



# Tellico Reservoir Development Agency

2024 IRC  
as  
Locally Amended

Effective  
January 1, 2026



**TELlico PROJECT DEVELOPMENT STANDARDS  
AND BUILDING CODES ENFORCEMENT RESOLUTION**

PURSUANT TO the enabling legislation enacted in April 1982 by the Tennessee Legislature and codified in TCA 64-1-701, creating and establishing the Tellico Reservoir Development Agency (TRDA) as a public body corporate and politic, created for the purpose of developing and effectuating plans and programs for the comprehensive development of, acquiring, operating, managing, selling, leasing and development of all or portions of the lands lying within the Tellico Project area of the Tennessee Valley Authority, including portions of Monroe County, Loudon County and Blount County, in accordance with the public purposes for which the Tellico Project was established and developed; the development, management and operation of lands and facilities within these development lands by TRDA thereby declared to be essentially public and governmental functions with powers and authorities granted in connection therewith, these also thus declared to be public and corporate purposes as well as other appropriate matters of public necessity; and

PURSUANT TO the authority granted by Contract No. TV-60000A (TV-60000A) between TRDA and the Tennessee Valley Authority (TVA), subject to its conditions and for the purpose of regulating development on the transferred lands of the Tellico Project:

WHEREAS, TV-60000A grants to TRDA both the authority and obligation to review proposed project, building and other improvement plans for compliance with the Development Standards for the Tellico Project and, when such plans have been approved, to issue building permits (per Section 6.020) and, when appropriate, certificates of occupancy (per Section 6.040) and for such purposes to adopt and utilize current and suitable building codes; and

WHEREAS, TV-60000A also provides TRDA, with certain regulatory enforcement measures (per Section 6.050), in accordance with applicable Law, in order to facilitate action to remedy violations of its Development Standards upon transferred lands of the Tellico Project; and

WHEREAS, TV-60000A also provides for the establishment and operation of a Design Review Committee (per Section 6.080) for the purposes of maintaining sound architectural design, site planning, environmental, energy, structural design and other such standards for development occurring on such transferred land, yet such Committee and its members being held harmless (per Section 6.100) and not liable in damages to anyone submitting plans and specifications to them for approval nor any owner or lessee of land affected by the standards enforced; and

WHEREAS, the 2024 Edition of ICC Codes was initially released in August 2023, and has since that time been widely used by others, including many within the state of Tennessee, and has also been examined and certain of its Codes found to be adequate, appropriate and useful and is now considered applicable for development on the

transferred lands of the Tellico Project; and

WHEREAS, TRDA and all other State and Local Public Agencies within the State which enforce development codes are required by Tennessee State Law (per TCA 68-120-101[b][5]) to adopt and enforce editions of building and construction codes that are current within seven (7) years of the date of the latest editions of such published codes,

NOW THEREFORE, BE IT RESOLVED by the Board of Directors of TRDA in regular session assembled on this 13th day of November, 2025, that the following 2024 series ICC Codes and referenced Codes are adopted and are to be enforced by TRDA, by this nullifying all previous parallel versions, notwithstanding that amendments, limitations, exclusions and revisions will and may from time to time be enacted as a part of the administration of these Codes:

For Residential projects (consistent with State and Federal requirements):

- International Residential Code (IRC) Chapters 1-23, 25-33, 44, as well as Appendices BA as amended
  - \* enforcement of applicable electrical power, lighting and wiring codes is specifically by others and thus are not enforced by TRDA

For Commercial and Industrial projects (consistent with State and Federal requirements):

- International Building Code (IBC) in its entirety, as well as Appendices A and B (Board of Appeals [as qualified]) including by reference, ANSI A117.1 Accessibility Code-2017 Edition) as amended;
- International Energy Conservation Code (IECC) in its entirety, as amended;
- International Mechanical Code (IMC) in its entirety, as amended;
- International Plumbing Code (IPC) in its entirety, as amended;

Note: the following ICC codes are specifically not adopted by TRDA nor enforced by it, except for those specific provisions, if any, referenced in the adopted and enforced codes listed above:

- International Existing Building Code
- International Fire Codes (although the Architect or Engineer of Record will be required to certify compliance with the IFC [consistent with State and Federal requirements])
- International Fuel Gas Code
- International Green Construction Code
- International Performance Code
- International Private Sewage Disposal Code
- International Property Maintenance Code (including provisions for condemnation)
- International Wildland-Urban Interface Code

- International Zoning Code
- International Swimming Pool and Spa Code

BE IT FURTHER RESOLVED by the Board of Directors of TRDA in same session assembled, that in lieu of the Board of Appeals (required under 2024 IBC Appendix B), TRDA shall substitute its Design Review Committee (Committee) already established for purposes of Codes administration, and that this Committee shall undertake the responsibilities otherwise assigned to the Board of Appeals.

BE IT FURTHER RESOLVED by the Board of Directors of TRDA in same session assembled, that, subject to final passage, these provisions shall take effect from January 1, 2026, and thereafter, provided that TRDA shall have discretion to accept drawings, designs, details and specifications based upon the 2018 Edition of ICC Codes and amendments as previously adopted by the Board of Directors of TRDA and previously in effect, upon acceptably demonstrating significant adverse financial effect upon projects up to and including forty-five (45) days from the effective date of this Resolution.

