TITLE 12

BUILDING, UTILITY, ETC. CODES

CHAPTER
1. BUILDING CODE.
2. RESIDENTIAL CODE.
3. PLUMBING CODE.
4. ELECTRICAL CODE.
5. [DELETED.]
6. PROPERTY MAINTENANCE CODE.
7. MECHANICAL CODE.
8. ENERGY CONSERVATION CODE.
9. [DELETED.]

CHAPTER 1

BUILDING CODE¹

SECTION
12-102. Modifications.
12-103. Available in recorder's office.
12-104. Violations.

12-101. Building code adopted. Pursuant to authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-510, and for the purpose of regulating the construction, alteration, repair, use and occupancy, location, maintenance, removal, and demolition of every building or structure or any appurtenance connected or attached to any building or structure, the

¹Municipal code references
  Fire protection, fireworks, and explosives: title 7.
  Planning and zoning: title 14.
  Streets and other public ways and places: title 16.
  Utilities and services: title 18.
Ord. #04-014, April 2004 provides:
"That any type of care-giving and assisted living facility providing care on a 24-hour basis to occupants, as defined in adopted building and safety codes of the City of Alcoa, must be brought to immediate compliance with those same adopted life safety and building codes."
International Building Code,\(^1\) 2012 edition, and Appendices A and B thereto, with the modifications thereto hereinafter set forth, as prepared and adopted by the International Code Council, is hereby adopted and incorporated by reference as a part of this code except as otherwise specifically stated in this chapter, and is hereinafter referred to as the "building code." (Ord. #1028, Oct. 1996, as amended by Ord. #R01-022, Sept. 2001, as replaced by Ord. #07-133, July 2007, Ord. #12-282, May 2012, and Ord. #14-326, Jan. 2014)

12-102. Modifications. The following sections and appendices of the International Building Code, 2012 edition, are hereby amended as hereinafter provided:

1. Chapter 1, Scope and Administration: Section 101.1 Title, is hereby amended by inserting "City of Alcoa" as the name of the jurisdiction.
2. Chapter 1, Scope and Administration: Section 101.2.1 Appendices, is hereby amended by inserting at the end of the section the following:
   "The following Appendices are specifically included in the adoption. All others are excluded.
   Appendix A Employee Qualifications
   Appendix B Board of Appeals"
3. Chapter 1, Scope and Administration: Section 101.4.3 Plumbing, is hereby amended by deleting the last sentence and inserting the following:
   "Private sewage disposal systems shall comply with the regulations of the Blount County Environmental Health Department."
4. Chapter 1, Scope and Administration: Section 103.1 Creation of enforcement agency, is hereby by deleting Section 103.1 in its entirety and replacing with the following:
   "Section 103.1 Building Official. The provisions of this code shall be enforced by the Building Official."
5. Chapter 1, Scope and Administration: Section 104.10.1 Flood hazard areas is hereby amended by deleting Section 104.10.1 in its entirety.
6. Chapter 1, Scope and Administration: Section 105.2 Work exempt from permit is hereby amended by deleting Number 1 in its entirety and replacing with:

\(^1\)Copies of this code (and any amendments) may be purchased from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.
"1. One-story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area does not exceed 200 square feet if the structure has a permanent foundation or 400 square feet if the structure is a pre-manufactured building without a permanent foundation."

(7) Chapter 1, Scope and Administration: Section 105.4 Validity of permit is hereby amended by inserting the following at the beginning:

"A permit issued shall be construed to be a license to proceed with the work and shall not be construed as authority to violate, cancel, alter, or set aside any of the provisions of this code, nor shall such issuance of a permit prevent the Building Official from thereafter requiring a correction of errors in plans of in construction, or of violation of this code. The building official is authorized to suspend or revoke a permit issued under the provisions of this code wherever the permit is issued in error or on the basis on incorrect, inaccurate or incomplete information, or in violation of any ordinance or regulation or any of the provisions of this code"

(8) Chapter 1, Scope and Administration: Section 105.5 Expiration is hereby amended by deleting in its entirety and the following substituted in lieu thereof:

"105.5 Expiration. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 120 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 120 days after the time the work is commenced.

Extensions of time may be granted by the Building Official; however, the extension must be requested in writing and justifiable cause demonstrated. The building official is authorized to grant in writing, one or more extensions of time. Each extension shall be for a period of time not to exceed 180 days. A fee of fifty percent (50%) of the permit fee of the original permit shall be charged to cover administrative expenses for each extension granted."

(9) Chapter 1, Scope and Administration: Section 105.6 Suspension or revocation is hereby amended by inserting at the end of the following:

"After a permit has become void, if the owner wishes to commence construction to complete the structure for which the original permit was issued, the Owner shall reapply for a new building permit for the
completion of the construction. When a new building permit is issued, the permit fee for the completion of the construction shall be equal to the permit fee that was paid when the original permit was issued."

(10) Chapter 1, Scope and Administration: Section 105.7 Placement of Permit is hereby amended by deleting in its entirety and the following substituted in lieu thereof:

"105.7 Placement of Permit. The building permit or copy shall be kept on the site of the work to be made available to inspectors upon request until the completion of the project."

(11) Chapter 1, Scope and Administration: Section 110.5 Inspection request is hereby amended by inserting the following at the end:

"No inspections shall be performed on any site or portion thereof where there is an unsafe condition or a violation of the occupational safety and health standards for the construction industry promulgated by the Occupational Safety and Health Administration (OSHA)."

(12) Chapter 1, Scope and Administration: Section 111.1 Use and occupancy is hereby amended by inserting the following at the end of the paragraph and before the exception:

"Said certificate shall not be issued until the following have been tested and approved by the appropriate agency or department:

- Fire protection systems
- Utility systems
- Site work beyond the confines of the building
- General building construction requirements."

(13) Chapter 1, Scope and Administration: Section 113 Board of Appeals is hereby amended by changing the title from "Board of Appeals" to "Construction Board of Adjustments and Appeals." Every occurrence of "Board of Appeals" in Section 113 and its subsections shall be changed to "Construction Board of Adjustments and Appeals Board."

(14) Chapter 1, Scope and Administration: Section 114.4, Violation and Penalties is hereby amended by deleting the section in its entirety and inserting in its place:

"Any person, firm, corporation, tenant, owner or agent who shall violate a provision of this code, or fail to comply therewith or with any of the requirements thereof, or who shall erect, construct, alter, demolish, or move any structure, or has erected, constructed, altered, repaired, moved,
or demolished a building or structure in violation of a detailed statement or drawing submitted and permitted thereunder, or directive of the building official, or of a permit or certificate issued under the provisions of this code, shall be subject to penalties as prescribed by law."

(15) Chapter 10, Means of Egress: Section 1006.1 Means of egress illumination is hereby amended by inserting the following under "Exceptions."

"5. Unenclosed pavilions and similar structures that are not provided with electrical utility service and not intended for occupancy after daylight hours."

(16) Chapter 10, Means of Egress: Section 1013.2 Where required is hereby amended by deleting the first sentence and replacing it with the following sentence:

"Guards shall be provided along open-sided walking surfaces or ground surfaces, mezzanines, industrial equipment platforms, retaining walls, stairways, ramps, landings and any other locations that are located more than 30 inches above the floor or grade below."

(17) Chapter 10, Means of Egress: Section 1013.8 Window Sills is hereby amended by changing "36 inches" to "24 inches" in both occurrences.

(18) Chapter 10, Means of Egress: Section 1016.2 Limitations is hereby amended by inserting after Section 1016.2.1 a new section as follows:

"1016.2.2 Roof vent increase. In buildings that are one story in height, equipped with automatic heat and smoke vents complying with Section 910 and equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1, the maximum exit access travel distance shall be 400 feet for occupancies in Group F-1 or S-1."

(19) Chapter 16, Structural Design: Section 1612.3 Establishment of flood hazard areas is hereby amended by inserting "Blount County, Tennessee, and Incorporated Areas, City of Alcoa Community Number 475421" for name of jurisdiction and inserting "September 19, 2007" as the date of issuance.

(20) Chapter 28: Mechanical Systems is hereby amended by deleting Chapter 28 in its entirety including its title and section numbers. Chapter 28 and all of its contents is specifically not adopted in the City of Alcoa.

(21) Chapter 29, Plumbing Systems: Section 2901.1 Scope is hereby amended by deleting the last sentence and inserting the following:

"Private sewage disposal systems shall comply with the regulations of the Blount County Environmental Health Department."
(22) Chapter 29, Plumbing Systems: Section 2902.3 Employee and public toilet facilities is hereby amended by renaming the exception as "Exception 1." and inserting the following after the renumbered exception:

"Exception 2: Unenclosed pavilions and similar structures with a floor area of one thousand square feet or less and not served with water and sewer services shall not be required to provide public toilet facilities or other plumbing fixtures. For the purpose of this section guards as described in Section 1013, whether said guards are required or not by this code, shall not be considered to enclose the structure."

