

7-1-3 Building Codes Adopted

C. Building Code Amendments

BUILDING CODES ADOPTED:

International Building Code: 2021 edition, including appendix chapter G (see international building code section 101.2.1, 2021 edition), published by the International Code Council, Inc.

International Residential Code: 2021 edition, including appendix chapters A, B, C, D, E, G, J, M, and Q, (see international residential code section R101.2.1, 2021 edition), published by the International Code Council, Inc.

International Mechanical Code: 2021 edition, including appendix chapter A (see international mechanical code section 101.2.1, 2021 edition), published by the International Code Council, Inc.

International Fuel Gas Code: 2021 edition, including appendix chapters A, B, C (see international fuel gas code section 101.3, 2021 edition), published by the International Code Council, Inc.

State of Illinois Plumbing Code: 2014 edition, published by the Illinois Department of Public Health

Illinois Energy Conservation Code: International energy conservation code, 2021 edition, published by the International Code Council, Inc., as adopted and amended by the State of Illinois.

2018 Illinois Accessibility Code: Effective October 23, 2018, published by the Capital Development Board

National Electric Code (NEC): 2020 edition, published by the National Fire Protection Association.

BUILDING CODE AMENDMENTS:

A. International Building Code Amendments:

Chapter 1 Administration

101.1 Title is amended by inserting the words "County of Jo Daviess, IL."

101.4.3 Plumbing - Delete

101.4.4 Property Maintenance - Delete

101.4.5 Fire Prevention – Delete

Section 103 Code Compliance Agency

[A] 103.1 Creation of enforcement agency.

The “Jo Daviess County Planning and Development Department” is hereby created and shall act as the Department of Building Safety.

Chapter 11. Deleted and replaced with 2018 Illinois Accessibility Code.

Chapter 13. Deleted and replaced with 2021 Illinois Energy Code.

Chapter 16. Structural Design. Insert [Jo Daviess County] Dated [March 27, 2001].

APPENDIX G FLOOD-RESISTANT CONSTRUCTION

G101.5 Designation of floodplain administrator. Insert [Jo Daviess County Floodplain Officer].

107.1 General. Submittal documents consisting of construction documents and other data shall be submitted in two or more sets with each application for a permit. The construction documents shall be prepared by a registered design professional. Where special conditions exist, the building official is authorized to require additional construction documents to be prepared by a registered design professional.

Exceptions:

a. The building official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that reviewing of construction documents is not necessary to obtain compliance with this code.

b. The building official is authorized to waive the requirement for construction document preparation by a registered design professional where the cost of construction does not exceed twentyfive thousand dollars (\$25,000) and the submittals are adequate to accurately depict the proposed work.

c. The building official is authorized to waive the requirement for construction document preparation by a registered design professional where the scope of the work is limited to:

1. Replacement without modification of existing doors and windows, electrical, mechanical or plumbing fixtures,
2. Replacement of existing electrical, mechanical or plumbing fixtures,
3. Re-roofing that does not involve structural modifications,
4. Landscaping, patios, sidewalks, driveways, and flatwork that does not involve a change of grade or addition of impervious surface.
5. Other similar activities as determined by the building official.

114.4 Violation Penalties. Any person who violates a provision of this code or fails to comply with any of the requirements thereof or who erects, constructs, alters or repairs a building or structure in violation of the approved construction documents or directive of the building official, or of a permit or certificate issued under the provisions of this code, shall be subject to fines and penalties as those specified in section 1-4-1 of the county code.

115.2 Issuance. The stop work order shall be in writing and shall be given to the owner of the property involved, the owner's authorized agent, or the person performing the work, or posted in a conspicuous place in or about the structure affected by such notice. Upon issuance of a stop work order, the cited work shall immediately cease. The stop work order shall state the reason for the order and the conditions under which the cited work will be permitted to resume.

B. International Residential Code Amendments:

Chapter 1 Administration

R101.1 Title. Is amended by inserting the words "County of Jo Daviess, IL."

R102.4 Referenced Codes and Standards. The codes and standards referenced in this code shall be considered part of the requirements of this code to the prescribed extent of each such reference. Where differences occur between provisions of this code and referenced standards, the provisions of the code shall apply. Where differences occur between provisions of this and any other provision of the county code, the most restrictive provision shall apply.

Exception: Where enforcement of a code provision would violate the conditions of the listing of the equipment or appliance, the conditions of the listing and manufacturer's instructions shall apply.

R105.2 Work Exempt From Permit. Exemptions from permit requirements of this code shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any other laws or ordinances of this jurisdiction. Permits shall not be required for the following:

Building:

1. Other than storm shelters, one-story detached accessory structures, provided that the floor area does not exceed 120 square feet (18.58m²).

R106.1 Submittal Documents. Submittal documents consisting of construction documents and other data shall be submitted in two or more sets with each application for a permit. The construction documents shall be prepared by a registered design professional. Where special conditions exist, the building official is authorized to require additional construction documents to be prepared by a registered design professional.

Exceptions: The building official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that reviewing of construction documents is not necessary to obtain compliance with this code.

- a. The building official is authorized to waive the requirement for construction document preparation by a registered design professional where the cost of construction does not exceed twenty-five thousand dollars (\$25,000) and the submittals are adequate to accurately depict the proposed work.
- b. The building official is authorized to waive the requirement for construction document preparation by a registered design professional where the scope of the work is limited to:
 - 1. Replacement without modification of existing doors and windows, electrical, mechanical or plumbing fixtures,
 - 2. Replacement of existing electrical, mechanical or plumbing fixtures,
 - 3. Re-roofing that does not involve structural modifications,
 - 4. Landscaping, patios, sidewalks, driveways, and flatwork that does not involve a change of grade or addition of impervious surface,
 - 5. Other similar activities as determined by the building official.

