type shall be assumed for both the proposed design and standard reference design.

(CHAPTER 13 GENERAL MECHANICAL SYSTEM REQUIREMENTS)
(SECTION M1301 GENERAL)

M1301.2 Identification. Each length of pipe and tubing as produced by the manufacturer and prior to use in the field, and each pipe fitting utilized in a mechanical system shall bear the identification of the manufacturer.

Exception: Line sets and similar materials, provided the installer can provide documentation related to the material used such as, but not limited to, a receipt, invoice, or container.

(SECTION M1305 APPLIANCE ACCESS)

M1305.1.4.1 Ground clearance. Equipment and appliances supported from the ground shall be level and firmly supported on a concrete slab or other approved material extending not less than two (2) inches (50.8 mm) above the adjoining ground. Such support shall be in accordance with the manufacturer's installation instructions. Appliances suspended from the floor shall have a clearance of not less than six (6) inches (152 mm) from the ground.

M1305.1.4.3 Electrical requirements. A luminaire controlled by a switch located at the required passageway opening and a receptacle outlet shall be installed at or near the appliance location in accordance with Chapter 39. Exposed lamps shall be protected from damage by location or lamp guards.

Exception: Basements

(SECTION M1307 APPLIANCE INSTALLATION)

M1307.2 Anchorage of appliances. Appliances designed to be fixed in position shall be fastened or anchored in an approved manner. In Seismic Design Categories D0, D1 and D2, water heaters and thermal storage units shall be anchored or strapped to resist horizontal displacement caused by earthquake motion in accordance with one (1) of the following:

1. Anchorage and strapping shall be designed to resist a horizontal force equal to one-third ($1/3$) of the operating weight of the water heater storage tank, acting in any horizontal direction. Strapping shall be at points within the upper one-third ($1/3$) and lower one-third ($1/3$) of the appliance's vertical dimensions. At the lower point, the strapping shall maintain a minimum distance of four (4) inches (102 mm) above the controls.
2. The anchorage strapping shall be in accordance with the appliance manufacturer's recommendations.

(CHAPTER 14 HEATING AND COOLING EQUIPMENT AND APPLIANCES)
(SECTION M1411 HEATING AND COOLING EQUIPMENT)

M1411.3.1 Auxiliary and secondary drain systems. In addition to the requirements of Section M1411.3, a secondary drain or auxiliary drain pan shall be required for each cooling or evaporator coil where damage to any building components will occur as a result of overflow from the equipment drain pan or stoppage in the condensate drain piping. Such piping shall maintain a minimum horizontal slope in the direction of discharge of not less than one eighth ($1/8$) unit vertical in twelve (12) units horizontal (one-percent slope). Drain piping shall be not less than three fourth ($3/4$) inch (19 mm) nominal pipe size. One (1) of the following methods shall be used:

1. An auxiliary drain pan with a separate drain shall be installed under the coils on which condensation will occur. The auxiliary pan drain shall discharge to a conspicuous point of disposal to alert occupants in the event of a stoppage of the primary drain. The pan shall have a minimum depth of one and five tenths (1.5) inches (38 mm), shall be not less than three (3) inches (76 mm) larger than the unit or the coil dimensions in width and length and shall be constructed of corrosion-resistant material. Galvanized sheet steel pans shall have a minimum thickness of not less than No. 26 Gage. Non-metallic pans shall have a minimum thickness of not less than six hundred twenty-five ten-thousandths (0.0625) inch (1.6 mm).
2. A separate overflow drain line shall be connected to the drain pan installed with the equipment. This overflow drain shall discharge to a conspicuous point of disposal to alert occupants in the event of a stoppage of the primary drain. The overflow drain line shall connect to the drain pan at a higher level than the primary drain connection.
3. An auxiliary drain pan without a separate drain line shall be installed under the coils on which condensation will occur. This pan shall be equipped with a water level detection device conforming to UL 508 that will shut off the equipment served prior to overflow of the pan. The pan shall be equipped with a fitting to allow for drainage. The auxiliary drain pan shall be constructed in accordance with Item 1 of this Section.

4. A water level detection device conforming to UL 508 shall be installed that will shut off the equipment served in the event that the primary drain is blocked. The device shall be installed in the primary drain line, the overflow drain line or the equipment supplied drain pan, located at a point higher than the primary drain line connection and below the overflow rim of such pan.

M1411.8 Locking access port caps. Delete in its entirety.

(CHAPTER 15 EXHAUST SYSTEMS)
(SECTION M1502 CLOTHES DRYER EXHAUST)

M1502.4.1 Material and size. Exhaust ducts shall have a smooth interior finish and be constructed of metal having a minimum thickness of one hundred fifty-seven thousandths (0.0157) inches (0.3950 mm). The duct shall be four (4) inches (102 mm) nominal in diameter.

M1502.4.2 Duct installation. Exhaust ducts shall be supported at intervals not to exceed twelve (12) feet (3,658 mm) and shall be secured in place. The insert end of the duct shall extend into the adjoining duct or fitting in the direction of airflow. Exhaust duct joints shall be sealed in accordance with Section M1601.4.1. Ducts shall not be joined with fasteners that protrude more than one eighths (1/8) inch (3.2 mm) into the inside of the duct.

(SECTION M1503 RANGE HOODS)

M1503.4 Makeup air required. Exhaust hood systems capable of exhausting in excess of six hundred (600) cubic feet per minute (0.285m³/s) shall be mechanically or naturally provided with makeup air at a rate approximately equal to the exhaust air rate. Such makeup air systems shall be equipped with not less than one (1) damper. Each damper shall be a gravity damper or an electrically operated damper that automatically opens when the exhaust system operates. Dampers shall be accessible for inspection, service, repair and replacement without removing permanent construction or any other ducts not connected to the damper being inspected, serviced, repaired or replaced.

(SECTION M1601 DUCT SYSTEMS)

M1601.1.1 Above-ground duct systems. Above-ground duct systems shall conform to the following:

1. Equipment connected to duct systems shall be designed to limit discharge air temperature to not greater than two hundred fifty degrees Fahrenheit (250° F.) (one hundred twenty-one degrees Celsius (121° C.)).
2. Factory-made ducts shall be listed and labeled, as produced by the manufacturer and prior to use in the field, in accordance with UL 181 and installed in accordance with the manufacturer's instructions.

3. Fibrous glass duct construction shall conform to the SMACNA Fibrous Glass Duct Construction Standards or NAIMA Fibrous Glass Duct Construction Standards.
4. Field-fabricated and shop-fabricated metal and flexible duct constructions shall conform to the SMACNA HVAC Duct Construction Standards — Metal and Flexible or by Table M1601.1.1. Galvanized steel shall conform to ASTM A 653.
5. The use of gypsum products to construct return air ducts or plenums is permitted, provided that the air temperature does not exceed one hundred twenty-five degrees Fahrenheit (125° F.) (fifty-two degree Celsius (52° C.)) and exposed surfaces are not subject to condensation.
6. Duct systems shall be constructed of materials having a flame spread index of not greater than two hundred (200).
7. Stud wall cavities and the spaces between solid floor joists to be used as air plenums shall comply with the following conditions:
 - 7.1. These cavities or spaces shall not be used as a plenum for supply air.
 - 7.2. These cavities or spaces shall not be part of a required fire-resistance-rated assembly.
 - 7.3. Stud wall cavities shall not convey air from more than one (1) floor level. Stud wall cavities shall be sealed at the floor to not draft air from the living space between the flooring and drywall.
 - 7.4. Stud wall cavities and joist-space plenums shall be isolated from adjacent concealed spaces by tight-fitting fireblocking in accordance with Section R602.8.
 - 7.5. Stud wall cavities in the outside walls of building envelope assemblies shall not be utilized as air plenums.

M1601.4.1 Joints, seams and connections. Longitudinal and transverse joints, seams and connections in metallic and non-metallic ducts shall be constructed as specified in SMACNA HVAC Duct Construction Standards - Metal and Flexible and NAIMA Fibrous Glass Duct Construction Standards. Joints of duct systems shall be made substantially airtight in an unconditioned area by means of tapes, mastics, liquid sealants, gasketing or other approved closure systems. Closure systems used with rigid fibrous glass ducts shall comply with UL 181A and shall be marked 181A-P for pressure-sensitive tape, 181A-M for mastic or 181A-H for heat-sensitive tape. Closure systems used with flexible air ducts and flexible air connectors shall comply with UL 181B and shall be marked 181B-FX for pressure sensitive tape or 181B-M for mastic. Duct connections to flanges of air distribution system equipment or sheet metal fittings shall be

mechanically fastened. Mechanical fasteners for use with flexible nonmetallic air ducts shall comply with UL 181B and shall be marked 181B-C. Crimp joints for round metal ducts shall have a contact lap of at least one (1) inch and shall be mechanically fastened with at least three (3) sheet metal screws or rivets equally spaced around the joint. Closure systems used to seal metal ductwork shall be installed in accordance with the manufacturer's installation instructions.

Exceptions:

1. Spray polyurethane foam shall be permitted to be applied without additional joint seals.
2. Where a duct connection is made that is partially inaccessible, three (3) screws or rivets shall be equally spaced on the exposed portion of the joint so as to prevent a hinge effect.
3. Continuously welded and locking-type longitudinal joints and seams in ducts operating at static pressure less than two (2) inches of water column (500 Pa) pressure classification shall not require additional closure systems.

M1602.2 Return air openings. Return air openings for heating, ventilation and air conditioning systems shall comply with all of the following:

1. Openings shall not be located less than ten (10) feet (3,048 mm) measured in any direction from an open combustion chamber or draft hood of another appliance located in the same room or space.
2. The amount of return air taken from any room or space shall be not greater than the flow rate of supply air delivered to such room or space.
3. Return and transfer openings shall be sized in accordance with the appliance or equipment manufacturers' installation instructions, Manual D or the design of the registered design professional.
4. Return air shall not be taken from a closet, bathroom, toilet room, kitchen, garage, mechanical room, boiler room, furnace room or unconditioned attic.

Exceptions:

1. Taking return air from a kitchen is not prohibited where such return air openings serve the kitchen only, and are located not less than ten (10) feet (3,048 mm) from the cooking appliances.
2. Dedicated forced-air systems serving only the garage shall not be prohibited from obtaining return air from the garage.

3. Taking return air from an unconditioned crawl space shall not be accomplished through a direct connection to the return side of a forced-air furnace. Transfer openings in the crawl space enclosure shall not be prohibited.
4. Return air from one (1) dwelling unit shall not be discharged into another dwelling unit.
5. Return air may be taken from a bedroom closet over sixty-four (64) square feet in area.

(CHAPTER 21 HYDRONIC PIPING)

(SECTION G2105 GROUND-SOURCE HEAT-PUMP SYSTEM LOOP PIPING)

M2105.19 Pipe penetrations. Openings for pipe penetrations in walls, floors and ceilings shall be larger than the penetrating pipe. Openings through concrete or masonry building elements shall be sleeved, except where a drilled hole provides a natural and sufficient relieving arch as determined by the code official. The annular space surrounding pipe penetrations shall be protected in accordance with Section VP2606.1.

(CHAPTER 24 FUEL GAS)

(SECTION G2408 INSTALLATION)

G2408.4 (305.7) Clearances from grade. Equipment and appliances installed at grade level shall be supported on a level concrete slab or other approved material extending not less than two (2) inches (50.8 mm) above adjoining grade or shall be suspended not less than six (6) inches (152 mm) above adjoining grade. Such supports shall be installed in accordance with the manufacturer's instructions.

G2409.1 (308.1) Scope. This Section shall govern the reduction in required clearances to combustible materials, including gypsum board, and combustible assemblies for chimneys, vents, appliances, devices and equipment. Clearance requirements for air-conditioning equipment and central heating boilers and furnaces shall comply with Sections G2409.3 and G2409.4.

Exception: Where allowed by the Manufacturer's Installation Instructions and approved by the Building Official.

(SECTION G2412 GENERAL)

G2412.9 (401.9) Identification. Each length of pipe and tubing, as produced by the manufacturer and prior to use in the field, and each pipe fitting, utilized in a fuel gas system, shall bear the identification of the manufacturer.

(SECTION G2439 CLOTHES DRYER EXHAUST)

G2439.7.4.1 (614.8.4.1) Specified length. The maximum length of the exhaust duct shall be thirty-five (35) feet (10,668 mm) from the connection to the transition duct from the dryer to the outlet terminal. Where fittings are used, the maximum length of the exhaust duct shall be reduced in accordance with Table G2439.7.4.1. The maximum length of the exhaust duct does not include the transition duct.

(SECTION G2442 FORCED-AIR WARM-AIR FURNACES)

G2442.4 (618.4) Prohibited sources. Outdoor or return air for forced-air heating and cooling systems shall not be taken from the following locations:

1. Closer than ten (10) feet (3,048 mm) from an appliance vent outlet, a vent opening from a plumbing drainage system or the discharge outlet of an exhaust fan, unless the outlet is three (3) feet (914 mm) above the outside air inlet.
2. Where there is the presence of objectionable odors, fumes or flammable vapors; or where located less than ten (10) feet (3,048 mm) above the surface of any abutting public way or driveway; or where located at grade level by a sidewalk, street, alley or driveway.
3. A hazardous or insanitary location or a refrigeration machinery room as defined in the International Mechanical Code.
4. A room or space, the volume of which is less than twenty-five percent (25%) of the entire volume served by such system. Where connected by a permanent opening having an area sized in accordance with Section 2442.2, adjoining rooms or spaces shall be considered as a single room or space for the purpose of determining the volume of such rooms or spaces.

