

CHAPTER 1  
**BUILDING CODES AND REGULATIONS**

SECTION:

- 8-1-1: Building Codes
- 8-1-2: Permit And Plan Review Fees
- 8-1-3: Mobile/Manufactured Home Installation Permit
- 8-1-4: General Construction Requirements

8-1-1: **BUILDING CODES:**

- A. Adoption Of Codes: The approved editions of the following nationally recognized codes, as adopted by the state of Idaho and the Idaho building code board, are adopted as the official building codes of the city, except as provided in subsection C of this section:

International building code, except sections 103.2 and 103.3.

International residential code, parts I through IV and IX, except sections 8103.2 and 8103.3.

International energy conservation code.

International mechanical code, except section 103.2.

International fuel gas code, except section 103.2.

- B. Successive Versions Of Codes: The adopted versions of the codes set out in subsection A of this section shall be deemed superseded by successive versions of such codes as they are adopted or approved by the Idaho building code board and the state of Idaho, effective on the date any such codes are made effective by the Idaho building code board and the state of Idaho.

- C. Amendments: There are no current amendments to the codes adopted in subsection A of this section.
- D. Exemptions: Agricultural buildings, as defined by the international building code, are exempt from the building codes adopted herein but shall remain subject to placement requirements and permits established by the city zoning regulations. (Ord. 252-05, 1-4-2005)
- E. Copies On File: One copy of each of the building codes adopted in subsection A of this section is on file in the office of the city clerk. (2010 Code)

**8-1-2: COMMERCIAL CONSTRUCTION DOCUMENTS**

**PREPARATION:** Construction documents for all new commercial construction must be prepared by a design professional registered in the State of Idaho. The Building Official is authorized to also require that construction documents for any commercial remodel be prepared by a design professional registered in the State of Idaho.

**8-1-3: PERMIT AND PLAN REVIEW FEES:** applicants shall pay permit and plan review fees in amounts to be determined by resolution of the city council. All permits required under this chapter require fees to be paid prior to a permit being issued unless specified otherwise herein. (Ord. 252-05, 1-4-2005)

**8-1-4: MOBILE/MANUFACTURED HOME INSTALLATION PERMIT:** Placement of mobile/manufactured homes shall require an installation permit. The permit applicant shall supply to the building official the same site information required from an applicant seeking a building permit for a single-family dwelling and shall pay a permit fee as set by resolution of the city council. (Ord. 252-05, 1-4-2005)

**8-1-5: GENERAL CONSTRUCTION REQUIREMENTS:**

- A. Ground Snow Load: The ground snow load shall be ninety (90) pounds.
- B. Minimum Frost Depth For Footings: The minimum frost depth for footings shall be thirty six inches (36"). (Ord. 252-05, 1-4-2005)
- C. Radon Resistent Construction Required:

1. Any new single or two-family home within the City of Driggs shall be constructed using radon-resistant construction methods in accordance with Appendix F of the 2003 International Residential Code (IRC), or subsequent IRC replacement adopted by the Idaho State Building Code Board.
2. Any new school building or any new building containing a residence which is not subject to the International Residential Code shall be constructed in accordance with guidelines contained in the Environmental Protection Agency document: Radon Prevention in the Design and Construction of Schools and Other Large Buildings (1994). (Ord. 303-09, 4-21-2009)