

ORDINANCE NO. 2025-14

AN ORDINANCE OF THE CITY OF BRECKENRIDGE, TEXAS AMENDING CHAPTER 5 “BUILDINGS AND STRUCTURES”, ARTICLE I “IN GENERAL” OF THE BRECKENRIDGE CODE OF ORDINANCES TO REVISE SECTION 5-1 “BUILDING AND RESIDENTIAL CODES ADOPTED” AND CHAPTER 9 “FIRE PROTECTION AND PREVENTION”, ARTICLE I “IN GENERAL”, SECTION 9-8 “CODE—ADOPTION” TO ADOPT LOCAL AMENDMENTS TO UNIFORM CODES REGARDING ADDRESS IDENTIFICATION; PROVIDING REPEALER AND SEVERABILITY CLAUSES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Breckenridge, Texas (the “City”) is a home-rule city operating pursuant to its Charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution;

WHEREAS, the City has the power to adopt ordinances “necessary to protect health, life, and property” within the City, as long as those ordinances are not inconsistent with State law, pursuant to Section 3.2 of the Charter;

WHEREAS, the City Commission of the City of Breckenridge (the “City Commission”) has adopted the International Building Code and International Residential Code to regulate buildings within the City in Chapter 5 of the Breckenridge Code of Ordinances (the “Code”) and has adopted the International Fire Code in Chapter 9 of the Code;

WHEREAS, the City Commission adopted Ordinance No. 2025-04 on March 4, 2025 to adopt amendments to those uniform codes, but wishes to revise certain requirements concerning address identification to distinguish between commercial and residential properties;

WHEREAS, pursuant to Sections 214.212(e) and 214.216(f) of the Texas Local Government Code, the City Commission held a public hearing on these proposed amendments; and

WHEREAS, the City Commission finds that adoption of this Ordinance is in the best interest of the health, safety, and welfare of the citizens of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF BRECKENRIDGE, TEXAS THAT:

I. Amendment of Section 5-1. Chapter 5 “Buildings and Structures”, Article I “In General”, Section 5-1 “Building and Residential Codes Adopted” of the Breckenridge Code of Ordinances is hereby amended in the following, and all articles, chapters, sections, paragraphs, sentences, phrases, and words not expressly amended hereby are hereby ratified and affirmed.

Sec. 5-1. – Building and residential codes adopted.

(a) The International Building Code, 2021 edition, is hereby adopted as the building code of the city in such edition and with such amendments as may be established by state law and/or ordinance

of the city commission and shall apply to all nonresidential buildings and structures in the city. Any and all subsequent editions of the International Building Code are hereby adopted by the City of Breckenridge and shall be in effect on December 31st at midnight in five-year intervals (i.e., 2026, 2031, 2036, 2041, etc.) by the International Code Council. A copy of the International Building Code in effect at any given time shall be maintained on file in the office of the city secretary.

(b) The following amendments to the International Building Code are hereby adopted:

(1) Section 502.1 “Address Identification” shall be amended to read as follows:

502.1. Address Identification

New and existing buildings shall be provided with approved 911 address identification. The address identification shall be legible and placed in a position that is visible from the street or road fronting the property. Address identification characters shall contrast with their background. Address numbers shall be Arabic numbers or alphabetical letters. Numbers shall not be spelled out. Each character shall be not less than 6 inches (152.4 mm) high for commercial properties and not less than 4 inches (101.6 mm) high for residential properties with a minimum stroke width of ½ inch (12.7 mm). Where required by the fire code official, address numbers shall be provided in additional approved locations to facilitate emergency response. Where access is by means of a private road, buildings do not immediately front a street, and/or the building cannot be viewed from the public way, a monument, pole, or other sign with approved 6 inch (152.4 mm) height for commercial building numerals or addresses and 4 inch (101.6 mm) height for residential numerals or addresses of a color contrasting with the background of the building or other approved means shall be used to identify the structure. Numerals or addresses shall be posted on a minimum 20 inch (508 mm) by 30 inch (762 mm) background on border. Address identification shall be maintained.

(c) The International Residential Code, 2021 edition, is hereby adopted as the residential code of the city in such edition and with such amendments as may be established by state law and/or ordinance of the city commission and shall apply to all residential buildings and structures in the city. Any and all subsequent editions of the International Residential Code are hereby adopted by the City of Breckenridge and shall be in effect on December 31 at midnight in five-year intervals (i.e., 2026, 2031, 2036, 2041, etc.) by the International Code Council. A copy of the International Residential Code in effect at any given time shall be maintained on file in the office of the city secretary.