Exception: The minimum volume requirement shall not apply where the amount of return air taken from a room or space is less than or equal to the amount of supply air delivered to such room or space.

5. A room or space containing an appliance where such a room or space serves as the sole source of return air.

Exception: This shall not apply where:

1. The appliance is a direct-vent appliance or an appliance not requiring a vent in accordance with Section G2425.8.
2. The room or space complies with the following requirements:
 - 1.1. The return air shall be taken from a room or space having a volume exceeding one (1) cubic foot for each ten (10) Btu/h (9.6L/W) of combined input rating of all fuel-burning appliances therein.

- 1.2. The volume of supply air discharged back into the same space shall be approximately equal to the volume of return air taken from the space.
- 1.3. Return-air inlets shall not be located within ten (10) feet (3,048 mm) of a draft hood in the same room or space or the combustion chamber of any atmospheric burner appliance in the same room or space.
2. Rooms or spaces containing solid fuel-burning appliances, provided that return-air inlets are located not less than ten (10) feet (3,048 mm) from the firebox of such appliances.
6. A closet, bathroom, toilet room, kitchen, garage, boiler room, furnace room or unconditioned attic.

Exceptions:

1. Where return air intakes are located not less than ten (10) feet (3,048 mm) from cooking appliances and serve only the kitchen area, taking return air from a kitchen area shall not be prohibited.
2. Dedicated forced air systems serving only a garage shall not be prohibited from obtaining return air from the garage.
3. Return air may be taken from a bedroom closet over sixty-four (64) square feet in area.
7. A crawl space by means of direct connection to the return side of a forced-air system. Transfer openings in the crawl space enclosure shall not be prohibited.

(CHAPTER 25 PLUMBING ADMINISTRATION)
(SECTION P2503 INSPECTION AND TESTS)

P2503.5.1 Rough plumbing. DWV systems shall be tested on completion of the rough piping installation by water or by air, without evidence of leakage. Either test shall be applied to the drainage system in its entirety or in sections after rough-in piping has been installed, as follows:

1. Water test. Each section shall be filled with water to a point not less than five (5) feet (1,524 mm) above the highest fitting connection in that section, or to the highest point in the completed system. Water shall be held in the section under test for a period of fifteen (15) minutes. The system shall prove leak free by visual inspection.
2. Air test. The portion under test shall be maintained at a gauge pressure of five (5) pounds per square inch (psi) (34 kPa) or ten (10) inches of mercury column (34 kPa). This

pressure shall be held without introduction of additional air for a period of fifteen (15) minutes.

P2503.6 Shower liner test. Delete in its entirety.

(CHAPTER 26 GENERAL PLUMBING REQUIREMENTS)
(SECTION P2602 INDIVIDUAL WATER SUPPLY AND SEWAGE DISPOSAL)

P2602.1 General. The water-distribution and drainage system of any building or premises where plumbing fixtures are installed shall be connected to a public water supply or sewer system, respectively, when these public utilities are within two hundred (200) feet of the nearest property line. Where either a public water-supply or sewer system, or both, are not available within two hundred (200) feet, or connection to them is not feasible-as determined by the Building Official, an individual water supply or individual (private) sewage-disposal system, or both, shall be provided.

(SECTION P2603 STRUCTURAL AND PIPING PROTECTION)

P2603.5 Freezing. Water, soil and waste pipes shall not be installed in exterior walls, crawl spaces or attics, unless approved by the Building Official upon a showing that such pipes installed in such locations are not at risk of freezing. Water service pipes shall be installed not less than thirty-six (36) inches (915 mm) below grade.

P2603.5.1 Sewer depth. Building sewers that connect to private sewage disposal systems shall be not less than eighteen (18) inches (453 mm) below finished grade at the point of septic tank connection. Building sewers shall be not less than thirty (30) inches (762 mm) below grade.

(SECTION P2609 MATERIALS EVALUATION AND LISTING)

P2609.1 Identification. Each length of pipe and tubing, as produced by the manufacturer and prior to use in the field, and each pipe fitting, trap, fixture, material and device utilized in a plumbing system shall bear the identification of the manufacturer and any markings required by the applicable referenced standards. Nipples created from the cutting and threading of approved pipe shall not be required to be identified.

Exception: Where the manufacturer identification cannot be marked on pipe fittings and pipe nipples because of the small size of such fittings, the identification shall be printed on the item packaging or on documentation provided with the item.

(CHAPTER 28 WATER HEATERS)
(SECTION P2801 GENERAL)

P2801.8 Water heater seismic bracing. In Seismic Design Categories D0, D1 and D2, water heaters shall be anchored or strapped in the upper one-third (1/3) and in the lower one-third (1/3) of the appliance to resist a horizontal force equal to one-third (1/3) of the

operating weight of the water heater, acting in any horizontal direction, or in accordance with the appliance manufacturer's recommendations.

(CHAPTER 29 WATER SUPPLY AND DISTRIBUTION)
(SECTION P2903 WATER SUPPLY SYSTEM)

P2903.5 Water hammer. The flow velocity of the water distribution system shall be controlled to reduce the possibility of water hammer. Water-hammer arrestors shall be installed in accordance with the manufacturer's instructions. Water-hammer arrestors shall conform to ASSE 1010. A water-hammer arrestor shall be installed where quick-closing valves are utilized.

(SECTION P2904 DWELLING UNIT FIRE SPRINKLER SYSTEMS)

P2904.1 General. These regulations are subject to Section R313 of this code as amended by the City of Dardenne Prairie, Missouri. The design and installation of residential fire sprinkler systems shall be in accordance with NFPA 13D or Section P2904, which shall be considered equivalent to NFPA 13D. Partial residential sprinkler systems shall be permitted to be installed only in buildings not required to be equipped with a residential sprinkler system. Section P2904 shall apply to stand-alone and multipurpose wet-pipe sprinkler systems that do not include the use of antifreeze. A multipurpose fire sprinkler system shall provide domestic water to both fire sprinklers and plumbing fixtures. A stand-alone sprinkler system shall be separate and independent from the water distribution system. A backflow preventer shall not be required to separate a stand-alone sprinkler system from the water distribution system.

P2904.1.1 Required sprinkler locations. If installed as allowed by Section R313 of this code as amended by The City of Dardenne Prairie, Missouri, sprinklers shall be installed to protect all areas of a dwelling unit.

(CHAPTER 31 VENTS)
(SECTION P3103 VENT TERMINALS)

P3103.1 Roof extension. Open vent pipes that extend through a roof shall be terminated not less than twelve (12) inches (304 mm) above the roof or four (4) inches (102 mm) above the anticipated snow accumulation, whichever is greater. Where a roof is to be used for assembly, as a promenade, observation deck or sunbathing deck or for similar purposes, open vent pipes shall terminate not less than seven (7) feet (2,134 mm) above the roof.

(CHAPTER 32 TRAPS)
(SECTION P3201 FIXTURE TRAPS)

P3201.2.1 Trap seal protection. Traps seals of emergency floor drain traps and traps subject to evaporation shall be protected by one (1) of the methods in Sections P3201.2.1.1 through P3201.2.1.4.

Exception: Basement floor drains with a deep trap seal used as a condensate drain.

(CHAPTER 39 POWER AND LIGHT DISTRIBUTION)
(SECTION E902 GROUND-FAULT AND ARC-FAULT CIRCUIT-INTERRUPTER
PROTECTION)

E3902.2 Garage and accessory building receptacles. 125-volt, single-phase, 15- or 20-ampere receptacles installed in garages and grade-level portions of unfinished accessory buildings used for storage or work areas shall have ground-fault circuit-interrupter protection for personnel. [210.8(A)(2)]

Exception: Fastened in place garage door openers.

E3902.5 Unfinished basement receptacles. 125-volt, single-phase, 15- and 20-ampere receptacles installed in unfinished basements shall have ground-fault circuit-interrupter protection for personnel. For purposes of this Section, unfinished basements are defined as portions or areas of the basement not intended as habitable rooms and limited to storage areas, work areas, and similar areas. [210.8(A)(5)]

Exceptions:

1. A receptacle supplying only a permanently installed fire alarm or burglar alarm system. Receptacles installed in accordance with this exception shall not be considered as meeting the requirement of Section E3901.9. [210.8(A)(5) Exception]
2. Where a simplex receptacle is installed to serve an installed sump pump.

E3902.16 Arc-fault circuit-interrupter protection. Branch circuits that supply 120-volt, single-phase, 15- and 20-ampere outlets installed in bedrooms and sleeping areas shall be protected by any of the following: [210.12(A)]

1. A listed combination-type arc-fault circuit interrupter, installed to provide protection of the entire branch circuit. [210.12(A)(1)]
2. A listed branch/feeder-type AFCI installed at the origin of the branch-circuit in combination with a listed outlet branch-circuit shall be marked to indicate that it is the first outlet of the circuit. [210.12(A)(2)]
3. A listed supplemental arc protection circuit breaker installed at the origin of the branch circuit in combination with a listed outlet branch-circuit type arc-fault circuit interrupter installed at the first outlet box on the branch circuit where all of the following conditions are met:
 - 3.1 The branch-circuit wiring shall be continuous from the branch-circuit overcurrent device to the outlet branch-circuit arc-fault circuit interrupter.

- 3.2 The maximum length of the branch-circuit wiring from the branch-circuit overcurrent device to the first outlet shall not exceed fifty (50) feet (15.2 m) for fourteen (14) AWG conductors and seventy (70) feet (21.3 m) for twelve (12) AWG conductors.
- 3.3 The first outlet box on the branch circuit shall be marked to indicate that it is the first outlet on the circuit. [210.12(A)(3)]
- 4. A listed outlet branch-circuit type arc-fault circuit interrupter installed at the first outlet on the branch circuit in combination with a listed branch-circuit overcurrent protective device where all of the following conditions are met:
 - 4.1 The branch-circuit wiring shall be continuous from the branch-circuit overcurrent device to the outlet branch-circuit arc-fault circuit interrupter.
 - 4.2 The maximum length of the branch-circuit wiring from the branch-circuit overcurrent device to the first outlet shall not exceed fifty (50) feet (15.2 m) for fourteen (14) AWG conductors and seventy (70) feet (21.3 m) for twelve (12) AWG conductors.
 - 4.3 The first outlet box on the branch circuit shall be marked to indicate that it is the first outlet on the circuit.
 - 4.4 The combination of the branch-circuit overcurrent device and outlet branch-circuit AFCI shall be identified as meeting the requirements for a system combination-type AFCI and shall be listed as such. [210.12(A)(4)]
- 5. Where metal outlet boxes and junction boxes and RMC, IMC, EMT, Type MC or steel-armored Type AC cables meeting the requirements of Section E3908.8, metal wireways or metal auxiliary gutters are installed for the portion of the branch circuit between the branch-circuit overcurrent device and the first outlet, a listed outlet branch-circuit type AFCI installed at the first outlet shall be considered as providing protection for the remaining portion of the branch circuit. [210.12(A)(5)]
- 6. Where a listed metal or non-metallic conduit or tubing or Type MC cable is encased in not less than two (2) inches (50.8 mm) of concrete for the portion of the branch circuit between the branch-circuit overcurrent device and the first outlet, a listed outlet branch-circuit type AFCI installed at the first outlet shall be considered as providing protection for the remaining portion of the branch circuit. [210.12(A)(6)]

Exception: AFCI protection is not required for an individual branch circuit supplying only a fire alarm system where the branch circuit is wired with metal outlet and junction boxes and RMC, IMC, EMT or steel-sheathed armored cable Type AC or Type MC meeting the requirements of Section E3908.8.

E3902.17 Arc-fault circuit interrupter protection for branch circuit extensions or modifications. Where branch-circuit wiring is modified, replaced, or extended in any of the areas specified in Section E3902.16, the branch circuit shall be protected by one (1) of the following:

1. A combination-type AFCI located at the origin of the branch circuit
2. An outlet branch-circuit type AFCI located at the first receptacle outlet of the existing branch circuit. [210.12(B)]

Exception: AFCI protection shall not be required where the extension of the existing conductors is not more than thirty (30) feet (9 m) in length and does not include any additional outlets or devices.

(CHAPTER 40 DEVICES AND LUMINAIRES)
(SECTION E4002 RECEPTACLES)

E4002.14 Tamper-resistant receptacles. Delete in its entirety.

(APPENDIX E MANUFACTURED HOUSING USED AS DWELLINGS)
(SECTION AE101 SCOPE)

AE101.1 General. These provisions shall be applicable only to a manufactured home used as a single dwelling unit installed on any lot and shall apply to the following:

1. Construction, alteration and repair of any foundation system that is necessary to provide for the installation of a manufactured home unit.
2. Construction, installation, addition, alteration, repair or maintenance of the building service equipment that is necessary for connecting manufactured homes to water, fuel, or power supplies and sewage systems.
3. Alterations, additions or repairs to existing manufactured homes. The construction, alteration, moving, demolition, repair and use of accessory buildings and structures, and their building service equipment, shall comply with the requirements of the codes adopted by this jurisdiction.

These provisions shall not be applicable to the design and construction of manufactured homes and shall not be deemed to authorize either modifications or additions to manufactured homes where otherwise prohibited.

Exception: In addition to these provisions, new and replacement manufactured homes to be located in flood hazard areas as established in Table R301.2(1) of the International Residential Code shall meet the applicable requirements of Section R322 of the International Residential Code.