BE IT FURTHER RESOLVED by the Board of Directors of TRDA in same session assembled, that no construction activity shall commence upon any acquired lands of the Tellico Project unless TRDA has first issued a Building Permit for such work, that no building, structure or site improvement shall be put to beneficial use unless TRDA has first also issued a Certificate of Occupancy and that any person, firm, corporation, tenant, occupant or agent who shall do either or violate any other provision of these Codes and Standards 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 Resolution 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 penalized according to the enforcement provisions of TV-60000A as well as being subject to injunctive remedies in state court as appropriate. In the event court action is taken, TRDA shall be entitled to recover from any adjudicated to have violated these provisions, reasonable attorney fees and other costs, fees and expenses incurred in bringing the action(s) to enforce the provisions of this Resolution. Additionally, violators are subject to additional monetary and other penalties as available under current Law. The following list of steps or actions shall be assigned for violations of the design and construction standards herein adopted:

- Informal notice to any developer, builder, owner or others who are suspected of violations
- Formal Notice of Violation issued in response to a serious, egregious or repeated violation
- Revocation of a Building Permit previously issued, constituting an emergency stop-work order
- Denial of a Certificate of Occupancy or revocation of such a Certificate, if issued
- Compliance Order and assessment of Administrative Penalties as outlined herein

- Formal notice to appear before the Board of Appeals for a show-cause hearing
- Requirement to demolish substandard construction and replace with approved construction
- Judicial enforcement remedies of Injunctive relief/ civil litigation.

**JUDICIAL REMEDIES AND CIVIL PENALTIES**  
**TO BE USED IN ENFORCEMENT OF THIS RESOLUTION**

**Injunctive Relief**

When the TRDA Executive Director or any authorized by him and working under his direction determines that a violation of the TRDA Development Codes and Standards has occurred, this determination is to be promptly reported and, if verified, the violation is not immediately halted, but instead it persists, the Executive Director may petition either the Circuit or Chancery Court via the TRDA Attorney for issuance of a temporary or permanent injunction, as appropriate, which restrains or compels specific compliance with its Development Codes and Standards or any other requirement imposed by this Resolution. The Executive Director may also seek such other action as is appropriate for legal and/ or equitable relief.

A petition by TRDA for injunctive relief shall not in any way be a bar against, or a prerequisite for, taking any other action against any determined to have violated the Codes and Standards.

**Civil Penalties**

The Executive Director may recover reasonable attorney fees, court costs, and other expenses associated with enforcement activities, including investigative and research expenses and the cost of actual damages incurred by TRDA. In determining the amount of civil liability, the Court shall take into account all relevant circumstances including but not limited to, the extent of harm caused by the violation, the magnitude and duration of the violation, any actual or attempted economic benefit gained through violation, corrective actions by the violator, the compliance history of the violator, and any other factor as justice requires. Filing a suit for civil penalties shall not be a bar against, or a prerequisite for, taking any other action against a violator.

**Remedies Nonexclusive**

The remedies provided for in this Resolution are not exclusive. The Executive Director may take any, all, or any combination of these actions against a Violator. Enforcement of violations will generally be in accordance with the provisions of this Resolution; however, the Executive Director may take other action against any Violator whenever the circumstances warrant. Further, the Executive Director is empowered to take more than one enforcement action against any suspected Violator.

### Penalties for Unauthorized Construction

The Executive Director may suspend or revoke a Building Permit for any project on any site wherein such unauthorized activity continues. If found to be substandard or in violation of the Development Codes and Standards, affected construction work may be required to be modified or demolished, dismantled, and removed from the site. The Executive Director may also decline to issue or reissue a Building Permit to a violator who has failed to pay an outstanding fees, fines, or penalties incurred as a result of any provision of this Resolution.

### Penalties for Unauthorized Occupancy

The Executive Director is authorized to issue a Temporary Certificate of Occupancy or Conditional Certificate of Occupancy as appropriate on a case-by-case basis, but, in either event, a time limit or specific limits or conditions must be included in such a Certificate. The Executive Director may suspend or revoke a Certificate of Occupancy for any building, structure, or other improvement where unauthorized occupancy or beneficial use takes place.

### Limitations of TRDA Authority

TRDA specifically does not imply or intend to exercise authority under this Resolution to condemn for use or occupation any existing building, structure or other improvements which, due to inherent inadequacy, failure or deterioration due to damage, neglect or any other cause, becomes *or* appears unsafe for continued use or occupancy, potentially placing life, limb and property at undue risk.

Availability of This Resolution for Public View and Inspection. TRDA hereby declares that one (1) copy of this Resolution and any and all amendments or revisions, as modified, will be filed and made available for public view for a period of fifteen (15) days prior to becoming effective.

Adopted on the 13th day of November 2025.



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Chairman of the Board of Directors of the  
Tellico Reservoir Development Agency



## **2024 ENERGY CONSERVATION CODE**

### **SECTION**

1. Energy conservation code adopted.
2. Local modifications.

**Section 1. Energy conservation code adopted.** Pursuant to the authority granted by Contract No. TV-60000A between the Tellico Reservoir Development Agency and the Tennessee Valley Authority 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, 2024 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 Amend, and is hereinafter referred to as the “Energy Code. The Agency 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 resolution by the Agency.”

**Section 2. Local modifications.** The following sections and appendices of the International Energy Conservation Code, 2024 Edition, are hereby amended by the Tellico Reservoir Development Agency, as hereinafter provided:

Amend Scope and Administration: Section C101.1 Title is hereby locally amended by the Tellico Reservoir Development Agency by inserting “Tellico Reservoir Development Agency” in the brackets for the name of jurisdiction.