(23) Chapter 34, Existing Structures: Section 3412.2 Applicability is hereby amended by inserting "the adoption of this code" for the date to be inserted.

(24) Appendix B: Board of Appeals is hereby amended by changing the title from "Board of Appeals" to "Construction Board of Adjustments and Appeals." Every occurrence of the "Board of Appeals" in Appendix B and its subsections shall be changed to "Construction Board of Adjustments and Appeals."

(25) Appendix B: Section B101.2 Membership of board is hereby amended by deleting in its entirety and the following substituted in lieu thereof:

"The Construction Board of Adjustments and Appeals shall consist of seven (7) persons appointed by the chief appointing authority for four years terms and shall serve staggered and overlapping terms. The building official shall be an ex officio member of said board but shall have no vote on any matter before the board."

(26) Appendix B: Section B101.2.2 Qualifications is hereby amended by deleting the word "five" and replacing it with the word "seven" in the first sentence.

Amended locally by inserting "or as determined by the Building Official" after the word "disciplines."

(27) Appendix B: Section B101.3.3 Postponed Hearing is hereby amended by deleting the word "five" and replacing it with the word "seven."

(28) Appendix B: Section B101.4 Board decision is hereby amended by inserting the word "majority" after the word "concurring" and deleting "of two-thirds of its members." (1971 Code, § 4-102, modified, as amended by Ord. #03-001, Feb. 2003, and Ord. #04-039, Nov. 2004, and Ord. #07-121, April 2007, replaced by Ord. #07-133, July 2007, amended by Ord. #07-146, Nov. 2007, and replaced by Ord. #14-326, Jan. 2014)
**12-103. Available in recorder's office.** The Commission of the City of Alcoa hereby declares that one (1) copy of the aforesaid Code and Revisions, as modified, has been filed with the recorder of the city for a period of fifteen (15) days prior to the passage of the ordinance comprising this section and that all public hearing and notice requirements in Tennessee Code Annotated, § 6-54-501, *et seq.*, have been or will be met by the time of the final passage of the ordinance comprising this section. (1971 Code, § 4-103, modified, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

**12-104. Violations.** Any person, firm, corporation, tenant, occupant or agent who shall violate a provision of this code or fail to comply therewith or with any of the requirements thereof or cause such action to be taken in violation of the provisions of this code adopted by reference or locally adopted as modified shall be deemed guilty of a separate offense for each and every day or portion thereof during which any violation is committed or continued. Upon being found guilty of such violation, such person shall be punished according to the general penalty clause of the City of Alcoa or through injunctive remedies in state or federal court as appropriate. In the event court action is taken, the city shall be entitled to recover from any person adjudicated to have violated this chapter the city’s reasonable attorney fees and litigation costs incurred in bringing the action(s) to enforce the provisions of this chapter.

Additionally, violators may in the discretion of the city be subject to fines and penalties to be imposed by the administrative hearing officer pursuant to Tennessee Code Annotated, § 6-54-1001, *et seq.*, as adopted locally in the city code. (1971 Code, § 4-104, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)
CHAPTER 2

RESIDENTIAL CODE

SECTION
12-201. Residential code adopted.
12-202. Modifications
12-203. Available in recorder's office.
12-204. Violations.

12-201. Residential code adopted. Pursuant to authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-510, and for the purpose of regulating the construction, alteration, repair, use and occupancy, location, maintenance, removal, and demolition of every building or structure or any appurtenance connected or attached to any building or structure, the International Residential Code for One- and Two-Family Dwellings,\(^1\) 2012 edition, chapters 1-11, 25-33, 44 and Appendices E, G, and J thereto, with the modifications thereto hereinafter set forth, as prepared and adopted by the International Code Council, is hereby adopted and incorporated by reference as a part of this code, except as otherwise specifically stated in this chapter, and is hereinafter referred to as the "residential code." (Ord. #1027, Oct. 1996, as amended by Ord. #R01-022, Sept. 2001, and replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-202. Modifications. The following sections and appendices of the International Residential Code for One- and Two-Family Dwellings, 2012 edition are hereby amended as hereinafter provided:

(1) Chapter 1, Scope and Administration: Section R101.1 Title is hereby amended by inserting "City of Alcoa" as the name of the jurisdiction.

(2) Chapter 1, Scope and Administration: Section R102.5 Appendices is hereby amended by inserting at the end of the section the following:

"The following Appendices are specifically included in the adoption. All others are excluded:

Appendix E Manufactured Housing Used as Dwellings
Appendix G Swimming Pools, Spas, and Hot Tubs
Appendix J Existing Buildings and Structures"

\(^1\)Copies of this code (and any amendments) may be purchased from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.
(3) Chapter 1, Scope and Administration: Section R103.1, Creation of enforcement agency, is hereby amended by deleting Section R103.1 in its entirety and replacing with the following:

"Section R103.1 Building Official. The provisions of this code shall be enforced by the Building Official."

(4) Chapter 1, Scope and Administration: Section R104.10.1, Flood hazard areas, is hereby amended by deleting Section R104.10.1 in its entirety.

(5) Chapter 1, Scope and Administration: Section R105.2, Work exempt from permit, is hereby amended by deleting number 1 in its entirety and replacing with:

"1. One-story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area does not exceed 200 square feet if the structure has a permanent foundation or does not exceed 400 square feet if the structure is a pre-manufactured building without a permanent foundation."

(6) Chapter 1, Scope and Administration: Section R105.4, Validity of permit, is hereby amended by inserting the following at the beginning:

"A permit issued shall be construed to be a license to proceed with the work and shall not be construed as authority to violate, cancel, alter, or set aside any of the provisions of this code, nor shall such issuance of a permit prevent the Building Official from thereafter requiring a correction of errors in plans or in construction, or of violation of this code. The building official is authorized to suspend or revoke a permit issued under the provisions of this code wherever the permit is issued in error or on the basis of incorrect, inaccurate or incomplete information, or in violation of any ordinance or regulation or any of the provisions of this code."

(7) Chapter 1, Scope and Administration: Section R105.5, Expiration, is hereby amended by deleting it in its entirety and the following substituted in lieu thereof:

"R105.5. Expiration. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 120 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 120 days after the time the work is commenced. Work authorized by that permit shall be completed within the time frame set forth in the following:
Extensions of time may be granted by the Building Official; however, the extension must be requested in writing and justifiable cause demonstrated. The building official is authorized to grant, in writing, one or more extensions of time. Each extension shall be for a period of time not to exceed 180 days. A fee of fifty percent (50%) of the permit fee of the original permit shall be charged to cover administrative expenses for each extension granted.

(8) Chapter 1, **Scope and Administration**: Section R105.6. **Suspension or revocation** is hereby amended by inserting at the end of the following:

"After a permit has become void, if the owner wishes to commence construction to complete the structure for which the original permit was issued, the Owner shall reapply for a new building permit for the completion of the construction. When a new building permit is issued, the permit fee for the completion of the construction shall be equal to the permit fee that was paid when the original permit was issued."

(9) Chapter 1, **Scope and Administration**: Section R105.7. **Placement of Permit** is hereby amended by deleting in its entirety and the following substituted in lieu thereof:

"R105.7 Placement of Permit. The building permit or copy shall be kept on the site of the work or be made available to inspectors upon request until the completion of the project."

(10) Chapter 1, **Scope and Administration**: Section R109.3. **Inspection request** is hereby amended by inserting the following at the end:

"No inspections shall be performed on any site or portion thereof where there is an unsafe condition or a violation of the occupational safety and health standards for the construction industry promulgated by the Occupational Safety and Health Administration (OSHA)."

(11) Chapter 1, **Scope and Administration**: Section R110.1 **Use and occupancy** is hereby amended by inserting the following at the end of the paragraph and before the exception:

"Said certificate shall not be issued until the following have been tested and approved by the appropriate agency or department:

- Fire protection systems
- Utility systems
- Site work beyond the confines of the building
- General building construction requirements"
(12) Chapter 1, Scope and Administration: Section R112. Board of Appeals is hereby amended by deleting it in its entirety and the following substituted in lieu thereof:

"Section R112. Construction Board of Adjustments and Appeals
R112.1. Appeals relative to the application of this code shall be as established and regulated by the International Building Code, as amended."