(SECTION AE304 FEES)

AE304.1 Permit fees. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

AE304.2 Plan review fees. Delete in its entirety.

AE304.3 Other provisions. Delete in its entirety.

AE304.3.1 Expiration of plan review. Delete in its entirety.

AE304.3.2 Investigation fees-work without a permit. Delete in its entirety.

AE304.3.2.1 Investigation. Delete in its entirety.

AE304.3.2.2 Fee. Delete in its entirety.

AE304.3.3 Fee refunds. Delete in its entirety.

AE304.3.3.1 Permit fee erroneously paid or collected. Delete in its entirety.

AE304.3.3.2 Permit fee paid when no work done. Delete in its entirety.

AE304.3.3.3 Plan review fee. Delete in its entirety.

(APPENDIX J EXISTING BUILDINGS AND STRUCTURES)
(SECTION AJ102 COMPLIANCE)

AJ102.3 Smoke detectors. Regardless of the category of work, smoke detectors shall be provided where required by Section R314.2.2.

(SECTION AJ501 ALTERATIONS)

AJ501.1 Newly constructed elements. Newly constructed elements, components and systems shall comply with the requirements of this code.

Exceptions:

1. Openable windows may be added without requiring compliance with the light and ventilation requirements of Section R303.
2. Newly installed electrical equipment shall comply with the requirements of Section AJ501.5.

3. An existing stairway being rebuilt shall not be required to comply with the requirements of Section R311.7.5 if the existing space and construction does not allow for a reduction in pitch or slope.

AJ501.8 Stairs.

AJ501.8.1 Stair width. Existing stairs and handrails not otherwise being altered or modified shall be permitted to maintain their current clear width at, above and below existing handrails.

AJ501.8.2 Stair headroom. Headroom height on existing stairs being altered or modified shall not be reduced below the existing stairway finished headroom. Existing stairs not otherwise being altered shall be permitted to maintain the current finished headroom.

AJ501.8.3 Stair landing. Landings serving existing stairs being altered or modified shall not be reduced below the existing stairway landing depth and width. Existing stairs not otherwise being altered shall be permitted to maintain the current landing depth and width.

SECTION 500.057: VIOLATION AND PENALTIES

Any person, firm or corporation who shall violate any provisions of this Article or who shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a structure in violation of an approved plan or directive of the Code Official or of a permit or certificate issued under the provisions of this Article or shall start any work requiring a permit without first obtaining a permit thereof or who shall continue any work in or about a structure after having been served a stop work order, except for such work which that person, firm or corporation has been directed to perform to remove a violation or unsafe condition shall upon conviction thereof be punished by a fine of not more than five hundred dollars (\$500.00) or by imprisonment not exceeding ninety (90) days, or both such fine and imprisonment. Each day that a violation continues shall be deemed a separate offense.

ARTICLE IV

ELECTRICAL CODE

SECTION 500.060: ELECTRICAL CODE – ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the NFPA National Electrical Code, 2014 edition, as published by the National Fire Protection Agency, as amended, be and is hereby adopted as the Electrical Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the NFPA National Electrical Code, 2014 edition, as published by the National Fire Protection Agency, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.

- B. *Jurisdictional Titles Throughout the NFPA National Electrical Code, 2014 edition, as published by the National Fire Protection Agency.* Wherever the terms “*Name of Jurisdiction*” or “*Local Jurisdiction*” appear, it shall be deemed to mean “*City of Dardenne Prairie, Missouri*”.
- C. Wherever the term “*Chief Electrical Inspector*” appears, it shall mean the Code Enforcement Officer of the City.

SECTION 500.065: ELECTRICAL CODE – AMENDMENTS

- A. The NFPA National Electrical Code, 2014 edition, as published by the National Fire Protection Agency is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(ARTICLE 90 INTRODUCTION)

90.1(D) Administration of this code. The administration of this code shall be in accordance with Appendix K "Administrative Provisions" of the Building Code adopted.

90.1(E) Workmanship. Repairs, maintenance work, alterations or installations which are caused directly or indirectly by the enforcement of this code shall be executed and installed in a workmanlike manner in compliance with this code, in accordance with industry standards, and in accordance with the manufacturer's installation instructions.

SECTION 500.067: VIOLATION AND PENALTIES

Any person, firm or corporation who shall violate any provisions of this Article or who shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a structure in violation of an approved plan or directive of the Code Official or of a permit or certificate issued under the provisions of this Article or shall start any work requiring a permit without first obtaining a permit thereof or who shall continue any work in or about a structure after having been served a stop work order, except for such work which that person, firm or corporation has been directed to perform to remove a violation or unsafe condition shall upon conviction thereof be punished by a fine of not more than five hundred dollars (\$500.00) or by imprisonment not exceeding ninety (90) days, or both such fine and imprisonment. Each day that a violation continues shall be deemed a separate offense.

ARTICLE V MECHANICAL CODE

SECTION 500.070: MECHANICAL CODE – ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the International Mechanical Code, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Mechanical Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Mechanical Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Mechanical Code, 2015 edition, as published by the International Code Council.* Wherever the terms "Name of Jurisdiction" or "Local Jurisdiction" appear, it shall be deemed to mean "City of Dardenne Prairie, Missouri".
- C. Wherever the term "*Department of Mechanical Inspection*" appears it shall be deemed to mean the a department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term "*Code Official*" appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.075: MECHANICAL CODE – AMENDMENTS

- A. The International Mechanical Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsections titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 ADMINISTRATION) (SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Mechanical Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

(SECTION 103 DEPARTMENT OF MECHANICAL INSPECTION)

103.2 Appointment. The code official shall be appointed as provided by ordinance.

(SECTION 106 PERMITS)

106.3.1 Construction documents. Construction documents, engineering calculations, diagrams and other data shall be submitted as required by the code official with each application for a permit. The code official shall require construction documents,

computations and specifications to be prepared and designed by a registered design professional where required by State law. Where special conditions exist, the code official is authorized to require additional construction documents to be prepared by a registered design professional. Construction documents shall be drawn to scale and shall be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that the work conforms to the provisions of this code. Construction documents for buildings more than two (2) stories in height shall indicate where penetrations will be made for mechanical systems, and the materials and methods for maintaining required structural safety, fire resistance rating and fireblocking.

Exception:

The code official shall have the authority to waive the submission of construction documents, calculations or other data if the nature of the work applied for is such that reviewing of construction documents is not necessary to determine compliance with this code. Standard cooling systems of five (5) tons or less and heating systems of one hundred fifty thousand (150,000) BTUs or less shall not require the design of a registered design professional.

106.4.3 Expiration. All permits for work under the scope of this code shall comply with Section 105.5 Expiration of the Building Code of the City of Dardenne Prairie, Missouri.

106.5.2 Fee schedule. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

106.5.3 Fee refunds. The code official is authorized to establish a refund policy.

(SECTION 107 INSPECTIONS AND TESTING)

107.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 108 VIOLATIONS)

108.4 Violation penalties. Delete in its entirety..

108.5 Stop work orders. Upon notice from the code official that mechanical work is being performed contrary to the provisions of this code or in a dangerous or unsafe manner, such work shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's authorized agent, or to the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the code official shall not be required to give a

written notice prior to stopping the work. Any person who shall continue any work on the system after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to fines and penalties as set forth in Section 500.077 of the Municipal Code.

(SECTION 109 BOARD OF APPEALS)

109.1.1 Limitation of authority. Delete in its entirety.

109.2 Membership of board. Delete in its entirety.

109.2.1 Qualifications. Delete in its entirety.

109.2.2 Alternate members. Delete in its entirety.

109.2.3 Chairman. Delete in its entirety.

109.2.4 Disqualification of member. Delete in its entirety.

109.2.5 Secretary. Delete in its entirety.

109.2.6 Compensation of members. Delete in its entirety.

109.3 Notice of meeting. Delete in its entirety.

109.4 Open hearing. Delete in its entirety.

109.4.1 Procedure. Delete in its entirety.

109.5 Postponed hearing. Delete in its entirety.

109.6 Board decision. Delete in its entirety.

109.6.1 Resolution. Delete in its entirety.

109.6.2 Administration. Delete in its entirety.

109.7 Court review. Delete in its entirety.

(CHAPTER 9 SPECIFIC APPLIANCES, FIREPLACES AND SOLID FUEL-BURNING
EQUIPMENT)

(SECTION 903 FACTORY-BUILT FIREPLACES)

R1004.90 Required fire separation enclosure. All prefabricated metal chimneys shall be enclosed in a fire-resistant shaft with one (1) layer of five-eighths (5/8) inch type "X"

gypsum board from the fireplace connector to the underside of the roof sheathing, securely attached with framing material. When the chimney chase is located on an exterior wall of the structure, it need only be separated by lining the wall between the chimney chase and the exterior wall with five-eighths (5/8) type "X" inch gypsum board. All joints are to be tight within one-eighth (1/8) of an inch or tape with joint compound. Required clearances shall be maintained between the chimney and the gypsum board per chimney manufacturer's specifications.

(CHAPTER 11 REFRIGERATION)

(SECTION 1101 GENERAL)

1101.10 Locking access port caps. Delete in its entirety.

SECTION 500.077: VIOLATION AND PENALTIES

Any person, firm or corporation who shall violate any provisions of this Article or who shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a structure in violation of an approved plan or directive of the Code Official or of a permit or certificate issued under the provisions of this Article or shall start any work requiring a permit without first obtaining a permit thereof or who shall continue any work in or about a structure after having been served a stop work order, except for such work which that person, firm or corporation has been directed to perform to remove a violation or unsafe condition shall upon conviction thereof be punished by a fine of not more than five hundred dollars (\$500.00) or by imprisonment not exceeding ninety (90) days, or both such fine and imprisonment. Each day that a violation continues shall be deemed a separate offense.

ARTICLE VI

PLUMBING CODE

SECTION 500.080: PLUMBING CODE – ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the International Plumbing Code, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Plumbing Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Plumbing Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Plumbing Code, 2015 edition, as published by the International Code Council.* Wherever the terms "Name of Jurisdiction" or "Local Jurisdiction" appear, it shall be deemed to mean "City of Dardenne Prairie, Missouri".

- C. Wherever the term "*Department of Plumbing Inspection*" appears it shall be deemed to mean the a department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term "*Code Official*" appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.085: PLUMBING CODE – AMENDMENTS

- A. The International Plumbing Code, 2015 edition, as published by the International Code Council, is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 ADMINISTRATION) (SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Plumbing Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

(SECTION 103 DEPARTMENT OF PLUMBING INSPECTION)

103.2 Appointment. The code official shall be appointed as provided by ordinance.

(SECTION 106 PERMITS)

106.3.1 Construction documents. Construction documents, engineering calculations, diagrams and other data shall be submitted as required by the code official with each application for a permit. The code official shall require construction documents, computations and specifications to be prepared and designed by a registered design professional where required by State law. Where special conditions exist, the code official is authorized to require additional construction documents to be prepared by a registered design professional. Construction documents shall be drawn to scale and shall be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that the work conforms to the provisions of this code. Construction documents for buildings more than two (2) stories in height shall indicate where penetrations will be made for mechanical systems, and the materials and methods for maintaining required structural safety, fire resistance rating and fireblocking.

Exception:

The code official shall have the authority to waive the submission of construction documents, calculations or other data if the nature of the work applied for is such that reviewing of construction documents is not necessary to determine compliance with this code.

106.5.3 Expiration. All permits for work under the scope of this code shall comply with Section 105.5 Expiration of the Building Code of the City of Dardenne Prairie, Missouri.

106.6.1 Work commencing before permit issuance. Any person who commences any work on a plumbing system before obtaining the necessary permits shall be subject to an additional fee of two hundred fifty dollars (\$250.00) in addition to the required permit fees.

106.6.2 Fee schedule. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

106.6.3 Fee refunds. The code official is authorized to establish a refund policy.

(SECTION 107 INSPECTIONS AND TESTING)

107.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 108 VIOLATIONS)

108.4 Violation penalties. Delete in its entirety..

108.5 Stop work orders. Upon notice from the code official that mechanical work is being performed contrary to the provisions of this code or in a dangerous or unsafe manner, such work shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's authorized agent, or to the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the code official shall not be required to give a written notice prior to stopping the work. Any person who shall continue any work on the system after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to fines and penalties as set forth in Section 500.087 of the Municipal Code.

(SECTION 109 MEANS OF APPEALS)

109.1 Application for appeal. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code of the City of Dardenne Prairie, Missouri.

109.2 Membership of board. Delete in its entirety.

109.2.1 Qualifications. Delete in its entirety.

109.2.2 Alternate members. Delete in its entirety.

109.2.3 Chairman. Delete in its entirety.

109.2.4 Disqualification of member. Delete in its entirety.

109.2.5 Secretary. Delete in its entirety.

109.2.6 Compensation of members. Delete in its entirety.

109.3 Notice of meeting. Delete in its entirety.

109.4 Open hearing. Delete in its entirety.

109.4.1 Procedure. Delete in its entirety.

109.5 Postponed hearing. Delete in its entirety.

109.6 Board decision. Delete in its entirety.

109.6.1 Resolution. Delete in its entirety.

109.6.2 Administration. Delete in its entirety.

109.7 Court review. Delete in its entirety.

(CHAPTER 3 GENERAL REQUIREMENTS)
(SECTION 305 PROTECTION OF PIPES AND PLUMBING SYSTEM
COMPONENTS)

305.4.1 Sewer depth. Building sewers that connect to private sewage disposal systems shall be a minimum of eighteen (18) inches (457 mm) below finished grade at the point of septic tank connection. Building sewers shall be a minimum of thirty (30) inches (762 mm) below grade.

