



**Board of County Commissioners
Work Session
Draft Building Code Update
September 12, 2017
11 a.m.-1:30 p.m.**

- I. Brief History of Adoption Process
- II. Review and Discussion of Chapter 18. Draft Building and Building Regulations
View online: <http://online.encodeplus.com/regs/la-plata-co/doc-viewer.aspx#secid-2402>
 - A. Article II General Provisions (rewrite of Chapter/Scope and Administration of the actual Building Code)
 - 18.1 – 35A – Section 101 to Section 116
 - 18.1 – 35A – 105.2 *exempted work* (105.2.1 *general #11 agricultural building*)
 - i. Discuss permitting process – receive BOCC comments
 - 18.1 – 35A – Section 105.3 *application for permit*, geologic hazards
 - 18.1 – 35A – Sections 105.7.1 *lapsed or abandoned permits*; 105.7.2 *abandonment*
 - 18.1 – 35A – Section 106 *construction documents*
 - i. Discuss 106.1 through 106.7
 - 18.1 – 35A – 107 *design professional in responsible charge*
 - 18.1 – 35A – Section 109.3 *work commencing before permit issuance*
 - i. Section 109.5 *refund of erroneous fees* (add refund information)
 - 18.1 – 35A – Section 110
 - i. Discuss inspection processes addressing ultimately placing restriction statements on the final/occupancy approvals
 - 18.1 – 35A – Section 111 *occupancy approvals*
 - 18.1 – 35A – Section 113 *board of review*
 - 10.1 – 35A – Section 114 *violations*
 - 18.1 – 35A – Section 115 *stop work order*
 - B. Article III Building Codes and Standards – Amendments, Additions and Deletions

- 18.1 – 36A – IRC Section 301 *design criteria*
 - i. Ice barrier underlayment – required
 - ii. Radon protection – pre-installation needs for new residential construction
 - iii. R301.2.3 *snow loads* – discuss classifications and changes
- 18.1 – 36A – IRC Section R313 *automatic fire sprinkler systems*
 - i. Recommend deletion
- 18.1 – 36A – IRC Section R401 *general*
 - i. R401.3 *drainage*
 - ii. R401.4 *soils test*
 - iii. R403.1.8 *foundations on expansive soils*
 - iv. R408.3.2.1 *unvented crawl space*
 - v. R408.6 *finished grade*
 - vi. R502.1.7 *wood floor framing*
- 18.1 – 36A – IRC chapter 11 *energy efficiency*
- 18.1 – 37 – *tiny homes*
- Discuss:
 - i. minimum foundation standards
 - ii. mobile home standards
 - iii. geologic hazard

III. Fire Code update integration & statutory process (Sheryl Rogers)