Amend *Section C101.2 Scope*. by inserting the following at the end:

“The *International Energy Conservation Code, 2006 Edition* shall apply to the following occupancy classifications as defined by the *International Building Code, 2024 Edition*:

- Moderate-hazard factory industrial, Group F-1;
- Low-hazard factory industrial, Group F-2;
- Moderate-hazard storage, Group S-1; and
- Low-hazard storage, Group S-2.

Amend *Section C101.5 Compliance*. by deleting the first sentence in its entirety and replacing it with “*Residential buildings shall meet the provisions of International Energy Conservation Code- Residential Provisions, or Chapter 11, Energy Efficiency, of the International Residential Code for One- and Two Family Dwellings 2024 Edition as amended locally.*”

Amend *Section C109.4 Failure to comply.* by deleting “shall be liable to a fine as set by the applicable governing authority.” and insert “subject to penalties as prescribed by law.” in its place.

Amend *Section R110 Board of Appeals.* by deleting in its entirety, including its subsections, and the following substituted in lieu thereof:

**“Section C110 Design Review Committee”**

C110 Appeals relative to the application of this code shall be as established and regulated by the International Building Code as locally adopted and amended by the Tellico Reservoir Development Agency.”

Amend *Chapter 4, Commercial Energy Efficiency* as follows:

- Amend *Section C405.11 Automatic Receptacle Control.* by deleting the section in its entirety.
- Amend *Section C405.12 Energy Monitoring.* by deleting the section in its entirety.
- Amend *Section C408 Maintenance Information and System Commissioning.* by deleting the section in its entirety.
- Amend *Chapter 1 [RE], Scope and Administration* as follows:

Amend *Section R101.1 Title.* by inserting “Tellico Reservoir Development Agency” in the brackets for the name of jurisdiction.

Amend 1 [RE], Scope and Administration: Section R101.1 Title is hereby locally amended by the Tellico Reservoir Development Agency by inserting “Tellico Reservoir Development Agency” in the brackets for the name of jurisdiction.

Amend 1 [RE], Scope and Administration: Section R101.5 Compliance, is hereby locally amended by the Tellico Reservoir Development Agency by deleting the first sentence in its entirety and replacing it with “Residential buildings shall meet the provisions of IECC- Residential Provisions, or Amend 11, Energy Efficiency, of the International Residential Code for One- and Two Family Dwellings, 2024 Edition.

Amend *Section R109.4 Failure to comply.* by deleting “shall be liable to a fine as set by the applicable governing authority.” and insert “subject to penalties as prescribed by law.” in its place.

Amend *Section R110 Board of Appeals.* by deleting in its entirety, including its subsections, and the following substituted in lieu thereof:

**“Section R110 Construction Board of Adjustments and Appeals.** 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 Tellico Reservoir Development Agency.”

Amend *Chapter 4, Residential Energy Efficiency* as follows:

- Amend *Section R402.2.9, Slab-on-grade floors.* by deleting the exception and replacing with:  
**“Exception:** Due to local termite infestation vulnerability conditions, the slab-on-grade floor perimeter insulation required by this section shall be optional in the Tellico Reservoir Development Agency. When installed, said insulation shall comply with this section.”



## **2024 International Building Code**

### SECTION

1. Building Code Adopted.
2. Local Modifications.

**Section 1. Building code adopted.** Pursuant to authority granted by the 60000 A Contract between the Tennessee Valley Authority and the Tellico Reservoir Development Agency and adopted by TRDA's Board of Directors 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 Building Code, 2024 Edition, and Appendices B only, 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".

**Section 2. Local Modifications:** The following sections and appendices of the International Building Code, 2024 Edition, are hereby amended by the Tellico Reservoir Development Agency, as hereinafter provided:

- Amend Section 101.1 Title. Is hereby amended locally for the Tellico Reservoir Development Agency by inserting "Tellico Reservoir Development Agency" as the name of the jurisdiction.
- Amend Section 101.2.1 Appendices. Is hereby amended locally for the Tellico Reservoir Development Agency by inserting at the end of the section the following:  
"The following Appendices are specifically included in the adoption. All others excluded.
  - Appendix B Board of Appeals
- Amend *Section 101.4.3 Plumbing*. by deleting the last sentence and replacing with the following:  
"Private sewage disposal systems shall comply with the regulations of the authority having jurisdiction."
- Amend *Section 103.1 Creation of enforcement agency*. by deleting and replacing with the following:  
"*Section 103.1 Building Official*. The provisions of this code shall be enforced by the Building Official."

- Amend *Section 104.2.4.1 Flood hazard areas.* by inserting before the first sentence:

“This section shall be enforced in coordination with the Tellico Reservoir Development Agency Floodplain Zoning Ordinance. Where there are conflicts between this code and the Tellico Reservoir Development Agency Floodplain Zoning Ordinance, the Tellico Reservoir Development Agency shall govern.”

- Amend *Section 104.3.1 Determination of substantially improved or substantially damaged existing buildings and structures in flood hazard areas.* by adding the following at the end:

“This section shall be enforced in coordination with the Tellico Reservoir Development Agency Floodplain Zoning Ordinance. Where there are conflicts between this code and the Tellico Reservoir Development Agency Floodplain the Tellico Reservoir Development Agency areas shall govern.”

- Amend *Section 105.2 Work exempt from permit.* by deleting Number 1 in its entirety and replace 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 400 square feet if the structure is a pre-manufactured building without a permanent foundation."

- Amend *Section 105.2 Work exempt from permit.* by deleting Number 2 in its entirety and replace with:

"2. Fences."