(CHAPTER 4 FIXTURES, FAUCETS, AND FIXTURE FITTINGS)
(SECTION 403 MINIMUM PLUMBING FACILITIES)

403.3 Required public toilet facilities. Customers, patrons and visitors shall be provided with public toilet facilities in structures and tenant spaces intended for public utilization.

The number of plumbing fixtures located within the required toilet facilities shall be provided in accordance with Section 403 for all users. Employees shall be provided with toilet facilities in all occupancies. Employee toilet facilities shall be either separate or combined employee and public toilet facilities.

Exception:

Public toilet facilities shall not be required in:

1. Open or enclosed parking garages where there are no parking attendants.
2. Structures and tenant spaces intended for quick transactions, including takeout, pickup and dropoff, having a public access area less than or equal to three hundred (300) square feet (twenty-eight (28) m²).
3. Customer facilities, other than gas or filling stations, with a customer occupancy load of fifteen (15) or less and which do not serve food or beverages.

(CHAPTER 6 WATER SUPPLY AND DISTRIBUTION)
(SECTION 602 WATER REQUIRED)

602.2 Potable water required. Only potable water shall be supplied to plumbing fixtures that provide water for drinking, bathing or culinary purposes, or for the processing of food, medical or pharmaceutical products. Unless otherwise provided in this code, potable water shall be supplied to all plumbing fixtures. The water distribution system of any building in which plumbing fixtures are installed shall connect to a potable public water supply, if available. A potable public water supply shall be considered available when the nearest property line is located within two hundred (200) feet of a potable public water main. When a potable public water supply is not available, an individual water supply shall be provided.

(SECTION 604 DESIGN OF BUILDING WATER DISTRIBUTION SYSTEM)

604.9 Water hammer. The flow velocity of the water distribution system shall be controlled to reduce the possibility of water hammer. A water-hammer arrestor shall be installed where quick-closing valves are utilized. Water-hammer arresters shall be required for dishwashers, clothes washers and for each bathroom group, unless otherwise approved. Water-hammer arrestors shall be installed in accordance with the manufacturer's instructions. Water-hammer arrestors shall conform to ASSE 1010.

(SECTION 608 PROTECTION OF POTABLE WATER SUPPLY)

608.16.6 Connections subject to backpressure. Where a potable water connection is made to a non-potable line, fixture, tank, vat, pump or other equipment subject to high hazard backpressure, the potable water connection shall be protected by a reduced pressure principle backflow prevention assembly. All reduced pressure backflow devices and check assemblies shall be registered and tested annually by a certified individual as authorized by the State of Missouri.

(CHAPTER 7 SANITARY DRAINAGE)
(SECTION 701 GENERAL)

701.2 Sewer required. The sanitary drainage system of any building in which plumbing fixtures are installed shall connect to a public sewer, if available. A public sewer shall be considered available when the nearest property line is located within two hundred (200) feet of a public sewer. When a public sewer is not available, the sanitary drainage shall be connected to an approved private sewage disposal system. All private sewage disposal systems shall be maintained and function without any ground surface discharge.

(SECTION 706 CONNECTIONS BETWEEN DRAINAGE PIPING AND FITTINGS)

706.3 Installation of fittings. Fittings shall be installed to guide sewage and waste in the direction of flow. Change in direction shall be made by fittings installed in accordance with Table 706.3. Change in direction by combination fittings, side inlets or increasers shall be installed in accordance with Table 706.3 based on the pattern of flow created by the fitting. Double sanitary tee patterns shall not receive the discharge of back-to-back water closets and fixtures or appliances with pumping action discharge.

Exception: Back-to-back water closet connections to double sanitary tees shall be permitted where discharge is received by gravity flow.

(SECTION 708 CLEANOUTS)

(CHAPTER 9 VENTS)
(SECTION 903 VENT TERMINALS)

903.1 Roof extension. Open vent pipes that extend through a roof shall be terminated not less than twelve (12) inches (305 mm) a promenade, observation deck, sunbathing deck or similar purposes, open vent pipes shall terminate not less than seven (7) feet (2,134 mm) above the roof.

(SECTION 905 VENT CONNECTIONS AND GRADES)

905.1 Connection. Individual, branch and circuit vents shall connect to a vent stack, stack vent, air admittance valve or extend to the open air. All vents one and one-half (1 1/2) inches in diameter shall be increased to two (2) inches in diameter, a distance of two (2) feet prior to the roof penetration.

SECTION 500.087: VIOLATION AND PENALTIES

Any person, firm or corporation who shall violate any provisions of this Article or who shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a structure in violation of an approved plan or directive of the Code Official or of a permit or certificate issued under the provisions of this Article or shall start any work requiring a permit without first obtaining a permit thereof or who shall continue any work in or about a structure after having been served a stop work order, except for such work which that person, firm or corporation has been directed to perform to remove a violation or unsafe condition shall upon conviction thereof be punished by a fine of not more than five hundred dollars (\$500.00) or by imprisonment not exceeding ninety (90) days, or both such fine and imprisonment. Each day that a violation continues shall be deemed a separate offense.

ARTICLE VII

EXISTING BUILDING CODE

SECTION 500.090: EXISTING BUILDING CODE – ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the International Existing Building Code, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Existing Building Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Existing Building Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Existing Building Code, 2015 edition, as published by the International Code Council.* Wherever the terms “*Name of Jurisdiction*” or “*Local Jurisdiction*” appear, it shall be deemed to mean “*City of Dardenne Prairie, Missouri*”.
- C. Wherever the term “*Department of Building Safety*” appears it shall be deemed to mean the a department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term “*Code Official*” appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.095: EXISTING BUILDING CODE – AMENDMENTS

- A. The International Existing Building, 2015 edition, as published by the International Code Council, is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and

Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 SCOPE AND ADMINISTRATION)
(SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Existing Building Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

101.2 Scope. The provisions of the International Existing Building Code shall apply to the repair, alteration, change of occupancy, addition to and relocation of existing buildings.

Exception:

Residential buildings and their accessory structures within the scope of the International Residential Code shall utilize the existing building provisions provided in Appendix J of that code.

(SECTION 103 DEPARTMENT OF BUILDING SAFETY)

103.2 Appointment. The code official shall be appointed as provided by ordinance.

(SECTION 105 PERMITS)

(SECTION 106 CONSTRUCTION DOCUMENTS)

107.1 General. Submittal documents consisting of construction documents, statement of special inspections, geotechnical report and other data shall be submitted as required by the building official with each permit application. The construction documents shall be prepared by a registered design professional where required by the statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the building official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: The building official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that review of construction documents is not necessary to obtain compliance with this code.

(SECTION 109 INSPECTIONS)

109.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and

exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 112 MEANS OF APPEAL)

112.2 Limitations on authority. Delete in its entirety.

112.3 Qualifications. Delete in its entirety.

(SECTION 113 VIOLATIONS)

113.4 Violation penalties. Delete in its entirety..

(SECTION 114 STOP WORK ORDER)

(CHAPTER 14 PERFORMANCE COMPLIANCE METHODS)

(SECTION 1401 GENERAL)

1401.2 Applicability. Structures existing prior to April 8, 1968, in which there is work involving additions, alterations or changes of occupancy shall be made to conform to the requirements of this Chapter or the provisions of Chapters 5 through 13. The provisions of Sections 1401.2.1 through 1401.2.5 shall apply to existing occupancies that will continue to be, or are proposed to be, in Groups A, B, E, F, 1-2, M, R and S. These provisions shall not apply to buildings with occupancies in Group H or I-1, I-3 or I-4.

Section 500.210 (Reserved)

SECTION 500.097: VIOLATION AND PENALTIES

Any person, firm or corporation who shall violate any provisions of this Article or who shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a structure in violation of an approved plan or directive of the Code Official or of a permit or certificate issued under the provisions of this Article or shall start any work requiring a permit without first obtaining a permit thereof or who shall continue any work in or about a structure after having been served a stop work order, except for such work which that person, firm or corporation has been directed to perform to remove a violation or unsafe condition shall upon conviction thereof be punished by a fine of not more than five hundred dollars (\$500.00) or by imprisonment not exceeding ninety (90) days, or both such fine and imprisonment. Each day that a violation continues shall be deemed a separate offense.

ARTICLE VIII

PROPERTY MAINTENANCE CODE

SECTION 500.100: PROPERTY MAINTENANCE CODE – ADOPTION

- A. A certain document, one (1) copy of which were placed on file in the office of the City Clerk, said copies being marked and designated as the International Property Maintenance Code, including Appendix A, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Property Maintenance Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Property Maintenance Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Property Maintenance Code, 2015 edition, as published by the International Code Council.* Wherever the terms "Name of Jurisdiction" or "Local Jurisdiction" appear, it shall be deemed to mean "City of Dardenne Prairie, Missouri".
- C. Wherever the term "Department of Property Maintenance" appears it shall be deemed to mean the a department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term "Code Official" appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.105: PROPERTY MAINTENANCE CODE – AMENDMENTS

- A. The International Property Maintenance Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 ADMINISTRATION) (SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the International Property Maintenance Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

(SECTION 102 APPLICABILITY)

102.3 Application of other codes. Repairs, additions or alterations to a structure, or changes of occupancy, shall be done in accordance with the procedures and provisions of the International Building Code, International Existing Building Code, International Energy Conservation Code, International Fire Code, International Fuel Gas Code, International Mechanical Code, International Residential Code, International Plumbing

Code and NFPA 70. Nothing in this code shall be construed to cancel, modify or set aside any provision of the Municipal Code, City of Dardenne Prairie, Missouri.

(SECTION 103 DEPARTMENT OF PROPERTY MAINTENANCE INSPECTION)

103.5 Fees. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

(SECTION 110 DANGEROUS BUILDINGS/DEMOLITION)

110.1 General. The Building Official shall order the owner of any premises on which is located a structure which is found to be detrimental to the health, safety or welfare of the residents of the City of Dardenne Prairie, Missouri, or a structure which in the Code Official's judgment is so damaged, dilapidated or has become so unfit for human habitation or occupancy that it is unreasonable to repair the structure, to raze or remove such structure; or if such structure is capable of being made safe by repairs, to repair and make safe and sanitary or to raze and remove at the owner's option; or where there has been a cessation of normal construction of any structure for a period of more than six months, to raze and remove such structure.

110.2 Notices and orders. Notice shall be deemed to be properly serviced if a copy thereof is: (a) delivered to the owner personally; or (b) sent by certified or registered mail addressed to the owner at the last known address with return receipt requested; or (c) a copy thereof shall be posted in a conspicuous place in or about the structure affected by such notice, and then by at least one (1) publication in a newspaper of general circulation in the City. The affected parties shall have not less than thirty (30) days from the date of service to complete demolition or to begin repairs. If (a) or (b) cannot be accomplished, (c) will be used.

110.3 Mandatory demolition or repair of a dangerous building. The following steps shall be taken to effect the mandatory demolition or repair of a structure which is deemed to be detrimental to the health, safety or welfare of the residents of the City of Dardenne Prairie, Missouri, or which is declared a dangerous building.

110.3.90 Notice of declaration of dangerous building. A notice of declaration of dangerous building and pre-hearing order shall be prepared and shall comply with Section 110.2

110.3.91 Notice of hearing. Upon issuance of the notice of declaration of dangerous building, the Code Official shall call a hearing upon the matter. Notice shall comply with Section 110.2 and shall be provided at least ten (10) days prior to hearing.

110.3.92 Hearing. The Code Official or duly designated representative of the Code Official shall conduct a full and adequate hearing. Any affected party may be represented by counsel, and all affected parties shall have an opportunity to be heard. After the

hearing, if evidence supports a finding that the structure is a dangerous building and detrimental to the health, safety or welfare of the residents of the City of Dardenne Prairie, Missouri, the Code Official shall issue a post hearing order making specific findings of facts, based on the competent and substantial evidence and ordering the structure to be demolished and removed, or repaired. The post hearing order shall comply with Section 110.91. The post hearing order shall contain a date for completion of the required action.

110.3.93 Failure to demolish or repair as ordered. If the owner of the property has not undertaken the work within the time prescribed by the Code Official's order following the hearing and no proper appeal proceedings are pending, the Code Official may cause such structure to be vacated and repaired or demolished as provided in the post-hearing order. The Code Official shall certify the cost for such action, including all administrative cost, to the City Clerk, who shall cause a special tax bill against the property to be prepared, filed and collected. Said tax bill shall be a lien upon said property, said lien shall bear interest at the rate of ten percent (10%) per annum, until paid. If paid in installments, the tax bill shall be paid over a period of not more than ten (10) years.

