

ORDINANCE NO. 160

AN ORDINANCE OF THE COUNTY OF WALLA WALLA REGULATING THE ERECTION, CONSTRUCTION, ENLARGEMENT, ALTERATION, REPAIR, MOVING, REMOVAL, DEMOLITION, CONVERSION, OCCUPANCY, EQUIPMENT, USE, HEIGHTS, AREA AND MAINTENANCE OF ALL BUILDINGS AND/OR STRUCTURES IN THE UNINCORPORATED AREA OF WALLA WALLA COUNTY, STATE OF WASHINGTON; ADOPTING THE STATE BUILDING CODE; PROVIDING FOR THE ISSUANCE OF PERMITS AND COLLECTING FEES THEREFORE; PROVIDING PENALTIES FOR THE VIOLATION THEREOF; REPEALING ORDINANCES NO. 126 AND NO. 73 AND ALL OTHER ORDINANCES AND/OR RESOLUTIONS AND PARTS OF ORDINANCES AND/OR RESOLUTIONS IN CONFLICT HERewith.

The Board of County Commissioners of the County of Walla Walla does ordain as follows:

CHAPTER I - TITLE AND SCOPE

Section 1.01 This ordinance shall be known as the Walla Walla County Building Code and may be cited as such and will be referred to herein as "this code."

Section 1.02 There is hereby adopted by Walla Walla County, State of Washington, the State Building Code, in accordance with Chapter 96, Laws of 1974, First Extraordinary Session, as amended, consisting of the following codes and statutes which are hereby adopted by reference:

(A) Uniform Building Code and Related Standards, 1979 Edition, published by the International Conference of Building Officials, amending the same as follows:

(1) Snow load full or unbalanced, referred to in Section 2305(c) of the Uniform Building Code shall be the minimum of 30 lbs. per square foot.

To provide for a snow load for special purpose roofs, as defined in Section 2305(d) of the Uniform Building Code or revisions thereto. The snow load shall not be less than 20 lbs. per square foot, for Agricultural Buildings only. For the purpose of this section an Agricultural Building shall be defined as follows:

A structure designed and constructed to house farm implements, hay, grain, poultry, livestock or other horticultural products. This structure shall not be

a place of human habitation or a place of employment where agricultural products are processed, treated or packaged; nor shall it be a place used by the public. Also, that this structure shall not be attached to a building used for human habitation.

(2) Depth of foundation below natural surface of ground and finished grade in inches referred to in Section 2907(a) of the Uniform Building Code shall be a minimum depth of one foot below natural grade and two feet below finished grade.

Exception: Buildings not used for human habitation nor attached to buildings used for human habitation and not more than 800 square feet in floor area.

(3) At all locations exposed to the weather, as provided in Section 1707, where concrete steps and/or landings or sidewalks are placed against wood siding and/or sheathing, flashing of not less than 26 U.S. gauge corrosion resistant metal or 30 lb. saturated rag felt paper shall be installed in such a manner as to prevent entrance of moisture next to the siding, sheathing or framing.

(4) Appendix Chapter II - Agricultural Building

(5) Chapter 14 - Section 1414 to 1427 - Summer Cabins

(6) Mobile Homes Ordinance #124

(7) For permit purposes, valuation shall be based on the Table of Occupancy and Type plus Cost Per Square Foot found in January-February 1980 issue of "Building Standards" magazine.

(B) Uniform Mechanical Code, 1979 Edition, including Chapter 22, Fuel Gas Piping, Appendix B, published by the International Conference of Building Officials, and the International Association of Plumbing and Mechanical Officials, together with the following amendments:

(1) Item #6 in Table 3A is deleted.

(2) A new section to be known as Section 915(b), 2(j) is added to read as follows:

- (a) Fireplace inserts and venting through an existing fireplace.
- (b) When any solid fuel burning appliance, including a fireplace insert, is vented through an existing fireplace opening, the existing fireplace damper shall be removed or permanently fixed in the open position and an approved means of insuring a positive connection of the chimney connector from the firebox to the flue must be provided.
- (c) All fireplace inserts must be approved by the Building Official.
- (d) Closure plates, when provided to seal any spaces between the insert and the firebox, shall not be installed until after the unit is inspected for proper venting.
- (e) A damper plate, designed to seal the opening to the flue in an existing fireplace and receive a connector from an insert or an appliance vented through the firebox, shall be a minimum of 22 ga. sheet metal, fastened in place with metal and sealed with furnace cement or other approved sealant.