- Amend *Section 105.4 Validity of permit.* 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 of incorrect, inaccurate or incomplete information, or in violation of any ordinance or regulation or any of the provisions of this code.”

- Amend *Section 105.5. Expiration.* by deleting in its entirety and substituting the following:

“105.5. Expiration. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 60 days after its issuance, or if the work authorized on the site by such permit is

suspended or abandoned for a period of 30 days after the time the work is commenced. Every permit shall become invalid after the following timeframes based on the project valuation:

- Permits with valuation less than \$500,000 – will expire in one (1) calendar year from date of issuance.
- Permits with valuation \$500,000 - \$20,000,000 will expire in two (2) calendar years from date of issuance.
- Permits with valuation exceeding \$20,000,000 will expire in three (3) calendar years from date of issuance.
- All related mechanical, electrical and plumbing permits will expire in the same timeframe. All stand-alone mechanical, electrical and plumbing permits will expire in one (1) calendar year from date of issuance.

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 may be charged to cover administrative expenses for each extension granted.”

- Amend *Section 105.6 Suspension or revocation.* by inserting at the end 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.”

- Amend *Section 105.7 Placement of Permit.* 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 or be made available to inspectors upon request until the completion of the project.”

- Amend *Section 107.3.4 Design Professional in responsible charge.* by inserting the following at the end of the first paragraph:

“The registered design architect shall be the responsible design professional in responsible charge unless otherwise designated by the owner or the owner’s authorized agent.”

- Amend *Section 110.5 Inspection request.* is hereby amended locally in the Tellico Reservoir Development Agency 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)."

- Amend *Section 111.1 Change of occupancy.* 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
- Mechanical Systems
- Utility systems
- Site work beyond the confines of the building
- General building construction requirements.

No person shall reside in or otherwise occupy or inhabit in any way a building or addition to a building or sleep overnight in a building or addition to a building until the certificate of occupancy has been properly issued. No furniture not affixed to the real estate shall be permitted to be moved into a building until after the certificate of occupancy has been issued. The building official may grant partial or conditional occupancy with stipulations for a limited time when deemed appropriate."

- Amend *Section 113 Board of Appeals.* Board of Appeals, is hereby amended locally by the Tellico Reservoir Development Agency by changing the title from "Board of Appeals" to "Design Review Committee." Every occurrence of "Board of Appeals" in Section 113 and its subsections shall be changed to "Design Review Committee."
- Amend *Section 114.4, Violation penalties.* by deleting the section in its entirety and insert 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 and the enforcement and penalty clause of this Ordinance."

- Amend *Chapter 10 Means of Egress*. as follows:
  - Amend *Section 1008.2 Means of egress illumination*. by inserting the following under "Exceptions":
 

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

- Amend *Chapter 16 Structural Design*. as follows:

1612.3 Establishment of Flood Hazard Areas. Establishment of the flood hazard areas as identified by the Federal Emergency Management Agency Flood Insurance Study (FIS) and Flood Insurance Rate Map (FIRM); for Loudon County, “Loudon County, Tennessee and Incorporated Areas” the Community Number 470107, for the name of jurisdiction, dated May 16, 2007 as the date of issuance. For Monroe County, “Monroe County, Tennessee and Incorporated Areas” the Community Number 470233 for the name of jurisdiction, dated February 3, 2010 as the date of issuance.

- Amend *Section 1612.3 Establishment of flood hazard areas*.
- Amend *Chapter 28 Mechanical Systems*. as follows:

- Amend *Section 2801* by deleting every reference to “*International Fuel Gas Code*”. The *International Fuel Gas Code* is specifically not adopted in the Tellico Reservoir Development Agency.
- Amend *Chapter 29 Plumbing Systems* as follows:

- Amend *Section 2901.1 Scope*. by deleting the sentence “Private sewage disposal systems shall conform to the *International Private Sewage Disposal Code*.” and replacing with the following:

“Private sewage disposal systems shall be enforced by and comply with the regulations of the authority having jurisdiction”

- Amend *Section 2902.3 Employee and public toilet facilities*. by inserting the following at the end:

“Exception 3: Unenclosed pavilions and similar structures with a floor area of one thousand five hundred (1,500) 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 1015, whether said guards are required or not by this code, shall not be considered to enclose the structure.”

Amend *Appendix B: Board of Appeals*. as follows:

- Amend *Appendix B: Board of Appeals*. : Board of Appeals. is hereby amended locally by the Tellico Reservoir Development Agency by changing the title from “Board of Appeals” to “Design Review Committee”. Every occurrence of “Board of Appeals” in Appendix B and its subsections shall be changed to “Design Review Committee”.
- Appendix B: Section B101.2 Membership of board. is hereby amended locally by the Tellico Reservoir Development Agency by deleting in its entirety and inserting “Design Review Committee.”

## 2024 International Mechanical Code

### Section

1. International Mechanical Code Adopted
2. Local Modifications

**Section 1 – Adopted:** Local Modifications Pursuant to the authority granted by Contract No. TV-60000A between the Tellico Reservoir Development Agency and the Tennessee Valley Authority and for the purpose of regulating the design, installation, maintenance, alteration and inspection of mechanical systems, the International Mechanical Code 2024 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 the Chapter, and is hereinafter referred to as the “Mechanical Code.”