110.90 Insurance proceeds. If there are proceeds of any insurance policy based upon a covered claim payment made for damage or loss to a building or other structure caused by or arising out of any fire, explosion, or other casualty loss, and if the covered claim payment is in excess of fifty percent (50%) of the face value of the policy covering a building or other structure, then the following procedures apply:

a) The insurer shall withhold from the covered claim payment twenty five percent (25%) of the covered claim payment, and shall pay such moneys to the City to deposit into an interest-bearing account. Checks shall be made payable to the "City of Dardenne Prairie" and shall not include any co-payees. Any named mortgagee on the insurance policy shall maintain priority over any obligation under this Section. If a special tax bill or assessment is issued by the City for the expense of demolition of such building or structure as a dangerous building or structure, the money held by the City shall be applied toward a payment of special tax bill or assessment. If there is any excess, it shall be paid by the City to the insured or as the terms of the policy and endorsements thereto provide.

b) If within thirty (30) days of the receipt of such insurance monies the City has not instituted legal proceedings by issuance of the notice provided for in Section 110, or Section 114.2 of the Building Code of the City of Dardenne Prairie, or by taking emergency measures as provided for in Section 116 of the Building Code of the City of Dardenne Prairie, then the City's Director of Finance shall release such proceeds and any interest which has accrued on such proceeds to the insured under the insurance policy or as the terms of the policy and endorsements thereto provide.

c) If such building or structure is repaired or demolished pursuant to this Article as attested to by the Building Official without cost to the City, then any insurance proceeds paid to the City's Director of Finance and any interest thereon shall be paid to

the insured under the insurance policy, or as the terms of the policy and endorsements thereto provide.

d) When the City takes bids from independent contractors for demolition of a building, bidders shall deduct any salvage value materials of the building or structure may have, from the cost of demolition in arriving at their bid amount. In no case will the net cost of demolition be increased in order to effect salvage of materials.

e) Upon presentation of satisfactory proof that the insured has removed or will remove debris, and repair, rebuild or otherwise make the insured premises safe and secure, the Building Official shall issue a notice within thirty (30) days after receipt of such satisfactory proof to permit covered claim payment to the insured without deduction. It shall be the obligation of the insured or other person making claim to provide the insurance company with such notice.

f) No provision of this Section shall be construed to make the City a party to any insurance contract.

(SECTION 111 MEANS OF APPEAL)

111.2 Application for appeal. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code of the City of Dardenne Prairie, Missouri.

111.2 Appeals board. Delete in its entirety.

111.2.1 Alternate members. Delete in its entirety.

111.2.2 Chairman. Delete in its entirety.

111.2.3 Disqualification of member. Delete in its entirety.

111.2.4 Secretary. Delete in its entirety.

111.2.5 Compensation of members. Delete in its entirety.

111.4 Open hearing. Delete in its entirety.

111.4.1 Procedure. Delete in its entirety.

111.5 Postponed hearing. Delete in its entirety.

111.6 Board decision. Delete in its entirety.

111.6.1 Records and copies. Delete in its entirety.

111.6.2 Administration. Delete in its entirety.

111.7 Court review. Delete in its entirety.

111.8 Stays of enforcement. Delete in its entirety.

(SECTION 112 STOP WORK ORDER)

112.4 Failure to comply. Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than one hundred dollars (\$100.00) or more than five hundred dollars (\$500.00).

(SECTION 190 INSURANCE PROCEEDS)

(CHAPTER 3 GENERAL REQUIREMENTS)
(SECTION 302 EXTERIOR PROPERTY AREAS)

302.3 Sidewalks and driveways. Sidewalks, walkways, stairs, driveways, parking lots, private streets, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.

302.4 Weeds. Refer to City of Dardenne Prairie Municipal Code Chapter 215.

302.7 Accessory structures. Accessory structures, including detached garages, fences, private signs, sheds, exterior storage structures, flag poles and walls, shall be maintained structurally sound and in good repair.

302.8 Motor vehicles. Except as provided for in other regulations, no inoperative or unlicensed motor vehicle shall be parked, kept or stored on any premises, and no vehicle shall at any time be in a state of major disassembly, disrepair, or in the process of being stripped or dismantled. Painting of vehicles is prohibited unless conducted inside an approved spray booth. [Refer to City of Dardenne Prairie Municipal Code Chapter 215.]

Exception:

A vehicle of any type is permitted to undergo major overhaul, including body work, provided that such work is performed inside a structure or similarly enclosed area designed and approved for such purposes.

(SECTION 303 SWIMMING POOLS, SPAS AND HOT TUBS)

303.2 Enclosures. Private swimming pools, hot tubs and spas, containing water more than 24 inches (610 mm) in depth shall be completely surrounded by a fence or barrier

not less than 48 inches (1,219 mm) in height above the finished ground level measured on the side of the barrier away from the pool. Gates and doors in such barriers shall be self-closing and self-latching. Where the self-latching device is not less than 54 inches (1,372 mm) above the bottom of the gate, the release mechanism shall be located on the pool side of the gate. Self-closing and self-latching gates shall be maintained such that the gate will positively close and latch when released from an open position of 6 inches (152 mm) from the gatepost. No existing pool enclosure shall be removed, replaced or changed in a manner that reduces its effectiveness as a safety barrier.

Exceptions:

1. Spas or hot tubs with a safety cover that complies with ASTM F 1346 shall be exempt from the provisions of this Section.
2. Where a pool with a chain link fence, a minimum of 42 inches in height, was erected prior to April 5, 1999, the fence shall be allowed to remain as an approved barrier.

(SECTION 304 EXTERIOR STRUCTURE)

304.2 Protective treatment. Exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks and fences, shall be maintained in good condition and free from mold/algae. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. Siding and masonry joints, as well as those between the building envelope and the perimeter of windows, doors and skylights, shall be maintained weather resistant and water tight. Metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion, and surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement.

304.7 Roofs and drainage. The roof and flashing shall be: (1) sound, (2) tight, and (3) not have defects that admit rain. Missing shingles shall be replaced with similar roof covering. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.

304.14 Insect screens. During the period from January 1 to December 31, every door, window and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with approved tightly fitting screens of minimum 16 mesh per inch (16

mesh per 25 mm), and every screen door used for insect control shall have a self-closing device in good working condition.

Exception:

Screens shall not be required where other approved means, such as air curtains or insect repellent fans, are employed.

(CHAPTER 6 MECHANICAL AND ELECTRICAL REQUIREMENTS)
(SECTION 602 HEATING FACILITIES)

602.3 Heat supply. Every owner and operator of any building who rents, leases or lets one or more dwelling units or sleeping units on terms, either expressed or implied, to furnish heat to the occupants thereof shall supply heat during the period from January 1 to December 31 to maintain a minimum temperature of 68° F. (20° C.) in all habitable rooms, bathrooms and toilet rooms.

Exceptions:

1. When the outdoor temperature is below the winter outdoor design temperature for the locality, maintenance of the minimum room temperature shall not be required provided that the heating system is operating at its full design capacity. The winter outdoor design temperature for the locality shall be as indicated in Appendix D of the International Plumbing Code.
2. In areas where the average monthly temperature is above 30° F. (-1° C.), a minimum temperature of 65° F. (18° C.) shall be maintained.

602.4 Occupiable work spaces. Indoor occupiable work spaces shall be supplied with heat during the period from January 1 to December 31 to maintain a minimum temperature of 65° F. (18° C.) during the period the spaces are occupied.

Exceptions:

1. Processing, storage and operation areas that require cooling or special temperature conditions.
2. Areas in which persons are primarily engaged in vigorous physical activities.

SECTION 500.107: VIOLATION AND PENALTIES

Any person violating any of the provisions of the Code adopted in this Article shall be deemed in violation of this Article and upon conviction thereof shall be fined in an amount not exceeding five hundred dollars (\$500.00) or be imprisoned for a period of not exceeding ninety (90) days, or both such fine and imprisonment. Each day such violation is committed or permitted to continue shall constitute a separate offense and shall be punishable as such hereunder.

ARTICLE IX

FIRE CODE

SECTION 500.110: FIRE CODE – ADOPTION

- A. A certain document, one (1) copy of which were placed on file in the office of the City Clerk, said copies being marked and designated as the International Fire Code, including Appendices B and F, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Fire Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Fire Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Fire Code, 2015 edition, as published by the International Code Council.* Wherever the terms “*Name of Jurisdiction*” or “*Local Jurisdiction*” appear, it shall be deemed to mean “*City of Dardenne Prairie, Missouri*”.
- C. Wherever the term “*Department of Fire Prevention*” appears it shall be deemed to mean the a department consisting of the City Engineer and the Code Enforcement officer of the City of Dardenne Prairie, Missouri, and their designees.
- E. Wherever the term “*Fire Code Official*” appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.115: FIRE CODE – AMENDMENTS

- A. The International Fire Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 SCOPE AND ADMINISTRATION)
(SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Fire Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

(SECTION 102 APPLICABILITY)

102.4 Application of building code. The design and construction of new structures shall comply with the International Building Code or International Residential Code based on

the scope of the respective code. Any alterations, additions, changes in use or changes in structures required by this code shall comply with the International Existing Building Code or International Residential Code based on the scope of the respective code.

(SECTION 103 DEPARTMENT OF BUILDING SAFETY)

103.2 Appointment. The fire code official shall be appointed as provided by ordinance

(SECTION 105 PERMITS)

105.4.1 Submittals. Construction documents and supporting data shall be submitted, as required by the fire code official, with each application for a permit and in such form and detail as required by the fire code official. The construction documents shall be prepared by a registered design professional where required by the statutes of the jurisdiction in which the project is to be constructed.

Exception:

The fire code official is authorized to waive the submission of construction documents and supporting data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that review of construction documents is not necessary to obtain compliance with this code.

105.7 Required construction permits. The fire code official is authorized to issue construction permits for work as set forth in Sections 105.7.1 through 105.7.18. The term "construction permit" shall mean building permit and shall follow the requirements of Section 105 of the Building Code in addition to the requirements of this code.

(SECTION 106 INSPECTIONS)

106.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 108 MEANS OF APPEAL)

108.1 General. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code of the City of Dardenne Prairie, Missouri.

108.2 Limitations on authority. Delete in its entirety.

108.3 Qualifications. Delete in its entirety.

(SECTION 109 VIOLATIONS)

109.4 Violation penalties. Delete in its entirety.

(SECTION 111 STOP WORK ORDER)

111.2 Issuance. A stop work order shall be in writing and shall be given to the owner of the property involved, or to the owner's authorized agent, or to the person performing the work. Upon issuance of a stop work order, the cited work shall immediately cease. The stop work order shall state the reason for the order and the conditions under which the cited work will be permitted to resume. Any person served with a stop work order shall pay an administrative penalty of up to two hundred fifty dollars (\$250.00).

111.4 Failure to comply. Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to the violation and penalties set forth in Section 500.117 of the Municipal Code.

(CHAPTER 11 CONSTRUCTION REQUIREMENTS FOR EXISTING BUILDINGS)
(SECTION 1103 FIRE SAFETY REQUIREMENTS FOR EXISTING BUILDINGS)

1103.5.3 Group I-2 Condition 2. In addition to the requirements of Section 1103.5.2, existing buildings of Group I-2 Condition 2 occupancy shall be equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1. The automatic sprinkler system shall be installed as established by the local fire district and the State of Missouri.

(CHAPTER 56 EXPLOSIVES AND FIREWORKS)
(SECTION 5601 GENERAL)

5601.1.3 Fireworks. Fireworks shall comply with the Ordinances of the City of Dardenne Prairie, Missouri.

(SECTION 5609 TEMPORARY STORAGE OF CONSUMER FIREWORKS)

5609.1 General. Delete in its entirety.

(CHAPTER 57 FLAMMABLE AND COMBUSTIBLE LIQUIDS)
(SECTION 5704 STORAGE)

5704.2.9.6.1 Locations where above-ground tanks are prohibited. Storage of Class I and II liquids in above-ground tanks outside of buildings is prohibited as defined by the applicable ordinance of the fire district having competent jurisdiction.

(SECTION 5706 SPECIAL OPERATIONS)

5706.2.4.4 Locations where above-ground tanks are prohibited. The storage of Class I and II liquids in above-ground tanks is prohibited as defined by the applicable ordinance of the fire district having competent jurisdiction.

(CHAPTER 58 FLAMMABLE GASES AND FLAMMABLE CRYOGENIC FLUIDS)
(SECTION 5806 FLAMMABLE CRYOGENIC FLUIDS)

5806.2 Limitations. Storage of flammable cryogenic fluids in stationary containers outside of buildings is prohibited within the limits established by law as the limits as defined by the applicable ordinance of the fire district having competent jurisdiction.

(CHAPTER 61 LIQUIFIED PETROLEUM GASES)
(SECTION 6104 LOCATION OF LP-GAS CONTAINERS)

6104.2 Maximum capacity within established limits. As defined by the applicable ordinance of the fire district having competent jurisdiction, limits established by law restricting the storage of liquefied petroleum gas for the protection of heavily populated or congested areas, the aggregate capacity of any one (1) installation shall not exceed a water capacity of two thousand (2,000) gallons (7570 L).

SECTION 500.117: VIOLATION AND PENALTIES

Any person violating any of the provisions of the Code adopted in this Article shall be deemed in violation of this Article and upon conviction thereof shall be fined in an amount not exceeding five hundred dollars (\$500.00) or be imprisoned for a period of not exceeding ninety (90) days, or both such fine and imprisonment. Each day such violation is committed or permitted to continue shall constitute a separate offense and shall be punishable as such hereunder.

ARTICLE X

PRIVATE SEWAGE DISPOSAL CODE

SECTION 500.120: PRIVATE SEWAGE DISPOSAL CODE – ADOPTION

- A. A certain document, one (1) copy of which were placed on file in the office of the City Clerk, said copies being marked and designated as the International Private Sewage Disposal Code, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Private Sewage Disposal Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Private Sewage Disposal Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Private Sewage Disposal Code, 2015 edition, as published by the International Code Council.* Wherever the terms “Name of

Jurisdiction" or "*Local Jurisdiction*" appear, it shall be deemed to mean "*City of Dardenne Prairie, Missouri*".

