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## CITY COUNCIL CONSIDERATION ITEM

### CITY OF FAIR OAKS RANCH, TEXAS

January 6, 2022

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AGENDA TOPIC: Approval of the second reading of an Ordinance amending the Fair Oaks Ranch Code of Ordinances Chapter 3 "Building Regulations"

DATE: January 6, 2022

DEPARTMENT: Building Codes

PRESENTED BY: Consent Agenda - Jim Earl, Building Official

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#### **INTRODUCTION/BACKGROUND:**

The City of Fair Oaks Ranch has from time to time updates the various building codes by Ordinance. The current codes in effect are the International Building Codes 2018 edition and National Electric Code 2017 edition. It is suggested we adopt the 2021 and 2020 editions respectively.

As typical for previous Building Code updates the changes are many and varied but include for example:

- The requirement of a 36" wide path from emergency egress to public way.
- The requirement for a surge protection device at the subpanel.
- The requirement for increased GFCI protection in damp locations.

The City Council passed and approved the first reading of the ordinance adopting updated building codes as suggested at their December 16, 2021 City Council meeting.

#### **POLICY ANALYSIS/BENEFIT(S) TO CITIZENS:**

By periodically adopting updated building codes, the Building Codes Department is enabled to enforce new regulations in keeping with ever evolving building standards, thus contributing to the overall health, safety, and welfare of the citizenry of Fair Oaks Ranch.

#### **LONGTERM FINANCIAL & BUDGETARY IMPACT:**

Minimal. Staff time to modify builder's permitting information hand-outs as well as code references on the city's web site. The code books were budgeted for this fiscal year.

#### **LEGAL ANALYSIS:**

Municipalities are permitted to adopt new building codes as they see fit by state law. Ordinance was reviewed and approved as to form.

#### **RECOMMENDATION/PROPOSED MOTION:**

Consent Agenda - I move to approve the second reading of an Ordinance amending the Fair Oaks Ranch Code of Ordinances Chapter 3 "Building Regulations".