**Section 2 - Local modifications:** The following sections and appendices of the *International Mechanical Code, 2024 Edition*, are hereby amended in the Tellico Reservoir Development Agency, as hereinafter provided:

Amend *Chapter 1, Scope and Administration*. as follows:

- Amend *Section 101.1 Title*. by inserting "Tellico Reservoir Development Agency" as the name of the jurisdiction.
- Amend *Section 101.2 Scope*. by deleting the last sentence before the exception in its entirety without replacement.
- Amend *Section 103.1 Department of Mechanical Inspection*. by deleting the 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.”

- Amend *Section 106.4.2 Validity*. 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.”

- Amend *Section 106.4.3 Expiration*. by deleting in its entirety and the following substituted in lieu thereof:

“106.4.3. *Expiration*. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 60 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 30 days after the time the work is commenced. Work authorized by that permit shall be completed within the time frame as set forth in the building permit for the same project or one (1) year for projects that do not require a building permit.”

- Amend *Section 106.4.4 Extensions*. by deleting in its entirety and the following substituted in lieu thereof:

“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 may be charged to cover administrative expenses for each extension granted.”

- Amend *Section 106.4.5 Suspension or revocation of permit*. by inserting at the end the following:

“After a permit has become void, if the owner wishes to commence construction to complete the structure, equipment or system for which the original permit was issued, the Owner shall reapply for a new permit for the completion of the construction. When a new 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.”

- Amend *Section 106.4.8 Posting of Permit*. by deleting in its entirety and the following substituted in lieu thereof:

“106.4.8 *Placement of Permit*. The 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.”

- Amend *Section 106.5.2 Fee Schedule*. is hereby amended locally in the Tellico Reservoir Development Agency by deleting in its entirety and the following substituted in lieu thereof:

“106.5.2 *Fee schedule*. On buildings, structures, electrical, mechanical, and plumbing systems or alterations requiring a permit, a fee for each permit shall be paid as required, in accordance with the schedule as established by the applicable governing authority. A permit shall not be

valid until the fees prescribed by law have been paid, nor shall an amendment to a permit be released until the additional fee, if any, has been paid.”

- Amend *Section 106.5.3 Fee refunds.* by deleting in its entirety and the following substituted in lieu thereof:

“*106.5.3 Fee refunds.* The Building Official is authorized to establish a refund policy.”

- *Section 107.2.2 Inspection request.* 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).”

- Amend *Section 108.4, Violation penalties.* is hereby locally amended in the Tellico Reservoir Development Agency by deleting the section in its entirety and insert 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.”

- Amend *Section 108.5, Stop work orders.* by deleting the last sentence and replacing with:

“Any person who shall continue any work after having been served with a stop work order, except that such work as that person is directed to perform to remove a violation or unsafe condition, shall be subject to penalties as described by law.”

- *Section 109 Means of appeals.* by deleting in its entirety and the following substituted in lieu thereof:

“*Section 109 Means of appeals.* 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 Tellico Reservoir Development Agency.”



## **2024 International Plumbing Code**

### **SECTION**

1. Plumbing code adopted.
2. Local modifications.

**SECTION 1. Plumbing Code Adopted.** Pursuant to authority granted by Contract No. TV- 60000A between the Tellico Reservoir Development Agency and the Tennessee Valley Authority and for the purpose of regulating plumbing installations, including alterations, repairs, equipment, appliances, fixtures, fittings, and the appurtenances thereto, within or when such plumbing is or is to be connected with the local water or sewerage system, the International Plumbing Code, 2024 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 Agency 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 the Tellico Reservoir Development Agency.

**Section 2. Local Modifications:** The following sections and appendices of the International Plumbing Code, 2024 Edition, are hereby amended by the Tellico Reservoir Development Agency, as hereinafter provided:

Amend *Chapter 1, Scope and Administration* as follows:

- Amend *Section 101.1 Title.* by inserting "Tellico Reservoir Development Agency" as the name of the jurisdiction.
- Amend *Section 101.2 Scope.* by deleting the last sentence in the first paragraph (before the exception), and replacing with:

"The provisions of the *International Plumbing Code 2024 Edition* shall apply to the installation, alteration, repair and replacement of plumbing systems, including equipment, appliances, fixtures, fittings 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 authority having jurisdiction. Provisions in the appendices shall not apply unless specifically adopted. The following Appendices are specifically included in the adoption. All others are excluded.

- Appendix C              Structural Safety
- Appendix E              Sizing of Water Piping System

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*.”

- Amend *Section 103.1 Creation of enforcement agency*. by deleting the section in its entirety and replacing with the following:

“103.1 *Building Official* The provisions of this code shall be enforced by the Building Official.”

- Amend *Section 105.5.3 Expiration*. by deleting in its entirety and the following substituted in lieu thereof:

“105.5.3 *Expiration*. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 60 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of thirty (30) 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, or within one year if a building permit has not been issued for the 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 one-hundred eighty (180) days. A fee of fifty percent (50%) of the permit fee of the original permit may be charged to cover administrative expenses for each extension granted.”

- Amend *Section 106.5.8 Posting of Permit*. by deleting in its entirety and substituting with the following:

“106.5.8 *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.”

- Amend *Section 107.1 Notice of approval*. by adding at the end of the first sentence:

“111.5 *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
- Mechanical Systems
- Utility systems
- Site work beyond the confines of the building

- General building construction requirements”
- Amend *Section 114.4, Violation and Penalties.* is hereby locally amended in the Tellico Reservoir Development Agency by deleting the section in its entirety and inserting in its place:

“114.4, *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 and the enforcement and penalty clause of this Ordinance.”