R113.4 Violation Penalties. Any person who violates a provision of this code or fails to comply with any of the requirements thereof or who erects, constructs, alters or repairs a building or structure in violation of the approved construction documents or directive of the building official, or of a permit or certificate issued under the provisions of this code, shall be subject to fines and penalties as those specified in section 1-4-1 of the county code.

R114.1 Notice To Owner. Upon notice from the building official that work on any building or structure is being prosecuted contrary to the provisions of this code or in an unsafe and dangerous manner, such work shall be immediately stopped. The stop work order shall be in writing and shall be given to the owner of the property involved, or to the owner's agent or to the person doing the work, or posted in a conspicuous place in or about the structure affected by such notice, and shall state the reason for the order and the conditions under which work will be permitted to resume.

Chapter 3 Building Planning

Table R301.2. (1)

Climatic and Geographic Design Criteria

Ground snow load	30 lb/ft ²	R301.2(5)
Ultimate wind design	107 mph*	R301.2(4)A
Seismic design category	A	
Subject to damage from	Weathering	Severe R301.2(3)
	Frost line depth	42 inches
	Termite	Moderate to severe

Winter design temperature	-4 DEG F	Rockford
Summer design temperature	84 DEG dry bulb	
	72 DEG wet bulb	
Ice barrier underlayment	Yes	
Flood hazards	See Maps	FEMA
Air freezing index	1960	
Annual mean temperature	47 F	Stockton
Heating degree days (HDD)	6,988	
Colling degree days (CDD)	649	
Climate zone	5A	
Indoor design conditions	Max. 72F - heating	Min. 75F - cooling
100-year hourly rainfall rate	4 inches	

*Ultimate Design Wind Speed replaces Basic Wind Speed as found in earlier editions. Although the values are different, there is very little practical difference in the design or construction requirements.

R302.5.1 Opening protection. Openings from private garage directly into a room used for sleeping purposes shall not be permitted. Other openings between the garage and residence shall be equipped with solid wood doors not less than 1 3/8 inches(35mm) in thickness, solid or honeycomb-core steel doors not less than 1 3/8 inches (35mm) thick, or 20-minute fire-rated doors. Equipped with self-closing or automatic-closing device.

R302.13 Fire protection of floors. Deleted

R304.1 Minimum Room Areas. Every dwelling unit shall have at least one habitable room that shall have not less than 120 square feet (11 m²) of gross floor area. Other habitable rooms shall have a floor area of not less than 70 square feet (6.5 m²).

Exception: Kitchens.

R310.8 Conversion Into Habitable Space. When any area previously not approved or utilized as habitable space is converted into and/or utilized as habitable space - regardless of the amount of construction work done in this area - it shall be considered as reconstruction and be subject to the requirements of this chapter and the provisions of section R310 of this code.

R310.9 Conversion Into A Sleeping Room. When any area previously not approved or utilized as a sleeping room is converted into and/or utilized as a sleeping room - regardless of the amount of construction work that was or was not done in this conversion or change of utilization - it shall be subject to all requirements for new construction of a sleeping room as found in this code.

R313 Automatic Fire Sprinkler Systems. Deleted entire section which requires sprinkler systems to be installed in one-and-two family dwelling units and townhomes.

Chapter 4 Foundations

Section 401 General

Delete Section R401.1 and insert the following:

“R401.1 The provisions of this chapter shall control the design and construction of the foundation and foundation spaces of all buildings. Wood foundations shall not be allowed.”

Section R402 Materials

Delete the following section and corresponding sub-sections:

Section R402.1 Wood foundations

Delete the following section and corresponding sub-sections:

Section R403.2 Footings for wood foundations

Section R404 Foundation Walls

Delete the following section and corresponding sub-sections:

Section R404.2 Wood foundations walls

Section R405 Foundation Drainage

Delete the following section and corresponding sub-sections:

Section 405.2 Wood foundation drainage

Section R504 Pressure Preservative Treated-wood Floors (on ground)

Delete the above section and corresponding sub-sections.

Delete the following chapters:

- Chapter 25 Plumbing Administration
- Chapter 26 General Plumbing Requirements
- Chapter 27 Plumbing Fixtures
- Chapter 28 Water heaters
- Chapter 29 Water Supply and Distribution
- Chapter 30 Sanitary Drainage
- Chapter 31 Vents
- Chapter 32 Traps

Insert the following text:

“The design and installation of all plumbing shall be in accordance to the Illinois Plumbing Code and all other applicable federal, state and local ordinances.”

Appendix J Existing Buildings and Structures

AJ102.10 Conversion into Habitable Space. When any area previously not approved or utilized as habitable space is converted into and/or utilized as habitable space – regardless of the amount of construction work done in this area – it shall be considered as reconstruction and be subject to the requirements of this chapter and provisions of section R310 of this code.

AJ102 .11 Conversion into A Sleeping Room. When any area previously not approved or utilized as a sleeping room is converted into and/or utilized as a sleeping room – regardless of the amount of construction work that was or was not done in this conversion or change of utilization – it shall be subject to all requirements for new construction of a sleeping room as found in this code.

C. International Mechanical Code Amendments:

Chapter 1 Administration

101.1 Title. Is amended by inserting the words “County of Jo Daviess, IL”.

D. International Fuel Gas Code Amendments:

Chapter 1 Administration

101.1 Title. Is amended by inserting the words ‘County of Jo Daviess, IL’.