(13) Chapter 1, Scope and Administration: Section 113.4. Violation and Penalties is hereby amended by deleting the section in its entirety and substituting in lieu thereof the following:

"Any person, firm, corporation, tenant, owner or agent who shall violate a provision of this code, or fail to comply therewith or with any of the requirements thereof, or who shall erect, construct, alter, demolish, or move any structure, or has erected, constructed, altered, repaired, moved, or demolished a building or structure in violation of a detailed statement or drawing submitted and permitted thereunder, or directive of the building official, or of a permit or certificate issued under the provisions of this code, shall be subject to penalties as prescribed by law."

(14) Chapter 3, Building Planning: Section R301.2. Climatic and geographic design criteria is hereby amended by inserting the following information in Table R301.2(1):

"Table R301.2(1) Climatic And Geographic Design Criteria.
Insert “10 PSF” in the table for Ground Snow Load.
Insert “90” in the table for Wind Speed.
Insert “No” in the table for topographic effects
Insert “C” in the table for Seismic Design Category.
Insert “Severe” in the table for Weathering.
Insert “12 inches” in the table for Frost Line Depth.
Insert “Moderate to heavy” in the table for Termite.
Insert “19 degrees Fahrenheit” in the table for Winter Design Temp.
Insert “No” in the table for Ice Barrier Underlayment Required."

(15) Chapter 3, Building Planning: Section R301.2.2, Seismic provisions is hereby amended by deleting item 1, renumbering item 2 to item 1 and inserting "and townhouses" just after the word dwellings and at the end of the section inserting "All references to "townhouses in seismic design category C" in Chapters 6, 7 and 28 shall not apply."

(16) Chapter 3, Building Planning: Section R302.2, Townhouses is hereby amended by deleting the word "Exception:" and inserting:
"Exception #1: For townhouses equipped with an automatic sprinkler system a common 1-hour fire-resistance-rated wall is permitted in lieu of each townhouse having a separate fire-resistance-rated wall if such common wall does not contain plumbing or mechanical equipment, ducts or vents in the cavity of the common wall. Electrical installations shall be installed in accordance with Chapters 34 through 43. Penetrations of electrical outlet boxes shall be in accordance with Section R302.4. Continuity of the common fire-resistance-rated wall shall comply with Section R302.2.1. Parapets of the common fire-resistance-rated wall shall comply with R302.2.2. Parapet construction of the common fire-resistance-rated wall shall comply with R302.3.3. Structural independence of the common fire-resistance-rated wall shall comply with R302.2.4."

At the end of this exception, insert the following:

"Exception #2: For townhouses not equipped with an automatic sprinkler system a common 2-hour fire-resistance-rated wall is permitted in lieu of each townhouse having a separate fire-resistance-rated wall if such common wall does not contain plumbing or mechanical equipment, ducts or vents in the cavity of the common wall. Electrical installations shall be installed in accordance with Chapters 34 through 43. Penetrations of electrical outlet boxes shall be in accordance with Section R302.4. Continuity of the common fire-resistance-rated wall shall comply with Section R302.2. Parapets of the common fire-resistance-rated wall shall comply with R302.2.2. Parapet construction of the common fire-resistance-rated wall shall comply with R302.3.3. Structural independence of the common fire-resistance-rated wall shall comply with R302.2.4."

(17) Chapter 3, Building Planning: Section R302.5.1, Opening protection is hereby amended by deleting the words, "equipped with a self-closing device" and insert a period after the word doors."

(18) Chapter 3, Building Planning: Section R303.4 Mechanical ventilation is hereby amended by adding the word "(Optional)" in the section title after the word "ventilation," and by deleting the words "the dwelling unit shall be provided with whole-house mechanical ventilation" and replacing with the words "dwelling units provided with whole-house mechanical ventilation shall be."

(19) Chapter 3, Building Planning: Section R312.1.1. Where required is hereby amended by deleting the first sentence and replacing it with the following sentence:
"Guards shall be provided along open-sided walking surfaces or ground surfaces, retaining walls, stairways, ramps, landings and any other locations that are located more than 30 inches above the floor or grade below at any point within 36 inches horizontally to the edge of the open side."

(20) Chapter 3, Building Planning: Section R312.2. Window fall protection is hereby amended by deleting section R312.2 and its subsections in their entirety.

(21) Chapter 3, Building Planning: Section R313.1, Townhouse automatic fire sprinkler systems, is hereby amended by adding the words "(Optional, see Tennessee Code Annotated, Section 68-120-101(a)(8))." in the section title after the word "Systems" and by deleting the words "An automatic residential fire sprinkler system shall be installed in townhouses" and replacing with, "When an automatic residential fire sprinkler system is installed in townhouses, the following shall apply;"

(22) Chapter 3, Building Planning: Section R313.2, One- and two-family dwellings automatic fire sprinkler systems, is hereby amended by adding the words "(Optional, see Tennessee Code Annotated, Section 68-120-101(a)(8))" in the section title after the word "Systems" and deleting the words, "An automatic residential fire sprinkler system shall be installed in one- and two-family dwellings" and replacing with, "When an automatic residential fire sprinkler system is installed in one- and two-family dwellings, the automatic residential fire sprinkler system shall be designed and installed in accordance with Section R313.2.1."

(23) Chapter 3, Building Planning: Section R322.1.7, Protection of water supply and sanitary sewage, is hereby amended by deleting "and Chapter 3 of the International Private Sewage Disposal Code" and inserting, "the requirements of the water and sewer service utility providers and the Blount County Health Department" in its place.

(24) Chapter 4, Foundations: Figure R403.1(1), Concrete and Masonry Foundation Details, is hereby amended by inserting a note in the figure as follows: "The bottom of all foundations shall extend a minimum of 12 inches below finished grade."

(25) Chapter 5, Floors: Section R502.11.4, Truss Design Drawings, is hereby amended by deleting "to the building official and approved prior to installation" and replacing it with "for review when required by the building official."

(26) Chapter 6, Wall Construction: Section R602.10.11, Cripple wall bracing, is hereby amended by deleting the last sentence in the section, "The distance between adjacent edges of braced wall panels shall be reduced from 20 feet (6096mm) to 14 feet (4267)."

(27) Chapter 8, Roof-ceiling Construction: Section R802.10.1, Truss design drawings, is hereby amended by deleting, "to the building official and
approved prior to installation" and replaced with, "for review when required by the building official."

(28) Chapter 11 [RE]: Energy Efficiency: Table N1102.1.1 (R402.1.1), Insulation and Fenestration Requirements by Component, is hereby amended as follows:

In the row for climate zone "4 except Marine," change Ceiling R-Value from "R49" to "R38," and change the Wood Frame Wall R-Value from "20 or 13+5" to "13," and change the Mass Wall R-Value from "8/13" to "5/10."

(29) Chapter 11 [RE]: Energy Efficiency: Table N1102.1.3 (R402.1.3), Equivalent U-Factors, is hereby amended as follows:

In the row for climate zone "4 except Marine," change Ceiling U-Factor from "0.026" to "0.030," and change the Frame Wall U-Factor from "0.057" to "0.082," and change the Mass Wall U-Factor from "0.098" to "0.141."

(30) Chapter 11 [RE]: Energy Efficiency: Section N1102.2.6 (R402.2.6), Steel-frame ceilings, walls, and floors, is hereby amended by inserting "Table N1102.1.1 or" after the first occurrence of the word "of."

(31) Chapter 11 [RE]: Energy Efficiency: Section N1102.4.1.1 (R402.4.1.1), Installation, is hereby amended adding the words, "and visual inspection option" after the word "Installation" in the section title, and adding the words "and be field verified" after the word "construction."

(32) Chapter 11 [RE]: Energy Efficiency: Section N1102.4.1.2 (R402.4.1.2), Testing, is hereby amended by adding the word "(optional)" after the word "Testing" in the section title, and inserting "Where required by the building official," before the first sentence.

(33) Chapter 11 [RE]: Energy Efficiency: Section N1103.1.1 (R403.1.1), Programmable thermostat, is hereby amended by adding the word "(optional)" after the word "thermostat" in the section title, and inserting, "Where required by the building official and," before the first sentence.

(34) Chapter 11 [RE]: Energy Efficiency: Section N1103.2.2 (R403.2.2), Sealing (Mandatory), is hereby amended by inserting, “Where required by the building official,” before the words “Duct tightness.”

(35) Chapter 11 [RE]: Energy Efficiency: Section N1103.4.1 (R403.4.1), Circulating hot water systems (Mandatory), is hereby amended by adding the sentence, “All circulating service hot water piping shall be insulated to at least R-2" after the section title.