(C) Uniform Fire Code with appendices thereto, 1979 Edition, published by the International Conference of Building Officials and the Western Fire Chiefs Association.

(D) The Uniform Plumbing Code, 1979 Edition, published by the International Association of Plumbing and Mechanical Officials, together with the following amendments; provided, that notwithstanding any wording in this code, nothing in this code shall apply to the installation of any gas piping, water heaters, or vents for water heaters:

- (1) Section 401(a) is amended to read as follows:

"Drainage piping shall be cast iron, galvanized steel, galvanized wrought iron, lead, copper, brass, ABS, PVC, or other approved materials having a smooth and uniform bore, except: 1. that no galvanized steel pipe shall be used underground and shall be kept at least six (6) inches above the ground. 2. ABS and PVC DWV

CHAPTER II -- ORGANIZATION AND ENFORCEMENT

Section 2.01

There is hereby established in the County the "Building Department", which shall be under the jurisdiction of the Building Official designated by the Board of County Commissioners.

Section 2.02 - General

The Building Official is hereby authorized and directed to enforce all the provisions of this code. For such purposes he shall have the powers of a police officer.

Section 2.03 - Deputies

The Board of County Commissioners may, at the request of the Building Official, appoint and/or deputize such number of officers, inspectors and assistants and other employees as may be necessary from time to time. Such employees and/or deputies shall have the same powers as the Building Official who shall be responsible for their actions.

Section 2.04 - Reports and Records

The Building Official shall submit a report to the Board of County Commissioners not less than once a year, covering the work of the department during the preceding period. He shall incorporate in said reports a summary of his recommendations as to desirable amendments to this code.

The Building Official shall keep a permanent, accurate account of all fees and other monies collected and received under this code, the names of the persons upon whose account the same were paid, the date and amount thereof, together with the location of the building or premises to which they relate.

Section 2.05 - Right of Entry

Upon presentation of proper credentials the Building Official or his duly authorized representatives may enter at reasonable time any building, structure, or premises in the County to perform any duty imposed upon him by this code.

Section 2.06 - Stop Orders

Whenever any building work is being done contrary to the provisions of this code, the Building Official may order the work

stopped by notice in writing served on any persons engaged in the doing or causing such work to be done, and any such persons shall forthwith stop such work until authorized by the Building Official to proceed with the work.

Section 2.07 - Occupancy Violations

Whenever any structure is being used contrary to the provisions of this code, the Building Official may order such use discontinued and the structure, or portions thereof, vacated by notice served on any person causing such use to be continued. Such person shall discontinue the use within 10 days after receipt of such notice or make the structure, or portion thereof, comply with the requirements of this Code; provided, however, that in the event of an unsafe building Section 203 of the Uniform Building Code shall apply.

Section 2.08 - Liability

The Building Official or any employee charged with the enforcement of this Code, acting in good faith and without malice for the County in the discharge of his duties, shall not thereby render himself liable personally and he is hereby relieved from all personal liability for any damage that may accrue to persons or property as a result of any act required or by reasons of any act or omission in the discharge of his duties. Any suit brought against the Building Official or employee because of such act or omission performed by him in the enforcement of any provisions of this Code shall be defended by the legal department of the County until final determination of the proceedings.

CHAPTER III -- LEGISLATIVE

Section 3.01

This ordinance shall apply within the unincorporated area of the county of Walla Walla.

Section 3.02

If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this Ordinance. The Board of County Commissioners hereby declares that it would have passed this Ordinance, and each section, subsection, clause, or phrase thereof, irrespective

of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared unconstitutional.

Section 3.03

Ordinances No. 126 and No. 73 of the County of Walla Walla are hereby repealed.

DONE this 13th day of APRIL, 1981.

Harmon Johnson
Chairman

Franklin F. Glue
Commissioner

Walter C. Coyle
Commissioner

Constituting the Board of County
Commissioners of Walla Walla
County, Washington

ATTEST: Clynn Smith
County Auditor and Ex officio
Clerk of the Board.



FILED FOR RECORD
IN WALLA WALLA CO. WASH.
BY C. Auditor

APR 13 11 17 AM '81

C. LYNN SMITH
AUDITOR