- Amend *Section 112 Means of Appeal.* by deleting the section in its entirety and replacing with the following:

*“Section 112 Construction Board of Adjustments and Appeals*

112.1 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 Tellico Reservoir Development Agency.”

Amend Chapter 3, *General Regulations* as follows:

- Amend *Section 303.3 Plastic pipe, fittings, and components.* by adding the following at the end of the sentence:

“The use of coextruded PVC pipe in outside building sanitary sewers is prohibited. Its use in storm drains and storm sewers shall be at the discretion of the local authority.”

Amend *Chapter 4, Fixtures, Faucets and Fixture Fittings.* as follows:

- Amend *Section 403.3, Required public toilet facilities* by inserting the following at the end as the third exception:

“3. Unenclosed pavilions and similar structures with a floor area of one thousand five hundred square (1,500) 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.”

Amend *Chapter 6, Water Supply and Distribution* as follows:

- Amend *Section 603.2 Separation of Water Service and Building Sewer; Exception 1* by replacing "not less than 12 inches" with "not less than 18 inches".

Amend *Chapter 7, Sanitary drainage* as follows:

- Amend *Section 701.2, Connection to sewer required*. by deleting "International Private Sewage Disposal Code" and replace with the following:

"regulations of the authority having jurisdiction."

- Amend *Section 701.3 Separate sewer connection*. by adding the following as the last sentence to the paragraph:

"A common building sewer line must be a minimum of six (6) inches diameter."

- Amend *Tables 702.3 and 702.4* by deleting in their entirety and the following added in their place:

"702.3 Approved Material: Building Sewer Pipe and Pipe Fittings. Only the following materials will be accepted in the installation of building sewer pipes and fittings:

1. Cast iron soil pipe and fittings,
2. Brass fittings,
3. Bronze fittings,
4. Type 1 PVC pipe and fittings, minimum schedule 40 (ASTM 0-2665),
5. ASTM D - 3034 PVC pipe encapsulated with six (6) inches of bedding material (Size no. 7 or 67 crushed stone) on the top, both sides, and the bottom of the pipe,
6. Ductile iron pipe and fittings."

- Amend *Section 702 Materials*. 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."

- Amend *Section 704.1 Drainage piping installation*. 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."

- Amend *Section 702.3 Building Sewer pipe.* by inserting the following at the end of the first sentence:

"Asbestos cement pipe and fittings are prohibited."

- Amend *Section 705.4 Concrete joints.* by deleting the section in its entirety and inserting the following in its place:

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

- Amend *Section 706.1 Connections and changes in directions.* is hereby amended locally in the Tellico Reservoir Development Agency by inserting at the end:

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

- Amend *Section 708.1.3 Building drain and building sewer junction.* by deleting the section in its entirety and inserting the following in its place:

"708.1.3 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."

- Amend *Section 708.1.4 Changes of direction.* by deleting the section in its entirety and inserting the following in its place:

"708.1.4 Changes of direction. Cleanouts shall be installed at each change of direction of the building sewer which is greater than 90 degrees. (Please note that this change may be accomplished with two or more fittings. Example - Two 45-degree bends and a 22 1/2 degree bend installed in succession shall require a cleanout be installed between them regardless length of separation.)"

- Amend *Section 708.1.5 Cleanout size.* by the following after the first sentence:

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

- Amend *Section 708.1.10 Required clearance.* 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."

- Amend *Section 708.1.7 Cleanout plugs.* is hereby amended locally in the Tellico Reservoir Development Agency by deleting the sentence:

“Cleanout plugs shall have raised square head, a countersunk square head or a countersunk slot head.”

and replacing with:

“Cleanout plugs shall have countersunk heads or be of the recessed slot type only.”

- Amend *Section 708.1.2 Building sewers.* by deleting “100 feet” in the first sentence and replacing with “80 feet and deleting “400 feet (122 m) apart.” in the last sentence and replacing with “350 feet (106.7 m) apart.” at the end of the second sentence.

## Modifications to the 2024 International Residential Code

### Sections

1. International Residential Code Adopted
2. Local Modifications

### Section 1

**International Residential Code for One- and Two- Family Dwellings, 2024 Edition Adopted.** Pursuant to authority granted by Contract No. TV-60000A between the Tellico Reservoir Development Agency and the Tennessee Valley Authority 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, 2024 Edition, Chapters 1-23, 25-33, 44 and Appendices BA 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 the Chapter, and is hereinafter referred to as the "Residential Code."

### Section 2

**Local Modifications.** The following sections and appendices of the International Residential Code for One- and Two- Family Dwellings, 2024 Edition, are hereby amended by the Tellico Reservoir Development Agency, as hereinafter provided:

- Amend Section R101.1 Title. is hereby amended locally by the Tellico Reservoir Development Agency by inserting "Tellico Reservoir Development Agency" as the name of the jurisdiction.
- Amend Section R103.1 Creation of enforcement agency. is hereby amended locally by the Tellico Reservoir Development Agency by deleting Section R103.1 in its entirety and replaced with the following:

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

- Amend Section R104.10.1 Flood hazard areas. is hereby amended locally by the Tellico Reservoir Development Agency by deleting Section R104.10.1 in its entirety.
- Amend *Section R105.2 Work exempt from permit*. by deleting number 1 in the "Building" section list in its entirety and replaced 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."

- Amend *Section R105.4 Validity of permit.* 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 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".