(36) Chapter 11 [RE]: Energy Efficiency: Section N1103.4.2 (R403.4.2), Hot water pipe insulation (Prescriptive), is hereby amended by deleting the word “Prescriptive” and replacing it with the word “Optional” in the section title, by inserting before the first sentence, “Where required by the building official,”
and by inserting, “Where required by the building official,” before the words “All remaining piping.”

(37) Chapter 11 [RE]: Energy Efficiency: Section N1103.5 (R403.5), Mechanical ventilation (Mandatory), is hereby amended by deleting the word “Mandatory” and replacing it with the word “Optional” in the section title, and deleting, “The building shall be provided with ventilation that meets” and replacing it with, “Buildings provided with ventilation shall meet.”

(38) Chapter 11 [RE]: Energy Efficiency: Section N1103.9 (R403.9), Pools and inground permanently installed spas (Mandatory), is hereby amended by deleting the word “Mandatory” and replacing it with the word “Optional” in the section title, and inserting, “Where required by the building official,” before the first sentence.

(39) Chapter 11 [RE]: Energy Efficiency: Section N1104, Electrical Power And Lighting Systems (Mandatory), is hereby amended by deleting the word “Mandatory” and replacing it with the word “Optional” in the section title.

(40) Chapter 11 [RE]: Energy Efficiency: Section N1104.1 (R404.1), Lighting equipment (Mandatory), is hereby amended by deleting the word “Mandatory” and replacing it with the word “Optional” in the section title, and inserting, “Where required by the building official,” before the first sentence.

(41) Chapter 26, General Plumbing Requirements: Section P2603.5.1, Sewer depth, is hereby amended by inserting in two places “twelve inches” as the number to be inserted.

(42) Chapter 30, Sanitary Drainage: Section P3002, P3002.1, Piping within buildings, of the International Residential Code for One and Two Family Dwellings, 2012 edition, is hereby amended by deleting Table P3002.1(2), Underground Building Drainage and Vent Pipe, and substituting in lieu thereof the following:

<table>
<thead>
<tr>
<th>PIPE</th>
<th>STANDARD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Acrylonitrile butadiene styrene (ABS) plastic pipe in IPS diameters, including schedule 40, DR 22 (PS 200) and DR 24 (PS 140); with a solid or composite wall</td>
<td>ASTM D 2661; ASTM F 628; ASTM F 1488; CSA B181.1</td>
</tr>
<tr>
<td>Asbestos-cement pipe</td>
<td>ASTM C 428</td>
</tr>
<tr>
<td>Cast-iron pipe</td>
<td>ASTM A 74; CISPI 301; ASTM A 888</td>
</tr>
<tr>
<td>Copper or copper alloy tubing (Type K, L, M or DWV)</td>
<td>ASTM B 75; ASTM B 88; ASTM B 251; ASTM B 306</td>
</tr>
</tbody>
</table>
### PIPE

<table>
<thead>
<tr>
<th>MATERIAL</th>
<th>STANDARD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Polyolefin pipe</td>
<td>ASTM F 1412; CSA B 181.3</td>
</tr>
<tr>
<td>Polyvinyl chloride (PVC) plastic pipe in IPS diameters, including schedule 40, DR 22 (PS 200) and DR 24 (PS 140); with a solid or composite wall</td>
<td>ASTM D 2665; ASTM F 891; ASTM F 1488; CSA B 181.2</td>
</tr>
<tr>
<td>Polyvinyl chloride (PVC) plastic pipe with a 3.25 Inch O.D. and a solid or composite wall</td>
<td>ASTM D 2949; ASTM F 1488</td>
</tr>
<tr>
<td>Stainless steel drainage systems, Type 316L</td>
<td>ASME A 112.3.1</td>
</tr>
</tbody>
</table>

For SI: 1 inch = 25.4 mm.

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(43) Chapter 30, **Sanitary Drainage**: Section P3002, P3002.2, Building sewer, of the *International Residential Code for One and Two Family Dwellings*, 2012 edition, is hereby amended by deleting Table P3002.2, **Building Sewer Pipe**, and substituting in lieu thereof the following:

Table P3002.2

Building Sewer Pipe

<table>
<thead>
<tr>
<th>MATERIAL</th>
<th>STANDARD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Acrylonitrile butadiene styrene (ABS) plastic pipe in IPS diameters, including schedule 40, DR 22 (PS 200) and DR 24 (PS 140); with a solid or composite wall</td>
<td>ASTM D 2661; ASTM F 628; ASTM F 1488;</td>
</tr>
<tr>
<td>Asbestos-cement pipe</td>
<td>ASTM C 428</td>
</tr>
<tr>
<td>Cast-iron pipe</td>
<td>ASTM A 74; ASTM A 888; CISPI 301</td>
</tr>
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<td>Acrylonitrile butadiene styrene (ABS) plastic pipe in sewer and drain diameters, including SDR 42 (PS 20), PS 35, SDR 35 (PS 45), PS 50, PS 100, PS 140, SDR 23.5 (PS 150) and PS 200; with a solid or composite wall</td>
<td>ASTM F 1488; ASTM D 2751</td>
</tr>
<tr>
<td>MATERIAL</td>
<td>STANDARD</td>
</tr>
<tr>
<td>----------</td>
<td>----------</td>
</tr>
<tr>
<td>Polyvinyl chloride (PVC) plastic pipe in sewer and drain diameters, including PS 25, SDR 41 (PS 28), PS 35, SDR 35 (PS 46), PS 50, PS 100, SDR 26 (PS 115), PS 140 and PS 200); with a solid or composite wall</td>
<td>ASTM F 891; ASTM F 1488; ASTM D 3034; CSA B 182.2; CSA B 182.4</td>
</tr>
<tr>
<td>Concrete pipe</td>
<td>ASTM C 14; ASTM C 76; CSA A 257.1M; CSA A 257.2M</td>
</tr>
<tr>
<td>Copper or copper-alloy tubing (Type K or L)</td>
<td>ASTM B 75; ASTM B 88; ASTM B 251</td>
</tr>
<tr>
<td>Polyethylene (PE) plastic pipe (SDR-PR)</td>
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<tr>
<td>Polyolefin pipe</td>
<td>ASTM F 1412; CSA B 181.3</td>
</tr>
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<td>Polyvinyl chloride (PVC) plastic pipe in IPS diameters, including schedule 40, DR 22 (PS 200) and DR 24 (PS 140); with solid or composite wall</td>
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<td>Polyvinyl chloride (PVC) plastic pipe with a 3.25 Inch O.D. and a solid or composite wall</td>
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<td>ASME A 112.3.1</td>
</tr>
<tr>
<td>Vitrified clay pipe</td>
<td>ASTM C 425; ASTM C 700</td>
</tr>
</tbody>
</table>

For SI: 1 inch = 25.4 mm.

(44) Chapter 30, Sanitary Drainage: Section P3003.18, Joints between different materials, is hereby amended by inserting the following at the end: Change 12, January 14, 2014 12-16 "Co-mingling of materials in the building sewer shall be accomplished only through the use of neoprene adapters with stainless steel bands."

(45) Chapter 30, Sanitary Drainage: Section P3005.2.4, Change of direction, is hereby amended by deleting the words "building sewer," in the first sentence with nothing to be inserted in its place and inserting the following at the end of the section:

"In the building sewer cleanouts shall be installed at each change of direction which is greater than 45 degrees."
(46) Chapter 30, **Sanitary Drainage**: Section P3005.2.5, **Accessibility**, is hereby amended by inserting the following at the end:

"All building sewer cleanouts shall be provided with clearance of not less than 36 inches (914 mm) for rodding."

(47) Chapter 30, **Sanitary Drainage**: Section P3005.2.7, **Building drain and building sewer junction**, is hereby amended by deleting the section in its entirety and the following substituted in lieu thereof:

"Building drain and building sewer junction. The first exterior cleanout shall be located a minimum of three (3) feet but no more than five (5) feet from the exterior wall of the building without prior approval of the plumbing official. The use of two-way cleanouts is prohibited."

(48) Chapter 30, **Sanitary Drainage**: Section P3005.2.9, **Cleanout size**, is hereby amended by deleting the second sentence.

(49) Chapter 30, **Sanitary Drainage**: Section P3005.4.2, **Building drain and sewer size and slope**, is hereby amended by inserting the following at the end:

"Notwithstanding the above, four (4) inch nominal diameter building sewer drainage piping shall have a minimum fall of 1/4 inch per foot, and six (6) inch nominal diameter building sewer drainage piping shall have a minimum fall of 1/8 inch per foot."

(50) Appendix E: **Manufactured Housing Used as Dwellings**: Section AE304.3.2.1, **Investigation**, is hereby amended by inserting, "Where required by the building official," before the first sentence.