(d) The following amendments to the International Residential Code are hereby adopted:

(1) Section R319.1 “Address Identification” shall be amended to read as follows:

R319.1 Address Identification

New and existing buildings shall be provided with approved 911 address identification. The address identification shall be legible and placed in a position that is visible from the street or road fronting the property. Address identification characters shall contrast with their background. Address numbers shall be Arabic numbers or

alphabetical letters. Numbers shall not be spelled out. Each character shall be not less than 6 inches (152.4 mm) high for commercial properties and not less than 4 inches (101.6 mm) high for residential properties with a minimum stroke width of ½ inch (12.7 mm). Where required by the fire code official, address numbers shall be provided in additional approved locations to facilitate emergency response. Where access is by means of a private road, buildings do not immediately front a street, and/or the building cannot be viewed from the public way, a monument, pole, or other sign with approved 6 inch (152.4 mm) height for commercial building numerals or addresses and 4 inch (101.6 mm) height for residential numerals or addresses of a color contrasting with the background of the building or other approved means shall be used to identify the structure. Numerals or addresses shall be posted on a minimum 20 inch (508 mm) by 30 inch (762 mm) background on border. Address identification shall be maintained.

II. Amendment of Section 9-8. Chapter 9 “Fire Protection and Prevention”, Article I “In General”, Section 9-8 “Code—Adoption” of the Breckenridge Code of Ordinances is hereby amended in the following, and all articles, chapters, sections, paragraphs, sentences, phrases, and words not expressly amended hereby are hereby ratified and affirmed.

Sec. 9-8. - Code—Adoption.

(a) A certain document, one (1) copy of which is on file in the office of the city secretary of the City of Breckenridge, being marked and designated as the International Fire Code, including Appendix Chapters A-G, latest edition, as published by the International Code Council, be and is hereby adopted as the code of the City of Breckenridge for regulating and governing the safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials, and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises in the City of Breckenridge and providing for the issuance of permits for hazardous uses or operations, and each and all of the regulations, provisions, conditions and terms of such International Fire Code, latest edition, published by the International Code Council, on file in the office of the City of Breckenridge are hereby referred to, adopted and made a part hereof as if fully set out in this section.

(b) These regulations shall be known as the Fire Code of the City of Breckenridge, hereinafter referred to as “this code”.

(c) The following amendments to this code are hereby adopted:

(1) Section 505.1 “Address Identification” shall be amended to read as follows:

505.1 Address Identification

New and existing buildings shall be provided with approved 911 address identification. The address identification shall be legible and placed in a position that is visible from the street or road fronting the property. Address identification characters shall contrast with their background. Address numbers shall be Arabic numbers or alphabetical letters. Numbers shall not be spelled out. Each character shall be not less than 6 inches (152.4 mm) high for commercial properties and not less than 4 inches

(101.6 mm) high for residential properties with a minimum stroke width of ½ inch (12.7 mm). Where required by the fire code official, address numbers shall be provided in additional approved locations to facilitate emergency response. Where access is by means of a private road, buildings do not immediately front a street, and/or the building cannot be viewed from the public way, a monument, pole, or other sign with approved 6 inch (152.4 mm) height for commercial building numerals or addresses and 4 inch (101.6 mm) height for residential numerals or addresses of a color contrasting with the background of the building or other approved means shall be used to identify the structure. Numerals or addresses shall be posted on a minimum 20 inch (508 mm) by 30 inch (762 mm) background on border. Address identification shall be maintained.

III. Repeal. Any prior ordinances or ordinance provisions are hereby repealed to the extent they are in conflict with the terms of this Ordinance. Any remaining provisions of said ordinances shall remain in full force and effect.

IV. Severability. Should any section, subsection, sentence, clause or phrase of this Ordinance be declared unconstitutional or invalid by a court of competent jurisdiction, it is expressly provided that any and all remaining portions of this Ordinance shall remain in full force and effect. The City Commission 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, clauses, or phrases be declared unconstitutional or invalid.

V. Open Meetings. It is officially found, determined and declared that the meeting at which this Ordinance is adopted was open to the public and public notice of the time, place and subject matter of the public business to be considered at such meeting, including this Ordinance was given, all as required by Chapter 551, as amended, Texas Government Code.

VI. Effective Date. This Ordinance shall become effective immediately upon its adoption by the City Commission.

PASSED, APPROVED, AND ADOPTED on this the 5th day of August 2025.

Bob Sims, Mayor

ATTEST:

Jessica Sutter, City Secretary

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