

ORDINANCE O-24-05

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF BISBEE COUNTY OF COCHISE, STATE OF ARIZONA, DECLARING THE FOLLOWING AS A PUBLIC RECORD: 2018 INTERNATIONAL PLUMBING CODE, INCLUDING ALL TABLES AND APPENDICES; AMENDING THE CITY CODE BY ADOPTING THE FOLLOWING PUBLICATION IN PLACE OF THE CURRENT PUBLICATION: 2018 INTERNATIONAL PLUMBING CODE, INCLUDING ALL TABLES AND APPENDICES, EXCEPT AS SPECIFICALLY AMENDED BY THIS ORDINANCE; REPEALING AND REPLACING CHAPTER 7 “BUILDING,” ARTICLE 7.2, “PLUMBING CODE,” SECTION 7.2.1 OF THE CITY CODE; PROVIDING FOR THE REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR PENALTIES; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Mayor and City Council have the authority to adopt and to amend, by ordinance, building and safety codes of the City of Bisbee; and,

WHEREAS, the International Code Council has developed a comprehensive set of building and safety codes that are now in use in all fifty states and have become widely accepted in Arizona, including Cochise County; and,

WHEREAS, the City of Bisbee had not updated or revised its building and safety codes since 2014; and,

WHEREAS, other local jurisdictions have adopted various specific amendments to these Codes to adapt them to the specific conditions and circumstances in these jurisdictions; and,

WHEREAS, the City of Bisbee Amendments to the Designated Building and Safety Codes incorporated herein by reference are intended to become applicable at the same time that these Codes be applicable, in April 2024; and,

WHEREAS, it is in the best interests of the City of Bisbee and its citizens to adopt these specific amendments.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF BISBEE, COUNTY OF COCHISE, STATE OF ARIZONA, THAT:

Section 1. Technical Code Adopted as Public Record.

That certain document entitled the 2018 International Plumbing Code, including all tables and appendices, three copies of which are to remain on file in the office of the City Clerk, is hereby declared to be public records and said copies are to remain on file with the City Clerk.

Section 2. In General.

The City of Bisbee Code is hereby amended by adopting the following publication in place of the current publication: the 2018 International Plumbing Code, including all tables and appendices, except as specifically amended by this Ordinance.

The City of Bisbee Code is further amended by repealing and placing Chapter 7 Building, Article 7.2 Plumbing Code, Section 7.2.1 as follows:

CHAPTER 7 BUILDING

ARTICLE 7.2 PLUMBING CODE

7.2.1 Adoption of Code

The 2018 International Plumbing Code, including all tables and appendixes, is hereby adopted for use in this jurisdiction except as specifically amended or excluded by the amendments specified in this City Code. The 2018 International Plumbing Code, as applicable in the City of Bisbee, is hereby amended as follows:

1. At Section 106.6.2, insert a reference to the Building Permit Fees scheduled of the City Code for the applicable fee schedule.
2. At Section 306.2, insert at the end of the Paragraph: “14-gauge copper insulated tracer wires shall accompany all underground plastic piping outside of structures.”
3. At Section 403.2, in Exception No. 2, change “15” to “50.” Insert new Exception No. 5 to read: “In existing building occupancies, one public/employee restroom is allowed where the occupant load does not exceed 50 for other than M occupancies, and for M occupancies, where the occupant load does not exceed 100, provided that the one restroom for all such occupancies is code compliant with ICC A117.1-2009. Where it is not technically feasible to comply with the new construction standards, the above shall conform to the requirements to the maximum extend feasible.”
4. At Section 703.6, insert a new Section 703.7 “Sewer Shut-off Valve” to read: “An approved sewer shut-off valve shall be installed in any building sewer line, as near to the property line as practical.”
5. At Section 714.1, change to read: “Backwater valves are required for all sewer connections. The highest connection on a sewer lateral is exempted from this requirement.”
6. At Section 903.1, insert “12 inches.”
7. At Section 1003 and following regarding Grease interceptor requirements, note that the exceptions and protections for existing uses as included in Section 13.5.2 of the City Code shall remain in effect. Upon the adoption of this International Plumbing Code, the provisions of this Code shall replace the provisions of the Uniform Plumbing Code for all purposes, except as may be specifically excepted under State or local law.
8. Appendix B, with a 3 inch per hour rainfall rate, is adopted. Appendices C, D, E and F are informational resources and are adopted for that purpose. Appendix A is not adopted.

Section 3. Providing for Repeal of Conflicting Ordinances.

All ordinances and parts of ordinances in conflict with this Ordinance or any part of the Code adopted herein by reference are hereby repealed.

Section 4. Providing for Severability.

If any section, subsection, sentence, clause, phrase or portion of this Ordinance or any part of the Code adopted herein by reference, is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions thereof.

Section 5. Providing for Penalties.

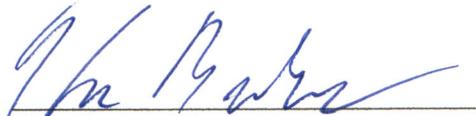
Any person found guilty of violating any provision of this Ordinance shall be guilty of a misdemeanor, and upon conviction thereof shall be punished by a fine of not to exceed one thousand dollars (\$1,000) or by imprisonment for a period not to exceed six (6) months, or both such fine and imprisonment. Each day that a violation continues shall be a separate offense punishable as herein above described.

Section 6. Effective Date.

This Ordinance shall be effective from 30 days after the date written below.

PASSED, APPROVED AND ADOPTED by the Mayor and Council of the City of Bisbee on this 5th day of March, 2024.

APPROVED:



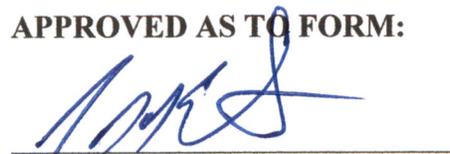
Ken Budge, Mayor

ATTEST:



Ashlee Coronado, City Clerk

APPROVED AS TO FORM:



Joseph D. Estes, City Attorney