- C. Wherever the term "*Department of Private Sewage Disposal Inspection*" appears it shall be deemed to mean the a department consisting of the City Engineer and the Code Enforcement officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term "*Code Official*" appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.125: PRIVATE SEWAGE DISPOSAL CODE – AMENDMENTS

- A. The International Private Sewage Disposal Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 ADMINISTRATION) (SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Private Sewage Disposal Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

(SECTION 103 DEPARTMENT OF PRIVATE SEWAGE DISPOSAL INSPECTION)

103.2 Appointment. The code official shall be appointed as provided by ordinance.

(SECTION 106 PERMITS)

106.2.1 Construction documents. An application for a permit shall be accompanied by construction documents, as required by the code official, drawn to scale, with sufficient clarity and detail dimensions showing the nature and character of the work to be performed. Specifications shall include pumps and controls, dose volume, elevation differences (vertical lift), pipe friction loss, pump performance curve, pump model and pump manufacturer. The code official is permitted to waive the requirements for filing construction documents where the work involved is of a minor nature. Where the quality of the materials is essential for conformity to this code, specific information shall be given to establish such quality, and this code shall not be cited, or the term "legal" or its equivalent used as a substitute for specific information.

106.2.3 Time limitation of application. An application for a permit for any proposed work shall be deemed to have been abandoned ninety (90) days after the date of filing, unless such application has been pursued in good faith or a permit has been issued; except that the code official shall have the authority to grant one (1) or more extensions

of time for additional periods not exceeding ninety (90) days each. The extension shall be requested in writing and justifiable cause demonstrated.

106.2.4 Previous approvals. This code shall not require changes in the construction documents, construction or designated occupancy of a structure for which a lawful permit has been heretofore issued or otherwise lawfully authorized, and the construction of which has been pursued in good faith within ninety (90) days after the effective date of this code and has not been abandoned.

106.2.5 Soil data. Soil test reports shall be submitted indicating soil boring data related to the undisturbed and finished grade elevations, vertical elevation reference point and horizontal reference point. Surface elevations shall be given for all soil borings. Soil reports shall bear the signature of a soil tester.

106.3.4 Extensions. Any permittee holding an unexpired permit shall have the right to apply for an extension of the time within which the permittee will commence work under that permit when work cannot be commenced within the time required by this Section for good and satisfactory reasons. The code official shall extend the time for action by the permittee for a period not exceeding ninety (90) days if there is reasonable cause. No permit shall be extended more than once.

106.5.3 Expiration. All permits for work under the scope of this code shall comply with Section 105.5 Expiration of the Building Code of the City of Dardenne Prairie, Missouri.

106.4.2 Fee schedule. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

106.4.3 Fee refunds. The code official is authorized to establish a refund policy.

(SECTION 107 INSPECTIONS AND TESTING)

107.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 108 VIOLATIONS)

108.4 Violation penalties. Delete in its entirety.

108.5 Stop work orders. Upon notice from the code official, work on any private sewage disposal system that is being performed contrary to the provisions of this code or in a dangerous or unsafe manner shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, to the owner's authorized agent or to the

person performing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the code official shall not be required to give a written notice prior to stopping the work. Any person who shall continue any work on the system after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to the violation and penalties set forth in Section 500.127 of the Municipal Code.

(SECTION 109 MEANS OF APPEALS)

109.1 Application for appeal. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code of the City of Dardenne Prairie, Missouri.

109.2 Membership of board. Delete in its entirety.

109.2.1 Qualifications. Delete in its entirety.

109.2.2 Alternate members. Delete in its entirety.

109.2.3 Chairman. Delete in its entirety.

109.2.4 Disqualification of member. Delete in its entirety.

109.2.5 Secretary. Delete in its entirety.

109.2.6 Compensation of members. Delete in its entirety.

109.3 Notice of meeting. Delete in its entirety.

109.4 Open hearing. Delete in its entirety.

109.4.1 Procedure. Delete in its entirety.

109.5 Postponed hearing. Delete in its entirety.

109.6 Board decision. Delete in its entirety.

109.6.1 Resolution. Delete in its entirety.

109.6.2 Administration. Delete in its entirety.

109.7 Court review. Delete in its entirety.

(CHAPTER 3 GENERAL REGULATIONS)
(SECTION 302 SPECIFIC LIMITATIONS)

302.6 Water softener and iron filter backwash. Water softener or iron filter discharge shall be diverted away from septic system, provided a nuisance is not created.

(CHAPTER 4 SITE EVALUATION AND REQUIREMENTS)
(SECTION 403 SOIL BORINGS AND EVALUATION)

403.1 Soil borings and profile descriptions. Soil borings shall be conducted on all sites, regardless of the type of private sewage system planned to serve the parcel. Borings shall extend at least three (3) feet (914 mm) below the bottom of the proposed system. Borings shall be of sufficient size and extent to determine the soil characteristics important to an on-site liquid waste disposal system. Borehole data shall be used to determine the suitability of soils at the site with respect to zones of seasonal or permanent soil saturation and the depth to bedrock.

The use of power augers for soil borings is prohibited. Soil borings shall be conducted and reported in accordance with Sections 403.1.1 through 403.1.5. Where it is not practical to have borings made with a backhoe, such borings shall be augered or dug by hand.

403.1.1 Number. There shall be not less than two (2) borings per soil absorption site. Where necessary, more soil borings shall be made for an accurate evaluation of a site. Borings shall be constructed to a depth of not less than three (3) feet (914 mm) below the proposed depth of the system.

Exception: Three (3) borings are required for repairs of existing private sewage disposal systems, along with one (1) backhoe excavation at a five-foot depth.

(SECTION 403 SOIL BORINGS AND EVALUATION)

404.1 General. The permeability of the soil in the proposed absorption system shall be determined by permeability evaluation.

404.2 Percolation tests and procedures. Delete in its entirety.

404.2.1 Percolation test hole. Delete in its entirety.

404.2.3 Test procedure, other soils. Delete in its entirety.

404.2.4 Mechanical test equipment. Delete in its entirety.

TABLE 406.1
MINIMUM HORIZONTAL SEPARATION DISTANCES
FOR SOIL ABSORPTION SYSTEMS

ELEMENT	DISTANCE (feet)
Cistern	50
Habitable building, below-grade foundation	25
Habitable building, slab-on-grade	15
Lake, high-water mark	50
Lot line (for new construction)	30
Lot line (for repairs)	10
Reservoir	50
Roadway ditches	10
Spring	100
Streams or watercourse ^a	50
Swimming pool	15
Uninhabited building	10
Water main	50
Water service	10
Water well	100

For SI: 1 foot = 304.8 mm.

a. All natural watercourses depicted on the most current United States Geological Survey (U.S.G.S) 7.5 Minute Series (Topographic) Maps for St. Charles County, Missouri, shall be left in their natural state.

406.3 Percolation rate, trench or bed. Delete in its entirety.

406.4 Percolation rate, seepage pit. Delete in its entirety.

(CHAPTER 5 MATERIALS)
(SECTION 501 GENERAL)

501.2 Minimum standards. Materials shall conform to the standards referenced in this code for the construction, installation, alteration or repair of private sewage disposal systems or parts thereof. All new construction requires N.S.F. Class 1 tanks, unless otherwise determined by the Code Official.

Exception: The extension, addition to or relocation of existing pipes with materials of like grade or quality in accordance with Sections 102.6 and 105.

(SECTION 504 TANKS)

504.3 Steel tanks. Delete in its entirety.

504.5 Manholes. Manhole collars and extensions shall be of the same material as the tank. Manhole covers shall be of concrete or other approved material.

(CHAPTER 6 SOIL ABSORPTION SYSTEMS)
(SECTION 602 SIZING SOIL ABSORPTION SYSTEMS)

602.1 General. Effluent from septic tanks and other approved treatment tanks shall be disposed of by soil absorption or an approved manner. Sizing shall be in accordance with this Chapter for systems with a daily effluent application of three thousand (3,000) gallons (11,356 925 L) or less. Two (2) systems of equal size shall be required for systems receiving effluents exceeding three thousand (3,000) gallons (11,356 L) per day. Each system shall have a minimum capacity of seventy-five percent (75%) of the area required for a single system. An approved means of alternating waste application shall be provided. A dual system shall be considered as one (1) system.

(SECTION 603 RESIDENTIAL SIZING)

603.1 General. All absorption fields shall be designed based on soil morphology revaluation reports prepared by a certified professional soil scientist or by a professional engineer licensed by the State of Missouri.

Delete Table 603.1

(SECTION 604 OTHER BUILDING SIZING)

604.1 General. Calculations to determine the size of absorption field shall be based upon sewage flow rates in Table 2A and soil groups in Tables 13 and 14 in 19 CSR 20-3.060 as currently promulgated or as amended hereafter and as provided in that rule.

Delete Table 604.1(1)

Delete Table 604.1(2)

604.2 Drain Field Calculations, rounding. Calculation for the length of the drain field shall be rounded up to the next one hundred (100) lineal feet.

(CHAPTER 7 PRESSURE DISTRIBUTION SYSTEMS)
(SECTION 706 DOSING)

706.1 General. The dosing frequency shall be not greater than four (4) times daily. A volume per dose shall be established by dividing the daily waste-water flow by the dosing frequency. The dosing volume shall be not less than ten (10) times the capacity of the distribution pipe volume. Table 706.1 provides the estimated volume for various pipe diameters.

TABLE 706.1
ESTIMATED VOLUME FOR VARIOUS DIAMETER PIPES

DIAMETER (inches)	VOLUME (gallons per foot length)
1	0.041
1-1/4	0.064
1-1/2	0.092
2	0.164
3	0.368
4	0.655
5	1.47

For any septic system that requires dosing, the pump tank shall be a one thousand (1,000) gallon concrete single compartment tank equipped with effluent pump with float and high water alarm. A timer shall dose over a twenty-four (24) period, instead of on demand.

(CHAPTER 8 TANKS)
(SECTION 802 SEPTIC TANKS AND OTHER TREATMENT TANKS)

802.1 General. Septic tanks shall be fabricated or constructed of monolithic concrete, fiberglass or an approved material. Tanks shall be water tight and fabricated to constitute

an individual structure, and shall be designed and constructed to withstand anticipated loads. The design of prefabricated septic tanks shall be approved. Plans for site constructed concrete tanks shall be approved prior to construction.

802.2 Design of septic tanks. Septic tanks shall conform to the design standards set out in 19 CSR 20-3.060(4), as currently promulgated or as amended hereafter.

802.7.1 Sizing of tank. The minimum liquid capacity for one- and two-family dwellings shall be in accordance with Table 802.7.1.

TABLE 802.7.1
SEPTIC TANK CAPACITY FOR ONE- AND TWO-FAMILY DWELLINGS

NUMBER OF BEDROOMS	SEPTIC TANK (gallons)
1	1,000
2	1,000
3	1,000
4	1,250
5	1,500

For SI: 1 gallon = 3.785 L.

Exception:

Six (6) bedrooms or more requires one thousand (1,000) gallon trash tank in front of Class 1.

802.7.2 Other buildings. For buildings, the liquid capacity shall be increased above the seven hundred fifty (750) gallon (2839 L) minimum as established in Table 802.7.1. In buildings with kitchen or laundry waste, the tank capacity shall be increased to receive the anticipated volume for a twenty-four (24) hour period from the kitchen or laundry or both. The liquid capacities established in Table 2A "Quantities of Domestic Sewage Flows" in Section B 19 CSR 20-3.060 do not include employees.

Exception: One- or two-family dwellings.

Table 802.7.2 Additional Capacity for Other Buildings. Delete in its entirety.

802.8 Installation. Septic and other treatment tanks shall be located with a horizontal distance not less than as specified in Table 1 "Minimum Set-Back Distances" in 19 CSR 20-3.060(4), as currently promulgated or as amended hereafter, except that for new construction: (a) sewage tanks shall be one hundred (100) feet from any private water supply, and (b) both sewage tanks and absorption fields (disposal areas) shall be thirty

(30) feet from any property line. Tanks installed in ground water shall be securely anchored. A three (3) inch thick (76 mm) compacted bedding shall be provided for all septic and other treatment tank installations. The bedding material shall be sand, gravel, granite, limerock or other non-corrosive materials of such size that the material passes through a five tenths (0.5) inch (12.7 mm) screen.

Table 802.8 Minimum Horizontal Separation Distances for Treatment Tanks. Delete in its entirety.

802.11.1 Capacity sizing. The working capacity of the dosing or pumping chamber shall be sized to permit automatic discharge of the total daily sewage flow with discharge occurring not more than four (4) times per twenty-four (24) hours. Minimum capacity of a dosing chamber shall be one thousand (1,000) gallons (3790 L) and a space shall be provided between the bottom of the pump and floor of the dosing or pumping chamber. A dosing chamber shall have a one (1) day holding capacity located above the high-water alarm for one- and two-family dwellings based on one hundred twenty (120) gallons (455 L) per day per bedroom, or in the case of other buildings, in accordance with Section 802.7. For one- and two-family dwellings, pump chambers shall at a minimum be one-thousand (1,000) gallon, single compartment, time-dosed tanks.

Where the total developed length of distribution piping exceeds one thousand (1,000) feet (305 m), the dosing or pumping chamber shall have two (2) siphons or pumps dosing alternately and serving one-half (1/2) of the soil absorption system.

Table 802.11.1 Pump Chamber Sizes. Delete in its entirety.

Table 903.1(3) Design criteria for a three (3) bedroom home for a mound on a zero-to six-percent slope with loading rates of four hundred fifty (450) gallons per day for slowly permeable soil. Delete in its entirety.