- Amend *Section R105.5. Expiration.* by deleting in its entirety and substituting the following:

"105.5. Expiration. Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 60 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 30 days after the time the work is commenced. Every permit shall become invalid after the following timeframes based on the project valuation:

- Permits with valuation less than \$500,000 will expire in one (1) calendar year from date of issuance.
- Permits with valuation \$500,000 - \$20,000,000 will expire in two (2) calendar years from date of issuance.
- Permits with valuation exceeding \$20,000,000 will expire in three (3) calendar years from date of issuance.
- All related mechanical, electrical and plumbing permits will expire in the same timeframe. All stand-alone mechanical, electrical and plumbing permits will expire in one (1) calendar year from date of issuance.

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 may be charged to cover administrative expenses for each extension granted."

- Amend *Section R105.6 Suspension or revocation*. by inserting the following at the end:

“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.”

- Amend *Section R105.7 Placement of Permit*. by deleting in its entirety and substituting with the following:

“*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.”

- Amend *Section R109.3 Inspection request*. 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).”

- Amend *Section R110.1 Use and occupancy*. 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
- Mechanical systems
- Utility systems
- Site work beyond the confines of the building
- General building construction requirements.

No person shall reside in or otherwise occupy or inhabit in any way a building or addition to a building or sleep overnight in a building or addition to a building until the certificate of occupancy has been properly issued. No furniture not affixed to the real estate shall be permitted to be moved into a building until after the certificate of occupancy has been issued. The Building Official may grant partial or conditional occupancy with stipulations for a limited time when deemed appropriate.”

- Amend *Section R112 Board of Appeals* by deleting in its entirety and substituting with the following:

*“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 locally adopted and amended in the Tellico Reservoir Development Agency.”*

- Amend *Section R113.4 Violation and Penalties.* by deleting the section in its entirety and substituting with 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.”

Amend *Chapter 3, Building Planning* as follows:

- Amend *Section R301.2 Climatic and geographic design criteria.* 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 “No” in the table for Special Wind Region.

Insert “No” in the table for Windborne Debris Zone.

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.

Insert in the table for Flood Hazards:

For property in Loudon County, insert in the table for Flood Hazards (a) 08/15/1978 is the date for Loudon County’s entry into the National Flood Insurance Program; (b) 05/16/2007 is the date of the Flood Insurance Study; (c) the Community Number 470107 and the effective FIRM panels are 0094D, 0125D, 0200D, 0225D

For property in Monroe County, insert in the table for flood Hazards (a) 09/04/1991 is the date for Monroe County’s entry into the National Flood Insurance Program; (b) 02/03/2010 is the date of the Flood Insurance Study (c) the Community Number 470233 and the effective FIRM panels are 0070D, 0160D, 0180D, 0185D, 0190D

Insert “210” in the table for Air Freezing Index.

Insert “59.4” in the table for Mean Annual Temp.

Delete *Table R301.2 (1) Climatic and Geographic Design Criteria*. Footnote "n" and substitute in lieu thereof the following:

“n. Values to be determined from Table 1a or 1b from ACCA Manual J as deemed necessary by the Building Official.”

- Amend *Section R301.2.2 Seismic provisions*. 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 in the Tellico Reservoir Development Agency.”
- Amend *Section R301.2.2.1 Determination of seismic design category*. by deleting the entire sentence and replacing with:

“Buildings shall be assigned a seismic design category in accordance with *Table R301.2.2.1.1*. For determining the seismic design category for this code the value for SDS in *Table R301.2.2.1.1* shall be 0.414g.”

- Amend *Section R302.5.1 Opening protection*. is hereby amended locally in the Tellico Reservoir Development Agency by deleting the words “, equipped with a self-closing device” and insert a period after the word “self-latching”.
- Amend *Section R302.13 Fire protection of floors*. by deleting the words “or electric-powered” in exception 2.
- Amend *Section R306.1.7 Protection of water supply and sanitary sewage*. by deleting “and Chapter 3 of the *International Private Sewage Disposal Code*” and inserting, the requirements of the water and sewer service utility providers in its place.
- Amend *Section R309.1 Townhouse automatic fire sprinkler systems*. by deleting the entire section and the exception and replacing with:

“Automatic residential fire sprinkler systems shall not be required to be installed in townhouses in the Tellico Reservoir Development Agency. Installation of automatic fire extinguishing systems in townhouses shall be optional. Nothing in this code shall be construed as requiring automatic fire extinguishing systems in townhouses. See *Tennessee Code Annotated, Section 68-120-101(a) (8)*.”

- Amend *Section R309.1.1 Design and installation*. by inserting “Where installed” at the beginning before the word “automatic”.
- Amend *Section R309.2 One- and two-family dwellings automatic fire sprinkler systems*. is

hereby amended locally in the Tellico Reservoir Development Agency by deleting the entire section and the exception and replacing with:

“Automatic residential fire sprinkler systems shall not be required to be installed in one- and two-family dwellings in the Tellico Reservoir Development Agency. Installation of automatic fire extinguishing systems in townhouses shall be optional. Nothing in this code shall be construed as requiring automatic fire extinguishing systems in one- and two-family dwellings. See *Tennessee Code Annotated, Section 68-120-101(a) (8).*”

- Amend *Section R309.2.1 Design and installation.* by inserting “Where installed” at the beginning before the word “automatic”.
- Amend *Section R321.1.1 Where required.* by deleting the first sentence and replacing it with the following:

“Guards shall be provided along open-sided walking surfaces or ground surfaces, mezzanines, 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.”
- Amend *Section R325.3 Mechanical ventilation.* by deleting the words “complying with Section N1102.5.1”.