(51) Appendix E: **Manufactured Housing Used as Dwellings**: Section AE304.3.2.2, **Fee**, is hereby amended by inserting, "Where required by the building official," before the first sentence.

(52) Appendix E: **Manufactured Housing Used as Dwellings**: Section AE305.5.1, **Structural inspections for the manufactured home installation**, is hereby amended by inserting at the end of the section:

"Exception: The inspections required by this section shall not apply to manufactured homes as exempted by the State of Tennessee but shall apply to any construction or installation of decks, porches, steps or other structures or equipment. All manufactured homes shall pass a final inspection and have a certificate of occupancy issued."
12-203. **Available in recorder's office.** The Commission of the City of Alcoa hereby declares that one (1) copy of the aforesaid code and revisions, as modified, has been filed with the recorder of the city for a period of fifteen (15) days prior to the passage of the ordinance comprising this chapter and that all public hearing and notice requirements in Tennessee Code Annotated, § 6-54-501, et seq., have been or will be met by the time of the final passage of the ordinance comprising this chapter. (1971 Code, § 4-203, modified, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-204. **Violations.** Any person, firm, corporation, tenant, occupant or agent who shall violate a provision of this code or fail to comply therewith or with any of the requirements thereof or cause such action to be taken in violation of the provisions of this code adopted by reference or locally adopted as modified shall be deemed guilty of a separate offense for each and every day or portion thereof during which any violation is committed or continued. Upon being found guilty of such violation, such person shall be punished according to the general penalty clause of the City of Alcoa or through injunctive remedies in state or federal court as appropriate. In the event court action is taken, the city shall be entitled to recover from any person adjudicated to have violated this chapter the city's reasonable attorney fees and litigation costs incurred in bringing the action(s) to enforce the provisions of this chapter. In the city's discretion, violations of this part may further be adjudicated by an administrative hearing officer pursuant to Tennessee Code Annotated, § 6-54-1001, et seq., as locally adopted. (1971 Code, § 4-204, as deleted by Ord. #07-133, July 2007, and replaced by Ord. #14-326, Jan. 2014)
CHAPTER 3

PLUMBING CODE

SECTION
12-301. Plumbing code adopted.
12-302. Modifications.
12-303. Available in recorder's office.
12-304. Violations.
12-305. [Deleted.]
12-306. [Deleted.]
12-307. [Deleted.]

12-301. Plumbing code adopted. Pursuant to authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-510, and for the purpose of regulating plumbing installations, including alterations, repairs, equipment, appliances, fixtures, fittings, and the appurtenances thereto, within or without the municipality, when such plumbing is or is to be connected with the Alcoa water or sewer system, the International Plumbing Code, 2 2012 edition, and subsequent modifications thereto, as prepared and adopted by the International Code Council, is hereby adopted and incorporated by reference as a part of this code except as particularly stated otherwise in this chapter, and is hereinafter referred to as the "plumbing code."

The city does not incorporate by reference any changes or amendments adopted by the agency or association that promulgates the plumbing code unless such changes or amendments are subsequently expressly adopted by ordinance of the city. (Ord. #1029, Oct. 1996, modified, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-302. Modifications. The following sections and appendices of the International Plumbing Code, 2012 edition, are hereby amended, as hereinafter provided:

(1) Chapter 1, Scope and Administration: Section 101.1 Title, is hereby amended by inserting "City of Alcoa" as the name of the jurisdiction.

1Municipal code references
Cross connections: title 18.
Street excavations: title 16.
Wastewater treatment: title 18.
Water and sewer system administration: title 18.

2Copies of this code (and any amendments) may be purchased from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.
(2) Chapter 1, **Scope and Administration**: 101.2 **Scope**, is hereby amended by deleting the third and fourth sentences, and at the end of the first paragraph inserting:

"The provisions of the *International Plumbing Code*, 2012 edition shall apply to the installation, alteration, repair and replacement of plumbing systems, including equipment, appliances, fixtures, fitting and appurtenances, and where connected to a water or sewage system and all aspects of a medical gas system. The provisions of private sewage disposal systems shall comply with the regulations of the Blount County Environmental Health Department."

Provisions in the appendices shall not apply unless specifically adopted. The following Appendices are specifically included in the adoption. All others are excluded.

- Appendix B Rates of Rainfall for Various Cities
- Appendix C Vacuum Drainage System
- Appendix D Degree Day and Design Temperatures
- Appendix E Sizing of Water Piping System
- Appendix F Structural Safety"

Exception: Detached one- and two-family dwellings and multiple single family dwellings (townhouse) not more than three stories high with separate means of egress and their accessory structures shall comply with the International Residential Code."

(3) Chapter 1, **Scope and Administration**: Section 101 **General**, is hereby locally amended by adding the following subsection:

"101.5 **Conflicts with other City of Alcoa Rules, Regulations, Rates, and Policies**. When any provisions of this code conflict with provisions addressed in the City of Alcoa Water Quality Control Department's Rules, Regulations, Rates, and Policies Manual, the City of Alcoa Stormwater Drainage Ordinance, or the City of Alcoa Land Development and Public Works Standards--Drainage and Construction Standards, the most restrictive provision shall be enforced. If no determination can be made by the Building Official about which is the "most restrictive" then this code shall not apply."

(4) Chapter 1, **Scope and Administration**: Section 103.1 **Creation of enforcement agency**, is hereby amended by deleting Section 103.1 in its entirety and replacing it with the following:

"103.1 **Building Official**. The provisions of this code shall be enforced by the Building Official."
(5) Chapter 1, Scope and Administration: Section 106.5.3 Expiration, is hereby amended by deleting it in its entirety and the following substituted in lieu thereof:

"106.5.3 Expiration. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 120 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 120 days after the time the work is commenced. Work authorized by that permit shall be completed within the time frame set forth in the building permit associated with the same construction project. Extensions of time may be granted by the Building Official; however, the extension must be requested in writing and justifiable cause demonstrated. The building official is authorized to grant, in writing, one or more extensions of time. Each extension shall be for a period of time not to exceed 180 days. A fee of fifty percent (50%) of the permit fee of the original permit shall be charged to cover administrative expenses for each extension granted."

(6) Chapter 1, Scope and Administration: Section 106.6 Fee Schedule, is hereby amended by deleting the section and its subsections in their entirety and replacing with:

"Section [A] 106.6 Fee schedule. Fees shall be as adopted by the City of Alcoa, Tennessee. Refund of fees shall be subject to fee refund policy as established by the Building Official."

(7) Chapter 1, Scope and Administration: Section 107, Inspection and Testing, is hereby amended to add the following section:

"107.8 Building Occupancy. A new building shall not be occupied or a change made in occupancy or the nature or the use of a building or part of a building until after the Building Official has issued a Certificate of Occupancy. Said certificate shall not be issued until the following have been tested and or approved by the appropriate agency or department.

- Fire protection systems
- Utility systems
- Site work beyond the confines of the building
- General building construction requirements"

(8) Chapter 1, Scope and Administration: Section 108, Violations, is hereby amended to add the following section:

"108.8 Cesspool, septic tanks, etc. It is mandatory that every cesspool, septic tank, and seepage pit, which has been abandoned or has been
discontinued otherwise from further use or to which no waste or soil pipe from a plumbing fixture is connected, shall have the sewage removed therefrom and be completely filled with earth, sand, gravel, concrete, or other approved material.

The top cover or arch over the cesspool, septic tank, or seepage pit shall be removed before filling and the filling shall not extend above the top of the vertical portions of the sidewalls or above the level of any outlet pipe until inspected and approved by the City of Alcoa inspector, following which the cesspool septic tank or seepage pit shall be filled to the level of the top of the ground."

(9) Chapter 1, Scope and Administration: Section 108.4, Violation and Penalties, is hereby locally amended by deleting the section in its entirety and insert in its place:

"108.4, Violation and Penalties. Any person, firm, corporation, tenant, owner or agent who shall violate a provision of this code, or fail to comply therewith or with any of the requirements thereof, or who shall erect, construct, alter, demolish, or move any structure, or has erected, constructed, altered, repaired, moved, or demolished a building or structure in violation of a detailed statement or drawing submitted and permitted thereunder, or directive of the building official, or of a permit or certificate issued under the provisions of this code, shall be subject to penalties as prescribed by law."

(10) Chapter 1, Scope and Administration: Section 109, Means of Appeal, is hereby amended by deleting it in its entirety and the following substituted in lieu thereof:

"Section 109 Construction Board of Adjustments and Appeals
109.1 Appeals relative to the application of this code shall be as established and regulated by the International Building Code as locally adopted and amended in the City of Alcoa."