Table 903.1(4) Design criteria for a four (4) bedroom home for a mound on a zero-to six-percent slope with loading rates of six hundred (600) gallons per day for slowly permeable soil. Delete in its entirety.

Table 903.1(5) Design criteria for a one (1) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of one hundred fifty (150) gallons per day for shallow permeable soil over creviced bedrock. Delete in its entirety.

Table 903.1(6) Design criteria for a two (2) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of three hundred (300) gallons per day for shallow permeable soil over creviced bedrock. Delete in its entirety.

Table 903.1(7) Design criteria for a three (3) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of four hundred fifty (450) gallons per day for shallow permeable soil over creviced bedrock. Delete in its entirety.

Table 903.1(8) Design criteria for a four (4) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of six hundred (600) gallons per day for shallow permeable soil over creviced bedrock. Delete in its entirety.

Table 903.1(9) Design criteria for a one (1) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of one hundred fifty (150) gallons per day for permeable soil with a high water table. Delete in its entirety.

Table 903.1(10) Design criteria for a two (2) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of three hundred (300) gallons per day for permeable soil with a high water table. Delete in its entirety.

Table 903.1(11) Design criteria for a three (3) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of four hundred fifty (450) gallons per day for permeable soil with a high water table. Delete in its entirety.

Table 903.1(12) Design criteria for a four (4) bedroom home for a mound on a zero- to twelve-percent slope with loading rates of six hundred (600) gallons per day for permeable soil with a high water table. Delete in its entirety.

Table 903.5.5 Downslope and upslope width corrections for mounds on sloping sites. Delete in its entirety.

Table 903.6 Infiltrative capacity of natural soil. Delete in its entirety.

SECTION 500.127: VIOLATION AND PENALTIES

Any person violating any of the provisions of the Code adopted in this Article shall be deemed in violation of this Article and upon conviction thereof shall be fined in an amount not exceeding five hundred dollars (\$500.00) or be imprisoned for a period of not exceeding ninety (90) days, or both such fine and imprisonment. Each day such violation is committed or permitted to continue shall constitute a separate offense and shall be punishable as such hereunder.

ARTICLE XI. MISCELLANEOUS PROVISIONS

SECTION 500.130: LAND-DISTURBING ACTIVITY, ETC., CREATING NUISANCE CONDITIONS TO STREETS, PUBLIC OR PRIVATE PROPERTY

- A No property owner or their designee (contractor, etc.) shall engage in any land-disturbing activity or any other action which causes or permits any soil, mud, earth, sand, gravel, rock, stone, concrete or other materials, debris or liquids to be deposited, dropped upon or to roll, flow, stand or wash upon or over any public street, street improvement, road, sewer, storm drain, watercourse, right-of-way, or any other public or private property in a manner to interfere with the use of such property, or which creates a nuisance or a hazardous condition which is detrimental to the property, health, safety and welfare of the public.

- B. No property owner or their designee (contractor etc) shall, when hauling soil, earth, sand, gravel, mud, rock, stone, concrete, building materials or any other materials, debris or liquids over any public street, road, alley, allow such materials or liquids to blow, drop, be placed or spill over and upon such street, road, alley, public property without permission from the City of Dardenne Prairie.
- C. The operator of equipment engaged in hauling shall not permit soil, mud, earth, sand, gravel, rock, stone, concrete or other materials to fall from the vehicle or equipment upon any street, road, alley or public property without written permission from the City of Dardenne Prairie.
- D. No person shall operate a vehicle hauling rock, sand, gravel, dirt or similar material over any street or roadway unless there is a tarp or similar covering pulled over the load unless permission is obtained from the City of Dardenne Prairie.
- E. All matter or objects described in this Section shall be immediately removed in a prompt and on-going manner as it occurs and not as a cumulative effort at the end of the day or project.
- F. Such property owner who causes any soil, mud, earth, sand, gravel, rock, stone, concrete or other materials, debris or liquids to be deposited or to roll, flow, wash or drop onto any public street, road, alley or other public or private property shall be directed to immediately remove such materials or liquids; and any person failing or refusing to do so shall be subject to a "stop work order" issued by the City Engineer being placed on such project until such time as the violation has been corrected.
- G. The employee and their firm, contractor, subcontractor and/or supplier found to be in violation of any provision of this Section shall be required to present to the Board of Aldermen, at their next regularly scheduled meeting, explanation of why such violation occurred and provision for correcting such violation in the future.

SECTION 500.135: CLOSURE AND REMOVAL OF UNDERGROUND STORAGE TANKS — FINANCIAL RESPONSIBILITY

- A. *Definitions.* As used in this Section, the following terms shall have these prescribed meanings:

OPERATOR: Any person in control of, or having responsibility for, the operation of an underground storage tank.

OWNER: Any person who owns an underground storage tank in the City on or after the effective date of this Section. The term does not include any person who, without participating in the operation of an underground storage tank or not engaged in petroleum production, refining or marketing, holds indicia of ownership solely to protect a security

interest in or lien on the underground storage tank or the property where the underground storage tank is located.

UNDERGROUND STORAGE TANK: Any one (1) or more vessels, including any pipes connected thereto, used to contain an accumulation of petroleum products and the volume of which, including the volume of the underground pipes connected thereto, is ten percent (10%) or more beneath the surface of the ground. Exemptions from this definition and the regulations promulgated under this Section include:

1. An underground storage tank whose capacity is eleven hundred (1,100) gallons or less and used for storing motor fuel for agricultural purposes;
2. An underground storage tank used for storing heating oil for consumptive use on the premises where stored;
3. Pipeline facilities, including gathering lines, regulated under:
 - a. The Federal Natural Gas Pipeline Safety Act of 1968 (P.L. 90-481), as amended; or
 - b. The Federal Hazardous Liquid Pipeline Act of 1979 (P.L. 96-129), as amended;
4. Pipeline facilities regulated under State laws comparable to the provisions of law referred to in paragraph (3) of this Subsection;
5. Liquid traps or associated gathering lines directly related to oil or gas production and gathering operations; and
6. Storage tanks situated in an underground area, such as a basement, cellar, mineworking, drift, shaft or tunnel, if the storage tank is situated upon or above the surface of the floor.

B. *Closure And Removal Of Underground Storage Tanks.*

1. It shall be unlawful for any owner or operator of an underground storage tank to fail to properly close and remove the same within twelve (12) months after cessation of its active use.
2. A cash escrow payment to the City or a performance bond issued in the City's favor by a surety and in a form acceptable to the City, in the amount of ten thousand dollars (\$10,000) per underground storage tank, shall be required by the owner or operator of any underground storage tank located within the City and which stores or is intended to store petroleum products. Such bond shall contain the following endorsement: "This bond may not be canceled or allowed to lapse until sixty (60) days after receipt by the City, by certified mail, return receipt requested, of a written notice from the issuer of the bond of its intent to cancel or not to renew." The amount of the cash escrow payment or bond required by this

Section shall be adjusted annually in an amount equal to ten thousand dollars (\$10,000.00) multiplied by a fraction the numerator of which is the CPI (hereinafter defined) most recently published prior to January first (1st) of the current year and the denominator of which is the CPI published as of the time this Section is originally enacted. As used herein, "CPI" shall mean the Consumer Price Index - All Urban Consumers (CPI-U), U.S. City Average, All Items (1982-84=100) as published by the Bureau of Labor Statistics of the United States Department of Labor, or such successor index thereto as may be published by the U.S. Government (or if not published the most comparable index thereto). In no event will there be a reduction in the bond requirement because of any decrease in the CPI from one year to the next.

3. The bond or cash escrow payment shall be returned to the owner or operator who submitted the same upon verification by the City Engineer that the underground storage tank and all of its pumps, pipes and related equipment have been removed from the ground and disposed of pursuant to Missouri Department of Natural Resources regulations and any other applicable State or Federal law. Evidence that the applicable State and Federal laws have been complied with during the removal of the underground storage tanks may be demonstrated by obtaining a "No Further Action Needed" letter from the Missouri Department of Natural Resources or similar correspondence from the Missouri Department of Natural Resources or United States Environmental Protection Agency indicating that the underground storage tanks have been properly removed, any and all environmental hazards have been appropriately resolved, and that the property on which it was located does not pose an unacceptable risk to the environment.
4. If the owner or operator fails to properly remove an underground storage tank and all of its pumps, pipes and related equipment within twelve (12) months after cessation of its active use, the City Engineer shall have full power and authority to utilize the cash escrow payment or to draw upon the bond in order to effectuate the proper removal and disposal of the underground storage tank and all pumps, pipes and related equipment.
5. An owner or operator of an underground storage tank shall at all times maintain insurance for such tank through the Missouri Petroleum Storage Tank Insurance Fund or an insurance carrier acceptable to the City which provides coverage for the costs of all cleanup resulting from any contamination of the soil due to underground storage tank leakage, or provide a letter issued by the Missouri Department of Natural Resources, Hazardous Waste Program, Tanks Section, evidencing its review of a declaration and certification endorsement for financial responsibility filed by the owner or operator with the Missouri Department of Natural Resources pursuant to 10 Mo. CSR 20-11 and requiring no further action regarding financial responsibility by the owner or operator.

ARTICLE XII

ENERGY CONSERVATION CODE

SECTION 500.140: ENERGY CONSERVATION CODE– ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the International Energy Conservation Code, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Energy Conservation Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Energy Conservation Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Energy Conservation Code, 2015 edition, as published by the International Code Council.* Wherever the terms “Name of Jurisdiction” or “Local Jurisdiction” appear, it shall be deemed to mean “City of Dardenne Prairie, Missouri”.
- C. Wherever the term “Department of Building Safety” appears it shall be deemed to mean the department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term “Building Official” appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.145: ENERGY CONSERVATION CODE – AMENDMENTS

- A. The International Energy Conservation Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 [CE] SCOPE AND ADMINISTRATION)
(SECTION C101 SCOPE AND GENERAL REQUIREMENTS)

The City of Dardenne Prairie, Missouri, hereby adopts the 2015 International Energy Conservation Code, a copy of which shall be deposited in the Office of the City Code Official with this ordinance, with the following amendments by additions, insertions, deletions and changes so that such section and subsections to read as follows:

C101.1 Title. This code shall be known as the International Energy Conservation Code of the City of Dardenne Prairie, Missouri, and shall be cited as such. It is referred to herein as "this code."

(SECTION C103 CONSTRUCTION DOCUMENTS)

C103.1 General. Construction documents, technical reports and other supporting data shall be submitted as required by the Building Official with each application for a permit. The construction documents and technical reports shall be prepared by a registered design professional where required by the statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the code official is authorized to require necessary construction documents to be prepared by a registered design professional.

Exception:

The code official is authorized to waive the requirements for construction documents or other supporting data if the code official determines they are not necessary to confirm compliance with this code.

(SECTION C104 INSPECTIONS)

C104.90 Workmanship. Repairs, maintenance work, alterations or installations which are caused directly or indirectly by the enforcement of this code shall be executed and installed in a workmanlike manner in compliance with this code, in accordance with industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION C108 STOP WORK ORDER)

C108.1 Authority. For the purposes of this code, all stop work orders shall be in accordance with the procedure established for the Building Code of City of Dardenne Prairie, Missouri, in Section 115 of 500.040.

C108.2 Issuance. Delete in its entirety.

C108.3 Emergencies. Delete in its entirety.

C108.4 Failure to comply. Delete in its entirety.

(SECTION C109 BOARD OF APPEAL)

C109.1 General. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code of City of Dardenne Prairie, Missouri.

C109.2 Limitations on authority. Delete in its entirety.

C109.3 Qualifications. Delete in its entirety.

SECTION 500.147: VIOLATION AND PENALTIES

Any person violating any of the provisions of the Code adopted in this Article shall be deemed in violation of this Article and upon conviction thereof shall be fined in an amount not exceeding five hundred dollars (\$500.00) or be imprisoned for a period of not exceeding ninety (90) days, or both such fine and imprisonment. Each day such violation is committed or permitted to continue shall constitute a separate offense and shall be punishable as such hereunder.

ARTICLE XIII

FUEL GAS CODE

SECTION 500.150: FUEL GAS CODE– ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the International Fuel Gas Code, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Fuel Gas Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Energy Conservation Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Fuel Gas Code Code, 2015 edition, as published by the International Code Council.* Wherever the terms “Name of Jurisdiction” or “Local Jurisdiction” appear, it shall be deemed to mean “City of Dardenne Prairie, Missouri”.
- C. Wherever the term “Department of Building Safety” appears it shall be deemed to mean the department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term “Building Official” appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.155: FUEL GAS CODE – AMENDMENTS

- A. The International Fuel Gas Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 ADMINISTRATION) (SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Fuel Gas Code of the City of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

(SECTION 103 (IFGC) DEPARTMENT OF INSPECTION)

103.2 Appointment. The code official shall be appointed as provided by ordinance.

(SECTION 106 PERMITS)

106.3.1 Construction documents. Construction documents, engineering calculations, diagrams and other data shall be submitted as required by the code official with each application for a permit. The code official shall require construction documents, computations and specifications to be prepared and designed by a registered design professional where required by State law. Construction documents shall be drawn to scale and shall be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that the work conforms to the provisions of this code. Construction documents for buildings more than two (2) stories in height shall indicate where penetrations will be made for installations and shall indicate the materials and methods for maintaining required structural safety, fire-resistance rating and fireblocking.

