

TITLE VI PHYSICAL ENVIRONMENT

CHAPTER 11 BUILDING CODE

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6-11-1 DISTRICT ESTABLISHED AND INTERNATIONAL BUILDING CODE ADOPTED. For the purpose of this Chapter the entire City is districted into one district. The City of Camanche adopts the State of Iowa Building Code 103A and all requirements excluding the sections set forth in this ordinance.

6-11-2 ENFORCEMENT AUTHORITY. It shall be the duty of the Building Inspector to enforce the provisions of this Chapter, but any or all of the powers and duties conferred on the Building Inspector by this Chapter may be delegated or transferred to any other officer or employee of the City except for the approval of completed work requiring certification under the code identified in 6-11-1.

6-11-3 BUILDING PERMIT REQUIRED. Permits under International Building Code 2015 Chapter 1 Section 105 are required in the City of Camanche with the following modifications:

- A. 105.2 Work Exempt from Permit is hereby modified to require permits for the following:
 - 1) Detached accessory structures require permitting under Camanche Zoning Ordinance 18.70.210
 - 2) Fences require permitting under Camanche Zoning Ordinance 18.70.250
 - 3) Sidewalks and driveways require permitting under Camanche Ordinance 6-7 Subdivision and 6-8 Sidewalks

A permit shall be issued if the work as proposed in the application for a permit meets all of the requirements of this title and the Zoning Ordinance Chapter 18.80. If plans and specifications of the proposed work are requested or required, the plans and specifications must also meet the requirements of this chapter. No action will be taken by the city on plans and specifications for industrial buildings until a fire protection plan has been filed with the fire chief by the owner and the fire chief has reported to the Planning and Zoning Commission regarding plans and specifications.

6-11-4 BUILDING PERMIT FEES. The fees for each permit shall be as established from time to time by resolution of the City Council and shall be paid at the time the building permit is issued.

6-11-5 EXCLUSION. Section 101.4 of the 2015 International Building Code is excluded unless otherwise established in the Camanche Code of Ordinances. Section 102.4.1 of the 2015 International Building Code is excluded. Contradictions between the 2015 International Building Code, Iowa State Code 103A and the Camanche Code of Ordinances shall defer to the Camanche Code of Ordinances.

6-11-6 AUTOMATIC SPRINKLERS. The regulations in the 2015 International Building Code requiring automatic sprinklers are removed. Title 3 Chapter 4 of the Camanche Code of Ordinances, adopting the Iowa State Fire Code, shall control the requirements for automatic sprinklers.

6-11-7 SWIMMING POOLS AND POOLS. The regulations set forth in this section shall regulate all swimming pools and pools. This section shall supersede any requirements set forth in the adopted building code adopted in section 6-11-1

1. A swimming pool is a water-filled enclosure, permanently constructed or portable, having a depth of more than two feet, which is outdoors or has access from the outdoors if partially enclosed used for the primary purpose of swimming, diving, recreational or therapeutic bathing. A pool is an outdoor structure for containing water with an interior depth of more than two feet above or below grade. A pool is a body of standing water in a structure, basin or depression above or below grade, having an interior depth of more than two feet.
2. All present or hereinafter constructed outdoor swimming pools shall be enclosed by a four-foot fence and a building permit must be obtained for both the swimming pool and the fence. Such fencing shall be of material and sufficient strength and anchoring so as to support two hundred fifty pounds of side pressure weight per ten feet of length without collapsing. Fencing enclosures shall be a minimum of four feet from the base of the swimming pool on all hereinafter constructed pools. This section shall be construed as applying to artificially constructed swimming pools above or below ground level even though they might not be in use. All persons constructing a pool shall so enclose the same before commencing to fill the pool. A building permit once obtained for a swimming pool at an address identified on the building permit is valid for so long as enclosed by a fence as required in the Zoning Ordinance Sec. 18.60.240 whether annually dismantled and assembled each year. All other present or future constructed pools as defined in 6-11-7 subsection 1 shall be enclosed by a four-foot fence and a building permit must be obtained for the fence unless otherwise detailed in this ordinance.
3. A rigid sided swimming pool with a height of at least four feet may attach a two-foot fence to the top of the swimming pool or to a deck built around the swimming pool. The fence must surround the entire swimming pool and have an adequate childproof locking gate access point as a substitute for the four-foot fence requirement in 6-11-7

subsection 3. All such fencing shall be of material and sufficient strength and anchoring so as to support two hundred fifty pounds of side pressure weight per ten feet of length without collapsing.

4. This section shall also apply to a spa or spa pool regardless of size, but shall not apply to natural swimming areas or natural areas of water on agricultural land.
5. Exemption. Wading pools are exempt from this regulation. A wading pool is a portable structure for holding water, or a body of standing water, basin or depression constructed for holding water with an interior depth of less than two feet.

6-11-8 CONCRETE/ASPHALT PADS. It is unlawful to build, enlarge or alter, or construct any concrete or asphalt pad without a building permit. The concrete or asphalt pad shall conform to setbacks as required for garages or accessory buildings and provided in this title or Title 18 (Zoning Ordinance).

6-11-9 RIGHT OF ENTRY TO INSPECT. The building inspector, fire chief or other authorized representative of the City may enter any premises upon presentation of proper credentials for the purpose of inspecting for compliance with this chapter and title, at such times as may be reasonably necessary to protect the public health, safety and welfare and may after entry perform any duties imposed upon the official. Prior to such entry, the owner and/or occupant shall, if the owner and/or occupant can be located after reasonable effort, be given twenty-four hours written notice of the authorized official's intention to inspect and the general purpose of the inspection. The notice shall state that the property owner and/or occupant has the right to refuse entry and in the event such entry is refused, inspection may be made only upon issuance of a search warrant issued by a duly authorized magistrate or other court of competent jurisdiction. Whenever entry is refused, the city representative may seek assistance from any magistrate or court of competent jurisdiction in order to obtain the entry. Notwithstanding the foregoing, in the event of an emergency situation or when consent of the owner and/or occupant to the inspection and entry cannot be otherwise obtained, the city representative may enter and inspect only upon issuance of a search warrant issued by a duly authorized magistrate or court of competent jurisdiction. If the provisions of this section shall conflict with any other provision of this code, then the more specific section shall govern.

6-11-10 APPEALS. Any person or persons aggrieved by any decision of the Building Inspector shall have a right of appeal to the City Administrator. If aggrieved by any decision of the City Administrator that person shall have a right of appeal to the City Council provided, that a notice of appeal is filed in writing with the City Administrator within ten days from the date of such decision. Filing the notice of appeal with the City Clerk shall be deemed full compliance with the above filing requirements, except that the notice of appeal shall specify the grounds thereof.

(Adopted August 15, 2023. Ordinance No. 792)