(11) Chapter 3, General Regulations: Section 303.3 Plastic Pipe, Fittings, and Components, is hereby amended by adding the following at the end of the existing paragraph:

"The use of coextruded PVC pipe (cellular core) in both outside and underslab building sanitary sewers is prohibited. Its use in storm drains and storm sewers shall be at the discretion of the local authority."
(12) Chapter 4, Fixtures, Faucets and Fixture Fittings, Section 403.3, Required public toilet facilities, is hereby amended by inserting the following at the end of the exception:

"Unenclosed pavilions and similar structures with a floor area of one thousand square feet or less and not served with water and sewer services shall not be required to provide public toilet facilities or other plumbing fixtures. For the purpose of this section guards, whether required or not, shall not be considered to enclose the structure."

(13) Chapter 6, Water Supply and Distribution: Section 603.2 Separation of Water Service and Building Sewer; Exception 1, is hereby amended by replacing "minimum of 12 inches" with "minimum of 18 inches."

(14) Chapter 7, Sanitary drainage, Section 701.2, Sewer required, is hereby amended by deleting "International Private Sewage Disposal Code" and replacing it with the following:

"regulations of the Blount County Environmental Health Department."

(15) Chapter 7, Sanitary Drainage: Section 702, 702.2, Underground building sanitary drainage and vent pipe, of the International Plumbing Code, 2012 edition, is hereby amended by deleting Table 702.2, Underground Building Drainage and Vent Pipe, and substituting in lieu thereof the following:

Table 702.2
Underground Building Drainage and Vent Pipe

<table>
<thead>
<tr>
<th>MATERIAL</th>
<th>STANDARD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Acrylonitrile butadiene styrene (ABS) plastic pipe in IPS diameters,</td>
<td>ASTM D 2661; ASTM F 628; ASTM F 1488; CSA</td>
</tr>
<tr>
<td>including schedule 40, DR 22 (PS 200) and DR 24 (PS 140); with a solid</td>
<td>B181.1</td>
</tr>
<tr>
<td>or composite wall</td>
<td></td>
</tr>
<tr>
<td>Asbestos-cement pipe</td>
<td>ASTM C 428</td>
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<tr>
<td>Cast-iron pipe</td>
<td>ASTM A 74; ASTM A 888; CISPI 301</td>
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<td>Copper or copper-alloy tubing (Type K, L, M or DWV)</td>
<td>ASTM B 75; ASTM B 88; ASTM B 251; ASTM B 306</td>
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<tr>
<td>Polyolefin pipe</td>
<td>ASTM F 1412; CSA B 181.3</td>
</tr>
</tbody>
</table>
### MATERIAL STANDARD

<table>
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<tr>
<td>Polyvinyl chloride (PVC) plastic pipe in IPS diameters, including schedule 40, DR 22 (PS 200) and DR 24 (PS 140); with a solid or composite wall</td>
<td>ASTM D 2665; ASTM F 891; ASTM F 1488; CSA B 181.2</td>
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<tr>
<td>Polyvinyl chloride (PVC) plastic pipe with a 3.25 Inch O.D. and a solid or composite wall</td>
<td>ASTM D 2949; ASTM F 1488</td>
</tr>
<tr>
<td>Polyvinylidene fluoride (PVDF) plastic pipe</td>
<td>ASTM F 1673; CSA B 181.3</td>
</tr>
<tr>
<td>Stainless steel drainage systems, Type 316L</td>
<td>ASME A 112.3.1</td>
</tr>
</tbody>
</table>

(16) Chapter 7, Sanitary Drainage: Section 702, 702.3, Building sewer pipe, of the International Plumbing Code, 2012 edition, is hereby amended by deleting Table 702.3, Building Sewer Pipe, and substituting in lieu thereof the following:

Table 702.3
Building Sewer Pipe

<table>
<thead>
<tr>
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<tr>
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<td>ASTM F 714</td>
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<tr>
<td>Vitrified clay pipe</td>
<td>ASTM C 425; ASTM C 700</td>
</tr>
</tbody>
</table>

(17) Chapter 7, Sanitary Drainage: Section 702, Materials, is hereby amended by adding the following section:

"702.7 Co-Mingling. Co-mingling of materials in the building sewer shall be accomplished only through the use of neoprene adapters with stainless steel bands."

(18) Chapter 7, Sanitary Drainage: Section 704.1 Drainage piping installation, is hereby amended by inserting after Table 704.1 the following:

"Notwithstanding the above, four (4) inch nominal diameter building sewer drainage piping shall have a minimum fall of 1/4 inch per foot, and six (6) inch nominal diameter building sewer drainage piping shall have a minimum fall of 1/8 inch per foot."

(19) Chapter 7, Sanitary Drainage: Section 705.3 Asbestos cement, is hereby amended by deleting the section in its entirety and inserting the following in its place:
"705.3 Asbestos cement. Asbestos-cement pipe and fittings are prohibited."

(20) Chapter 7, Sanitary Drainage: Section 705.6 Concrete joints, is hereby amended by deleting the section in its entirety and inserting the following in its place:

"705.6 Concrete joints. Concrete pipe and fittings are prohibited."

(21) Chapter 7, Sanitary Drainage: Section 706.1 Connections and changes in directions, is hereby amended by inserting at the end:

"Bends greater than 45 degrees shall be prohibited in the building sewer."

(22) Chapter 7, Sanitary Drainage: Section 708.3.5 Building drain and building sewer injunction, is hereby amended by deleting the section in its entirety and inserting the following in its place:

"708.3.5 Building drain and building sewer injunction. The first exterior cleanout shall be located a minimum of three (3) feet but no more than five (5) feet from the exterior wall of the building without prior approval of the plumbing official."

(23) Chapter 7, Sanitary Drainage: Section 708.7 Minimum Size, is hereby amended by deleting the section in its entirety and inserting the following in its place:

"708.7 Minimum size. Building sewer cleanouts shall be the same nominal size as the pipe they serve."

(24) Chapter 7, Sanitary Drainage: Section 708.8 Clearances, is hereby amended by deleting the section in its entirety and inserting the following in its place:

"708.8 Clearances. All building sewer cleanouts shall be provided with clearance of not less than 36 inches (914 mm) for rodding."

(1971 Code, § 4-302, modified, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014, and amended by Ord. #14-332, May 2014)

12-303. Available in recorder's office. The Commission of the City of Alcoa hereby declares that one (1) copy of the aforesaid code and revisions, as modified, has been filed with the recorder of the city for a period of fifteen (15) days prior to the passage of the ordinance comprising this chapter and that all
notice and public hearing requirements in Tennessee Code Annotated, § 6-54-501, et seq., have been or will be met by the time of the final passage of the ordinance comprising this chapter. (1971 Code, § 4-303, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-304. Violations. Any person, firm, corporation, tenant, occupant or agent who shall violate a provision of this code or fail to comply therewith or with any of the requirements thereof or cause such action to be taken in violation of the provisions of this code adopted by reference or locally adopted as modified shall be deemed guilty of a separate offense for each and every day or portion thereof during which any violation is committed or continued. Upon being found guilty of such violation, such person shall be punished according to the general penalty clause of the City of Alcoa or through injunctive remedies in state or federal court as appropriate. In the event court action is taken, the city shall be entitled to recover from any person adjudicated to have violated this chapter the city’s reasonable attorney fees and litigation costs incurred in bringing the action(s) to enforce the provisions of this chapter. Additionally, violators may in the discretion of the city be subject to fines and penalties to be imposed by the administrative hearing officer pursuant to Tennessee Code Annotated, § 6-54-1001, et seq., as adopted locally in the city code. (1971 Code, § 4-304, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-305. [Deleted.] (1971 Code, § 4-305, as deleted by Ord. #07-133, July 2007)

12-306. [Deleted.] (1971 Code, § 4-306, as deleted by Ord. #07-133, July 2007)

12-307. [Deleted.] (1971 Code, § 4-307, modified, as deleted by Ord. #07-133, July 2007)
SECTION

12-401. Electrical code adopted. Pursuant to authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-510, and for the purpose of providing practical minimum standards for the safeguarding of persons and of buildings and their contents from hazards arising from the use of electricity for light, heat, power, radio, signaling or for other purposes, the National Electrical Code, 2008 edition, as prepared by the National Fire Protection Association, is hereby adopted and incorporated by reference as part of this code and is hereby referred to as the electrical code. (1971 Code, § 4-401, as replaced by Ord. #07-133, July 2007, Ord. #09-196, June 2009, and Ord. #14-326, Jan. 2014)