Exception: The code official shall have the authority to waive the submission of construction documents, calculations or other data if the nature of the work applied for is such that reviewing of construction documents is not necessary to determine compliance with this code. Standard heating systems of one hundred fifty thousand (150,000) BTUs or less shall not require the design of a registered design professional.

106.5.3 Expiration. All permits for work under the scope of this code shall comply with Section 105.5 Expiration of the Building Code of the City of Dardenne Prairie, Missouri.

106.6.2 Fee schedule. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

106.6.3 Fee refunds. The code official is authorized to establish a refund policy.

(SECTION 107 INSPECTIONS AND TESTING)

107.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 108 VIOLATIONS)

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 misdemeanor and upon conviction thereof shall be punishable by a fine of not more than five hundred dollars (\$500.00), and each day's continuance of a violation shall be deemed a separate offense.

108.5 Stop work orders. Upon notice from the code official that mechanical work is being performed contrary to the provisions of this code or in a dangerous or unsafe manner, such work shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's authorized agent, or to the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the code official shall not be required to give a written notice prior to stopping the work. Any person who shall continue any work on the system after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to the penalties set forth in Section 500.157.

(SECTION 109 MEANS OF APPEALS)

109.1 Application for appeal. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code of the City of Dardenne Prairie, Missouri.

109.2 Membership of board. Delete in its entirety.

109.2.1 Qualifications. Delete in its entirety.

109.2.2 Alternate members. Delete in its entirety.

109.2.3 Chairman. Delete in its entirety.

109.2.4 Disqualification of member. Delete in its entirety.

109.2.5 Secretary. Delete in its entirety.

109.2.6 Compensation of members. Delete in its entirety.

109.3 Notice of meeting. Delete in its entirety.

109.4 Open hearing. Delete in its entirety.

109.4.1 Procedure. Delete in its entirety.

109.5 Postponed hearing. Delete in its entirety.

109.6 Board decision. Delete in its entirety.

109.6.1 Resolution. Delete in its entirety.

109.6.2 Administration. Delete in its entirety.

109.7 Court review. Delete in its entirety.

(CHAPTER 6 SPECIFIC APPLIANCES)
(SECTION 903 FACTORY-BUILT FIREPLACES)

903.9 Required fire separation enclosure. All prefabricated metal chimneys shall be enclosed in a fire-resistant shaft with one (1) layer of five-eighths (5/8) inch gypsum board from the fireplace connection to the underside of the roof sheathing, securely attached with framing material. When the chimney chase is located on an exterior wall of the structure, it need only be separated by lining the wall between the chimney chase and the exterior wall with five-eighths (5/8) inch gypsum board.

(CHAPTER 11 REFRIGERATION)
(SECTION 1101 GENERAL)

1101.10 Locking access port caps. Delete in its entirety.

SECTION 500.157: VIOLATION AND PENALTIES

Any person violating any of the provisions of the Code adopted in this Article shall be deemed in violation of this Article and upon conviction thereof shall be fined in an

amount not exceeding five hundred dollars (\$500.00) or be imprisoned for a period of not exceeding ninety (90) days, or both such fine and imprisonment. Each day such violation is committed or permitted to continue shall constitute a separate offense and shall be punishable as such hereunder.

ARTICLE XIV

SWIMMING POOL AND SPA CODE

SECTION 500.160: SWIMMING POOL AND SPA CODE– ADOPTION

- A. A certain document, one (1) copy of which was placed on file in the office of the City Clerk, said copy being marked and designated as the International Swimming Pool and Spa Code, 2015 edition, as published by the International Code Council, as amended, be and is hereby adopted as the Swimming Pool and Spa Code of the City; and all of the regulations, provisions, penalties, conditions, and terms of the International Swimming Pool and Spa Code, 2015 edition, as published by the International Code Council, are hereby referred to, adopted and made part thereof, as if fully set out in this Article with the additions, insertions, deletions, and changes prescribed in this Article.
- B. *Jurisdictional Titles Throughout the International Swimming Pool and Spa Code, 2015 edition, as published by the International Code Council.* Wherever the terms “*Name of Jurisdiction*” or “*Local Jurisdiction*” appear, it shall be deemed to mean “*City of Dardenne Prairie, Missouri*”.
- C. Wherever the term “*Department of Building Safety*” appears it shall be deemed to mean the department consisting of the City Engineer and the Code Enforcement Officer of the City of Dardenne Prairie, Missouri, and their designees.
- D. Wherever the term “*Building Official*” appears, it shall mean the City Engineer or the Code Enforcement Officer of the City.

SECTION 500.165: SWIMMING POOL AND SPA CODE – AMENDMENTS

- A. The International Swimming Pool and Spa Code, 2015 edition, as published by the International Code Council is amended by addition, deletions and changes including the changing of Articles, Sections, Subsections and Subsection titles and the addition of new Sections and Subsections so that such amended and added Articles, Sections and Subsections read as follows:

(CHAPTER 1 SCOPE AND ADMINISTRATION)
(SECTION 101 GENERAL)

101.1 Title. These regulations shall be known as the Swimming Pool and Spa Code of Dardenne Prairie, Missouri, hereinafter referred to as "this code."

(SECTION 103 DEPARTMENT OF BUILDING SAFETY)

103.1 Creation of enforcement agency. The Division of Building and Code Enforcement shall be the enforcement agency for this code and the Division's director shall be the code official referred to in this code.

103.2 Appointment. The code official shall be appointed as provided by ordinance.

(SECTION 105 PERMITS)

105.3 Construction documents. Construction documents, engineering calculations, diagrams and other such data shall be submitted as required by the code official with each application for a permit. The code official shall require construction documents, computations and specifications to be prepared and designed by a registered design professional when required by State law. Construction documents shall be drawn to scale and shall be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that the work conforms to the provisions of this code.

105.6.2 Fee schedule. Fees related to administration of this code shall be as set forth elsewhere in this Chapter of the Municipal Code.

105.6.3 Fee refunds. The code official is authorized to establish a refund policy.

105.90 Electronic submission. Where design documents, including, but not limited to, plot plans, site plans, design drawings, specifications, etc., are originally created electronically, the building official is authorized to require electronic submittal of documents in a portable document format (PDF) or similar format for review. Where design documents were originally prepared on paper and are submitted in a paper form, the building official is authorized to charge a fee for converting those drawings to PDF equal to the cost incurred by County staff recreating the document and not to exceed more than one dollar (\$1.00) per page.

Exception:

Where submittal documents were originally prepared by hand and are eleven (11) inches by seventeen (17) inches or less, the fee for document conversion shall not be charged.

(SECTION 106 INSPECTIONS)

106.90 Workmanship. All work shall be executed in a workmanlike and skilled manner so that, for example, floors are level, walls are plumb and square, windows and doors are plumb, square and easily operable, exterior building envelopes are weather-tight and exclude the elements, building materials are undamaged, and surfaces are unmarred. All work performed shall be in compliance with this code, per industry standards, and in accordance with the manufacturer's installation instructions.

(SECTION 107 VIOLATIONS)

107.4 Violation penalties. Delete in its entirety.

107.5 Stop work orders. Upon notice from the code official, work on any system that is being performed contrary to the provisions of this code or in a dangerous or unsafe manner shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's authorized agent, or to the person performing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the code official shall not be required to give a written notice prior to stopping the work. Any person served with a stop work order shall pay an administrative penalty of up to two hundred fifty dollars (\$250.00).

(SECTION 108 MEANS OF APPEAL)

108.1 Application for appeal. For the purposes of this code, all appeals shall be in accordance with the procedure established for the Building Code of the City of Dardenne Prairie, Missouri.

108.2 Membership of board. Delete in its entirety.

108.2.1 Qualifications. Delete in its entirety.

108.2.2 Alternate members. Delete in its entirety.

108.2.3 Chairman. Delete in its entirety.

108.2.4 Disqualification of member. Delete in its entirety.

108.2.5 Secretary. Delete in its entirety.

108.2.6 Compensation of members. Delete in its entirety.

108.3 Notice of meeting. Delete in its entirety.

108.4 Open hearing. Delete in its entirety.

108.4.1 Procedure. Delete in its entirety.

108.5 Postponed hearing. Delete in its entirety.

108.6 Board decision. Delete in its entirety.

108.6.1 Resolution. Delete in its entirety.

108.6.2 Administration. Delete in its entirety.

108.7 Court review. Delete in its entirety.

(CHAPTER 3 GENERAL COMPLIANCE)
(SECTION 305 BARRIER REQUIREMENTS)

305.2.4 Mesh fence as a barrier. Delete in its entirety.

SECTION 500.167: VIOLATION AND PENALTIES

Any person violating any of the provisions of the Code adopted in this Article shall be deemed in violation of this Article and upon conviction thereof shall be fined in an amount not exceeding five hundred dollars (\$500.00) or be imprisoned for a period of not exceeding ninety (90) days, or both such fine and imprisonment. Each day such violation is committed or permitted to continue shall constitute a separate offense and shall be punishable as such hereunder.

ARTICLE XV. FEES

SECTION 500.170: PERMIT AND PLAN REVIEW FEES.

- A. The City of Dardenne Prairie hereby adopts the most recent Building Valuation Data issued by the International Code Council, which shall be filed with and available at the office of the City Clerk. Whenever the International Code Council issues an updated or revised Building Valuation Data report, the Code Enforcement Officer is hereby authorized to administratively adopt the new valuation and utilize it for the purposes hereinafter provided if the Code Enforcement Officer is satisfied in the exercise of the Code Enforcement Officer's administrative discretion that such data is reasonable with respect to construction in the Dardenne Prairie area.
- B. The City of Dardenne Prairie hereby adopts permit fee multipliers of:
 - 1. 0.0045 for issuance of building permits, and
 - 2. 0.0015 for plan review

for use in determining fees based upon building valuation data as hereinafter provided.

- C. The fees for plan review and building permits for new commercial and residential construction, and new additions to commercial construction, governed by the codes adopted in this Chapter other than the items specified in Subsection (D) of this Section shall be calculated as follows: the applicable building valuation shall be multiplied by the factors adopted in Subsection (B) above to determine the plan review fee and the building permit fee, provided however, that there shall be minimum fee plan review of two hundred fifty dollars (\$200.00).
- D. The plan review and building permit fees for the following construction shall be as specified herein:

Basement Finish	\$150.00
Deck or Porch	\$150.00
Deck Roof or Porch Roof	\$150.00
In-Ground Swimming Pool	\$150.00
Above Ground Swimming Pool	\$75.00
Hot Tub/Spa	\$75.00
Fence	\$50.00
Retaining Wall (4 feet or higher)	\$75.00
Electrical Service Upgrade or Install	\$75.00
Room Additions	\$150.00
Garage	\$150.00
Accessory Building	\$150.00
Interior Finish	\$150.00
Repair/Remodel	\$150.00
Attached Pergola/Pergolas in piers	\$150.00
Steps/stairs for existing Deck/Porch	\$75.00
Egress Window	\$50.00
Septic System	\$150.00
Health & Safety Occupancy Permit	\$75.00

- E. In calculating fees based on total cost of construction, whenever the Code Enforcement Officer believes information relating to the total cost of construction provided by an applicant is inaccurate, unrealistic, incomplete or insufficient for the work involved, the Code Enforcement Officer may require additional information, including, but not limited to, copies of signed contracts, and/or may utilize such figures which will, in the Code Enforcement Officer's professional experience and judgment, more accurately reflect the value of the materials to be utilized and the work to be performed.
- F. The fees provided in this Section shall include one (1) original inspection of the relevant work and one (1) reinspection. Any additional reinspections reasonably required to complete oversight and approval of the relevant work will be charged

to the permit holder at the rate of thirty-five dollars (\$35.00) per inspection as an additional fee.

- G. The Code Enforcement Officer at his/her discretion may issue integrated building, plumbing, electrical and/or mechanical permits on a single permit application. The total integrated permit fee shall be the cumulative total of the fees applicable to each permit and/or plan review separately.
- H. Permit applications shall include the name, signature and license number of the appropriate licensed subcontractor. Any change in the identity of the named subcontractor after issuance of the permit must be made in writing noting the project, owner, subcontractor, license number and shall result in the assessment of a transfer fee of fifty dollars (\$50.00) for each change.
- I. All fees must be paid in full prior to issuance of the relevant permit. Any additional fees charged must be paid in full before the relevant work being approved and/or occupancy of the relevant construction is permitted.

SECTION 2. Severability. If any term, condition, or provision of this Ordinance shall, to any extent, be held to be invalid or unenforceable, the remainder hereof shall be valid in all other respects and continue to be effective and each and every remaining provision hereof shall be valid and shall be enforced to the fullest extent permitted by law, it being the intent of the Board of Aldermen that it would have enacted this Ordinance without the invalid or unenforceable provisions. In the event of a subsequent change in applicable law so that the provision which had been held invalid is no longer invalid, said provision shall thereupon return to full force and effect without further action by the City and shall thereafter be binding.

SECTION 3. Effective Date. This Ordinance shall be in full force and take effect from and after the date of its final passage and approval.

SECTION 4. Savings. Nothing contained herein shall in any manner be deemed or construed to alter, modify, supersede, supplant or otherwise nullify any other Ordinance of the City or the requirements thereof whether or not relating to or in any manner connected with the subject matter hereof, unless expressly set forth herein.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK. SIGNATURE PAGE TO FOLLOW]

Read two times, passed, and approved this _____ day of _____, 2018.

Attest:

As Presiding Officer and as Mayor

City Clerk

Approved this _____ day of _____, 2018.

Attest:

Mayor

City Clerk