

Memorandum



CITY OF DALLAS

DATE April 8, 2022

TO Honorable Mayor and Members of the City Council

SUBJECT **Upcoming Agenda Items 32-37, April 13, 2022 City Council Agenda**

The purpose of this memo is to share information regarding the Department of Development Services upcoming items that will be considered at the April 13, 2022 City Council Agenda meeting:

ITEM 32. 22-744 Updating the Administrative Chapter of the Construction Codes: BACKGROUND

- The changes to Chapter 52, “Administrative Procedures for the Construction Codes,” involve an amended scope, recognizing the new swimming pool and spa code, amended definitions, clarifying that the Applicant is the owner of the permit; requirements for a non-registered professional in responsible charge, authority for the Building Official to accept reports from approved inspection agencies; deleting the requirement for registration fees for mechanical contractors registered with the state; adding a new Section 301.4.7.8, “Contractor Agent In Responsible Charge”; adding a new Section 304.1.5, “Inspection During Declared Disaster”; and adding a new Section 304.14, “Tiny House Inspections.” The remaining changes are updates, corrections, and editorials including changes to be consistent with the adoption of the Mass Timber provisions.

PRIOR ACTION / REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 19, 2021, the Building Inspection Advisory, Examining and Appeals Board reviewed and recommended adoption of these changes to our current Codes.

ITEM 33. 22-749 Adopting the provisions on Mass Timber Buildings as part of our current building code: BACKGROUND

- The 2021 Recommended Regional Amendments were approved for distribution by the North Central Texas Council of Governments Executive Board at their July 22, 2021 and October 28, 2021 meetings. The Mass Timber Buildings provisions were included in this process. The full set of the 2021 edition of the International Codes, including the Building Code, are scheduled for adoption towards the end of this calendar year. The advanced adoption of these provisions is a result of numerous inquiries from members of the development industry with projects on hold waiting for the permission to use these provisions. One expected project is a high-rise building.

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Building Inspection as well as Dallas Fire Rescue representatives serve on advisory boards and the committee of the North Central Texas Council of Governments in the development of these regional code amendments. Dallas Fire Rescue is a partner with Building Inspection and supportive of these proposed changes.

PRIOR ACTION / REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 19, 2021, the Building Inspection Advisory, Examining and Appeals Board reviewed and recommended adoption of these changes to our current Dallas Building Code.

**ITEM 34. 22-745 Adopting the latest version of the National Electrical Code:
BACKGROUND**

- On June 30, 2020, the Texas Commission of Licensing and Regulation, which oversees the Texas Department of Licensing and Regulation, adopted amendments to 16 Texas Administrative Code (TAC), Chapter 73.100 of the Electricians administrative rules. Effective November 1, 2020, the Department adopted the National Electrical Code, 2020 Edition as it existed on August 25, 2019, as published by the National Fire Protection Association, Inc.

On November 19, 2020, the North Central Texas Council of Governments Executive Board voted to approve the Regional Codes Coordinating Committee's (RCCC) Electrical Advisory Board's (EAB) 2020 National Electric Code (NEC) Regional Recommended Amendments. The NCTCOG Executive Board encourages each jurisdiction to adopt the 2020 National Electrical Code along with its respective regional amendments as expeditiously as possible.

PRIOR ACTION / REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 19, 2021, the Building Inspection Advisory, Examining and Appeals Board reviewed and recommended adoption of the provisions of the 2020 National Electric Code effectively replacing the current provisions of the Dallas Electric Code (2017 National Electric Code as amended).

**ITEM 35. 22-746 Adopting the Appendix on Tiny Houses as part of our current residential code:
BACKGROUND**

- The 2021 Recommended Regional Amendments were approved for distribution by the North Central Texas Council of Governments Executive Board at their July 22, 2021 and October 28, 2021 meetings. The Tiny Houses provisions were included in this process. The full set of the 2021 edition of the International Codes, including the Residential Code, are scheduled for adoption towards the end of this calendar year. The advanced adoption of these provisions is a result of numerous inquiries from members of the public waiting for the permission to use these provisions.

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PRIOR ACTION / REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 19, 2021, the Building Inspection Advisory, Examining and Appeals Board reviewed and recommended adoption of these changes to our current One- and Two-Family Dwelling Code.

ITEM 36. 22-747 Adopting the latest version of the International Existing Building Code:

BACKGROUND

- Section 215.215 of the Texas Local Government Code requires all jurisdictions to adopt a code addressing the rehabilitation of existing buildings. Adoption of this 2021 edition of the International Existing Building Code will bring Dallas up to date with the most current set of this rehabilitation code.

The 2021 Recommended Regional Amendments were approved for distribution by the North Central Texas Council of Governments Executive Board at their July 22, 2021 and October 28, 2021 meetings. The Amendments included the International Existing Building Code.

PRIOR ACTION / REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 19, 2021, the Building Inspection Advisory, Examining and Appeals Board reviewed and recommended adoption of the 2021 International Existing Building Code.

ITEM 37 22-748 Adopting the International Swimming Pool and Spa Code as required by state law:

BACKGROUND

- Effective September 1, 2020, House Bill 2858-86 (R) was adopted to be used throughout the state, the International Swimming Pool and Spa Code, 2018 Edition as it existed on May 1, 2019, as published by the International Code Council, Inc. This includes any successive editions.

The 2021 Recommended Regional Amendments were approved for distribution by the North Central Texas Council of Governments Executive Board at their July 22, 2021 and October 28, 2021 meetings. The Amendments included the International Swimming Pools and Spa Code.

PRIOR ACTION / REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 19, 2021, the Building Inspection Advisory, Examining and Appeals Board reviewed and recommended adoption of the 2021 International Swimming Pool and Spa Code.

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Should you have any questions, please contact William Munding, Executive in Residence, Department of Development Services at (214) 671-9293 or william.munding@dallascityhall.com .



Will Munding
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| T.C. Broadnax, City Manager | Majed A. Al-Ghafry, Assistant City Manager |
| Chris Caso, City Attorney | M. Elizabeth (Liz) Cedillo-Pereira, Assistant City Manager |
| Mark Swann, City Auditor | Robert Perez, Interim Assistant City Manager |
| Biliera Johnson, City Secretary | Carl Simpson, Interim Assistant City Manager |
| Preston Robinson, Administrative Judge | M. Elizabeth Reich, Chief Financial Officer |
| Kimberly Bizer Tolbert, Deputy City Manager | Genesis Gavino, Chief of Staff/Office of Resilience |
| Jon Fortune, Deputy City Manager | Directors and Assistant Directors |