12-402. Available in recorder's office. Pursuant to the requirements of Tennessee Code Annotated, § 6-54-502, one (1) copy of the electrical code has been placed on file in the recorder's office and shall be kept there for the use and inspection of the public. (Ord. #1030, Oct. 1996, as amended by Ord. #R01-022, Sept. 2001, and replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-403. Permit required for doing electrical work. No electrical work shall be done within this municipality until a permit therefor has been issued by the municipality. The term "electrical work" shall not be deemed to

1Municipal code references: Fire protection, fireworks and explosives: Title 7

2Copies of this code may be purchased from the National Fire Protection Association, 1 Battery Park, Quincy, Massachusetts 02269-9101.
12-30

include minor repairs that do not involve the installation of new wire, conduits, machinery, apparatus, or other electrical devices generally requiring the services of an electrician. (1971 Code, § 4-403, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-404. Violations. It shall be unlawful for any person to do or authorize any electrical work or to use any electricity in such manner or under such circumstances as not to comply with this chapter and/or the requirements and standards prescribed by the electrical code. (1971 Code, § 4-405, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-405. Enforcement. The electrical inspector shall be such person as the city manager shall appoint or designate. It shall be his duty to enforce compliance with this chapter and the electrical code as herein adopted by reference. He is authorized and directed to make such inspections of electrical equipment and wiring, etc., as are necessary to insure compliance with the application regulations, and may enter any premises or building at any reasonable time for the purpose of discharging his duties. He is authorized to refuse or discontinue electrical service to any person or place not complying with this chapter and/or the electrical code. (1971 Code, § 4-406, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-406. Fees. The electrical inspector shall collect the same fees as are authorized in Tennessee Code Annotated, § 68-102-145 for electrical inspections by deputy inspectors of the state fire marshal. (1971 Code, § 4-407, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-407. [Deleted.] (1971 Code, § 4-408, as deleted by Ord. #07-133, July 2007)

12-408. [Deleted.] (1971 Code, § 4-409, as deleted by Ord. #07-133, July 2007)

12-409. [Deleted.] (1971 Code, § 4-410, modified, as deleted by Ord. #07-133, July 2007)

12-410. [Deleted.] (1971 Code, § 4-411, as deleted by Ord. #07-133, July 2007)

12-411. [Deleted.] (1971 Code, § 4-412, as deleted by Ord. #07-133, July 2007)
CHAPTER 5

DELETED

This chapter was deleted by Ord. #14-326, Jan. 2014
CHAPTER 6

PROPERTY MAINTENANCE CODE

SECTION

12-602. Modifications.
12-603. Available in recorder's office.
12-604. Violations.
12-605. [Deleted.]

12-601. Property maintenance code adopted. Pursuant to the authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-510, and for the purpose of regulating and governing the conditions and maintenance of all property, buildings, and structures, by providing the standards for supplied utilities and facilities, and other physical things and conditions essential to ensure that structures are safe sanitary, and fit for occupation and use; and the condemnation of buildings and structures unfit for human occupancy, and use, and the demolition of such existing structures, the International Property Maintenance Code, 2012 edition, as prepared and adopted by the International Code Council, is hereby adopted and incorporated herein by reference as a part of the ordinances of the City of Alcoa. This code shall hereinafter be known as the property maintenance code. It is adopted subject to the changes and additions set forth herein. (Ord. #1031, Oct. 1996, as amended by Ord. #R01-022, Sept. 2001, and replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-602. Modifications. The following sections of the International Property Maintenance Code, 2012 edition, are hereby amended, as hereinafter provided:

1. Chapter 1, Scope and Administration: Section 101.1 Title, is hereby amended by inserting "City of Alcoa" as the name of the jurisdiction.
2. Chapter 1, Scope and Administration: Section 103.5 Fees, is hereby amended by deleting the section in its entirety with no replacement.
3. Chapter 1, Scope and Administration: Section 106.3 Prosecution of violation, is hereby amended by deleting the section in its entirety and replacing with:

"Prosecution of violation. Any person failing to comply with a notice of violation or order served in accordance with Section 107 shall be deemed

1Copies of this code (and any amendments) may be purchased from the International Code Council, 900 Montclair Road, Birmingham, Alabama 35213.
guilty of a misdemeanor and of a violation of the City Code. If the notice of violation is not complied with the Code Official may in his discretion institute the appropriate proceeding at law or in equity to restrain, correct, or abate such violation or to require the removal or termination of the unlawful occupancy of the structure in violation of the provisions of this Code, or of the order or direction made pursuant thereto. Any action taken by the authority having jurisdiction on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate."

(4) Chapter 1, Scope and Administration: Section 106.4 Failure to comply, is hereby amended by deleting the section in its entirety and replacing with:

"Violation Penalties. Any person who shall violate a provision of this Code or fail to comply therewith or of any of the requirements thereof shall be prosecuted within the limits provided by state or local laws and may be penalized pursuant to the general penalty clause of the City of Alcoa. Each day that violation continues after due notice has been served shall be deemed a separate offense regardless of whether an additional citation has been issued. If the City must resort to the equitable relief to abate a violation, the violator should be liable to the City for the City's reasonable attorney's fees and litigation expenses in bringing and prosecuting the equitable action. Additionally, violators may, in the discretion of the City, be subject to fines and penalties to be imposed by the Administrative Hearing Officer pursuant to T.C.A. § 6-54-1001, et seq., as adopted in the City Code."

(5) Chapter 1, Scope and Administration: Section 112.4 Failure to comply, is hereby amended by deleting the section in its entirety and replacing with:

"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 penalties as prescribed by law."

(6) Chapter 3, General Requirements: Section 302.9 Defacement of property, is hereby amended by inserting at the end:

"All graffiti shall be removed or the surface repainted to match the existing surfaces."
12-34

(7) Chapter 3, General Requirements: Section 302 Exterior property areas, is hereby amended by inserting at the end of a new section as follows:

"302.10. Junkyards. All junkyards and other places where vehicles or scrap is collected before being discarded, reused or recycled shall be operated and maintained subject to the following regulations:

(1) All vehicles, junk and/or scrap stored or kept in such yard shall be kept so that they will not catch and hold water in which mosquitoes may breed and so that they will not constitute a place in which rats, mice, or other vermin may be harbored, reared, or propagated.

(2) All such junkyards shall be enclosed within close fitting plank or metal solid fences touching the ground on the bottom and being not less than six (6) feet in height. Such fence is to be built so that it will be impossible for stray cats and/or stray dogs to have access to such junkyards. Additionally, such fence shall be subject to any other regulations that are provided in the City of Alcoa Municipal Code or Alcoa land development regulations.

(3) All such junk yards within one thousand (1,000) feet of any right-of-way within the municipality shall be screened by natural objects, plantings, fences, or other appropriate means so as not to be visible from the right-of-way. Additionally, such screening, plantings, or fences shall be subject to any other regulations that are provided in the City of Alcoa Municipal Code or Alcoa land development regulations.

(4) Such yards shall be so maintained as to be in a sanitary condition and so as not to be a menace to the public health or safety."

(8) Chapter 3, General Requirements: Section 304.14 Insect screens, is hereby amended by inserting "January 1 to December 31" as the dates to be inserted.

(9) Chapter 6, Mechanical and Electrical Requirements: Section 602.3 Heat supply, is hereby amended by inserting "January 1 to December 31" as the dates to be inserted.

(10) Chapter 6, Mechanical and Electrical Requirements: Section 602.4 Occupiable work spaces, is hereby amended by inserting "January 1 to December 31" as the dates to be inserted. (1971 Code, § 4-602, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-603. Available in recorder's office. The Commission of the City of Alcoa hereby declares that one (1) copy of the aforesaid code and revisions, as modified, has been filed with the recorder of the city for a period of fifteen (15) days prior to the passage of the ordinance comprising this chapter and that all public hearing and notice requirements in Tennessee Code Annotated, § 6-54-501, et seq., have been or will be met by the time of the final passage of the
ordinance comprising this chapter. (1971 Code, § 4-603, modified, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-604. Violations. Any person, firm, corporation, tenant, occupant or agent who shall violate a provision of this code, or fail to comply therewith, or with any of the requirements thereof or cause such action to be taken in violation of the provisions of this code adopted by reference or locally adopted as modified, shall be deemed guilty of a separate offense for each and every day, or portion thereof, during which any violation is committed or continued. Upon being found guilty of such violation, such person shall be punished according to the general penalty clause of the City of Alcoa or through injunctive remedies in state or federal court as appropriate. In the event court action is taken, the city shall be entitled to recover from any person adjudicated to have violated this chapter the city's reasonable attorney fees and litigation costs incurred in bringing the action(s) to enforce the provisions of this chapter. Additionally, violators may, in the discretion of the city, be subject to fines and penalties to be imposed by the administrative hearing officer pursuant to Tennessee Code Annotated, § 6-54-1001, et seq., as adopted in the city code. (as deleted by Ord. #07-133, July 2007, and replaced by Ord. #14-326, Jan. 2014)

12-605. [Deleted.] (1971 Code, § 4-604, as deleted by Ord. #07-133, July 2007)
CHAPTER 7

MECHANICAL CODE

SECTION
12-701. Mechanical code adopted.
12-702. Modifications.
12-703. Available in recorder’s office.
12-704. Violations and penalty.