Amend *Chapter 4, Foundations* as follows:

- Amend *Figure R403.1* by inserting at the end:

“The bottom of all footings shall extend a minimum of 12 inches below finished grade.”

Amend *Chapter 5, Floors* as follows:

- Amend *Section R502.12.4 Truss Design Drawings.* by deleting “to the building official and approved prior to installation” and replacing it with “for review when required by the Building Official”.

Amend *Chapter 8, Roof-ceiling construction* as follows:

- Amend *Section R802.10.1 Truss design drawings.* by deleting “to the building official and approved prior to installation” and replace it with “for review when required by the Building Official”.

Amend *Chapter 11, Energy Efficiency* as follows:

- *Section N1102.5.1.2 (R402.5.1.2) Testing* by replacing with *Section N1102.4.2.1 Testing*

*Option and Section N1102.4.2.2 (R402.5.1.2) Visual Testing from the 2009 International Residential Code.*

- *Section N1103.3.7 (R403.3.3) Duct System Testing and Section N1103.3.8 (r403.3.8) Duct System Leakage* are optional.
- *Table N1102.1.3 (R402.1.3) Insulation and Fenestration Requirement by Component* and *Table N1102.1.2 (R402.1.2) MAXIMUM ASSEMBLY U-FACTORS AND FENESTRATION* are replaced with *Table N1102.1 Insulation and Fenestration Requirements by Component* and *Table N102.1 Insulation and Fenestration Requirements by Component* and *Table N1102.1.2 Equivalent U-Factor* from 2009 International Residential Code.

Amend *Chapter 13 General mechanical system requirements* as follows:

- Amend *Section M1307.2 Anchorage of appliances.* by deleting “, and townhouses in Seismic Design Category C” with no replacement.

Amend *Chapter 23 Solar thermal energy systems.* As follows:

- Amend *Section M2301.2.13 Thermal storage units.* by deleting “, and townhouses in Seismic Design Category C” with no replacement.

Amend *Chapter 26 General plumbing requirements* as follows:

- Amend *Section P2603.5.1 Sewer depth.* by inserting in two places “twelve inches” as the number to be inserted.

Amend *Chapter 30 Sanitary Drainage* as follows:

- Amend *Section P3002.2 Building Sewer.* by deleting the section in its entirety and substituting with the following:

*“P3002.2 Approved Material: Building Sewer Pipe and Pipe Fittings.* Only the following materials will be accepted in the installation of building sewer pipes and fittings:

1. Cast iron soil pipe and fittings,
2. Brass fittings,
3. Bronze fittings,
4. Type 1 PVC pipe and fittings, minimum schedule 40 (ASTM 0-2665),
5. ASTM D - 3034 PVC pipe encapsulated with six (6) inches of bedding material (Size no. 7 or 67 crushed stone) on the top, both sides, and the bottom of the pipe,
6. Ductile iron pipe and fittings.

The following pipe and fitting materials are specifically prohibited:

1. Asbestos – cement pipe and fittings,

- 2. Concrete pipe and fittings,
  - 3. Coextruded PVC pipe in outside building sanitary sewers.”
- Amend *Section P3003.13 Joints between different materials* by inserting the following at the end:
 

“Co-mingling of materials in the building sewer shall be accomplished only through the use of neoprene adapters with stainless steel bands.”
- Amend *Section P3005.1 Drainage fittings and connections*. by inserting the following at the end:
 

“Bends greater than 45 degrees shall be prohibited in the building sewer.”
- Amend *Section P3005.2.2 Building sewers*. by inserting the following at the end:
 

“Cleanouts in building sewers shall be installed not more than 80 feet apart measured from the upstream entrance of the cleanout.”
- Amend *Section P3005.2.3 Building drain and building sewer junction*. 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.”
- Amend *Section P3005.2.4 Changes of direction*. 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 90 degrees. (Please note that this change may be accomplished with two or more fittings. Example - Two 45-degree bends and a 22 1/2-degree bend installed in succession shall require a cleanout be installed between them regardless length of separation.)”
- Amend *Section P3005.2.5 Cleanout size*. by adding after the first sentence and before the exceptions:
 

“Building sewer cleanouts shall be the same nominal size as the pipe they serve.”
- Amend *Section P3005.2.6 Cleanout plugs*. by deleting the entire section and replacing with:

“Cleanout plugs shall be copper alloy, plastic or other *approved* materials. Cleanout plugs for borosilicate glass piping systems shall be of borosilicate glass. Copper alloy cleanout plugs shall conform to ASTM A74 and shall be limited for use only on metallic piping systems. Cleanout plugs in building sewers shall have countersunk heads or be of the recessed slot type only.”

- Amend *Section P3005.2.9 Required clearance*. 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.”

- Amend *Section P3005.4 Drain pipe sizing*. by inserting the following after the second sentence:

“A common building sewer line must be a minimum of six (6) inches diameter.”

- Amend *Section P3005.4.2. Building drain and sewer size and slope*. 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.”

Amend *Appendix BA Manufactured Housing Used as Dwellings*. as follows:

- Amend *Section BA107-FEES*. and all its subsections by deleting and replace with:

“BA107.1 Permit fees. The permit fees for each *manufactured home installation permit* shall be the same as other building construction permits fees except that the estimated cost of construction shall not include the purchase price of the manufactured dwelling, but instead reflect the estimated costs of installation including any site work, utility connections, decks, patios, driveways, sidewalks, etc.”

- Amend *Section BA108.5.1 Structural inspections for the manufactured home installation*. 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.”