12-701. Mechanical code adopted. Pursuant to authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-510, and for the purpose of regulating the design of buildings for adequate thermal resistance and low air leakage and the design and selection of mechanical, electrical, water-heating and illumination systems and equipment which will enable the effective use of energy in building construction, the International Mechanical Code, 2012 edition, and Appendix B, as prepared and maintained by the International Code Council, is hereby adopted and incorporated by reference as a part of this code except as otherwise specifically stated in this chapter. (1971 Code, § 4-701, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-702. Modifications. The following sections of the International Mechanical Code, 2012 edition, are hereby amended, as hereinafter provided: Chapter 1 [RE], Scope and Administration: Section R101.1 Title, is hereby amended by inserting ”City of Alcoa” in the brackets for the name of jurisdiction. (1971 Code, § 4-702, modified, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-703. Available in recorder’s office. The Commission of the City of Alcoa hereby declares that one (1) copy of the aforesaid code and revisions, as modified, has been filed with the recorder of the city for a period of fifteen (15) days to the passage of the ordinance comprising this chapter and that all public hearing and notice requirements in Tennessee Code Annotated, § 6-54-501, et seq., have been or will be met by the time of the final passage of the ordinance comprising this chapter. (1971 Code, § 4-703, as replaced by Ord. #07-133, July 2007, and Ord. #14-326, Jan. 2014)

12-704. Violations and penalty. Any person, firm corporation, tenant, occupant or agent who shall violate a provision of this code or fail to comply therewith or with any of the requirements thereof or cause such action to be

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taken in violation of the provisions of this code adopted by reference or locally adopted as modified shall be deemed guilty of a separate offense for each and every day or portion thereof during which any violation is committed or continued. Upon being found guilty of such violation, such person shall be punished according to the general penalty clause of the City of Alcoa or through injunctive remedies in state or federal court as appropriate. In the event court action is taken, the city shall be entitled to recover from any person adjudicated to have violated this chapter the city's reasonable attorney fees and litigation costs incurred in bringing the action(s) to enforce the provisions of this chapter.

Additionally, violators may, in the discretion of the city, be subject to fines and penalties to be imposed by the administrative hearing officer pursuant to Tennessee Code Annotated, § 6-54-1001, et seq., as adopted by the city. (as added by Ord. #07-133, July 2007, and replaced by Ord. #14-326, Jan. 2014)
CHAPTER 8

ENERGY CONSERVATION CODE

SECTION
12-802. Modifications.
12-803. Available in recorder's office.
12-804. Violation and penalty.

12-801. **Energy conservation code adopted.** Pursuant to authority granted by Tennessee Code Annotated, §§ 6-54-501 through 6-54-510, and for the purpose of regulating the design of buildings for adequate thermal resistance and low air leakage and the design and selection of mechanical, electrical, water-heating and illumination systems and equipment which will enable the effective use of energy in building construction, the International Energy Conservation Code, 2012 edition, as prepared and maintained by the International Code Council, is hereby adopted and incorporated by reference as a part of this code except as otherwise specifically stated in this chapter, and is hereinafter referred to as the "energy code." The city does not incorporate by reference any changes or amendments adopted by the agency or association that promulgates the energy code unless such changes or amendments are subsequently expressly adopted by ordinance by the city. (as added by Ord. #02-023, Oct. 2002, renumbered by Ord. #03-013, April 2003, deleted by Ord. #07-133, July 2007, and replaced by Ord. #14-326, Jan. 2014)

12-802. **Modifications.** The following sections and appendices of the International Energy Conservation Code, 2012 edition, are hereby amended, as hereinafter provided:

(1) Chapter 1 [CE], Scope and Administration: Section R101.1 Title, is hereby amended by inserting "City of Alcoa" in the brackets for the name of jurisdiction.

(2) Chapter 1 [CE], Scope and Administration: Section R101.5 Compliance, is hereby amended by deleting the first sentence in its entirety and replacing it with "Residential buildings shall meet the provisions of IECC-Residential Provisions, or Chapter 11, Energy Efficiency, of the International Residential Code for One- and Two-Family Dwellings, 2012 Edition."

(3) Chapter 1 [CE], Scope and Administration: Section R108.4 Failure to Comply is hereby amended by deleting "liable to a fine of not less than fifty

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(50) dollars or more than fifty (50) dollars" and insert "subject to penalties as prescribed by law" in its place.

(4) Chapter 1 [CE], Scope and Administration: Section R109 Board of Appeals, is hereby amended by deleting this section in its entirety, including its subsections, and substituting the following in lieu thereof:

"Section C109 Construction Board of Adjustments and Appeals
C109.1 Appeals relative to the application of this code shall be as established and regulated by the International Building Code, as locally adopted and amended in the City of Alcoa."

(5) Chapter 1 [RE], Scope and Administration: Section R101.1 Title, is hereby amended by inserting "City of Alcoa” in the brackets for the name of jurisdiction.

(6) Chapter 1 [RE], Scope and Administration: Section R101.5 Compliance, is hereby amended by deleting the first sentence in its entirety and replacing it with "Residential buildings shall meet the provisions of IECC-Residential Provisions, or Chapter 11, Energy Efficiency, of the International Residential Code for One- and Two-Family Dwellings, 2012 Edition."

(7) Chapter 1 [RE], Scope and Administration: Section R108.4 Failure to comply is hereby amended by deleting "liable to a fine of not less than fifty ($50) dollars or more than fifty ($50) dollars" and inserting "subject to penalties as prescribed by law" in its place.

(8) Chapter 1 [RE], Scope and Administration: Section R109 Board of Appeals, is hereby amended by deleting this section in its entirety, including its subsections, and substituting in lieu thereof the following:

"Section R109. Construction Board of Adjustments and Appeals.
R109.1 Appeals relative to the application of this code shall be subject to the authority, and shall be the responsibility of the Construction Board of Adjustments and Appeals, as established and regulated by the International Building Code, as locally adopted and amended in the City of Alcoa."

(9) Chapter 4 [RE], Residential Energy Efficiency: Section R402.2.9, Slab-on-grade, is hereby amended by deleting the last sentence and replacing it with the following:

"Due to local termite infestation vulnerability conditions, the slab-on-grade floor perimeter insulation required by this section shall be optional in the City of Alcoa. Should said insulation be provided, the installation shall comply with this section."

(as added by Ord. #14-326, Jan. 2014)
12-803. **Available in recorder's office.** The Commission of the City of Alcoa hereby declares that one (1) copy of the aforesaid code and revisions, as modified, has been filed with the recorder of the city for a period of fifteen (15) days prior to the passage of the ordinance comprising this chapter and that all public hearing and notice requirements in Tennessee Code Annotated, § 6-54-501, *et seq.*, have been or will be met by the time of the final passage of the ordinance comprising this chapter. (as added by Ord. #14-326, Jan. 2014)

12-804. **Violation and penalty.** Any person, firm, corporation, tenant, occupant or agent who shall violate a provision of this code or fail to comply therewith, or with any of the requirements thereof, or cause such action to be taken in violation of the provisions of this code adopted by reference or locally adopted, as modified, shall be deemed guilty of a separate offense for each and every day, or portion thereof during which any violation is committed or continued. Upon being found guilty of such violation, such person shall be punished according to the general penalty clause of the City of Alcoa or through injunctive remedies in state or federal court as appropriate. In the event court action is taken, the city shall be entitled to recover from any person adjudicated to have violated this chapter the city's reasonable attorney fees and litigation costs incurred in bringing the action(s) to enforce the provisions of this chapter. Additionally, violators may, in the discretion of the city, be subject to fines and penalties to be imposed by the administrative hearing officer pursuant to Tennessee Code Annotated, § 6-54-1001, *et seq.*, as adopted locally by the city. (as added by Ord. #14-326, Jan. 2014)
CHAPTER 9

[DELETED.]

(as deleted by Ord. #07-133, July 2007)