



TO: Mayor Shaun Sipma
Members of the City Council

FROM: Mitch Flanagan, Building Official

DATE: November 25, 2019

SUBJECT: ADOPTION OF 2018 INTERNATIONAL EXISTING BUILDING CODE, IEBC

I. RECOMMENDED ACTION

- A. Recommend adoption of the 2018 International Existing Building Code (IEBC).

II. DEPARTMENT CONTACT PERSONS

- A. Mitch Flanagan, Building Official 857-4102
- B. Brian Billingsley, Comm. Development Director 857-4147
- C. Kelly Hendershot, City Attorney 857-4755

III. DESCRIPTION

A. Background

The 2018 IEBC is a new code that affects existing buildings only. Previous code reference for these type buildings were in Chapter 34 of the IBC.

B. Proposed Project

Local adoption the 2018 IEBC will coincide with the adoption of the 2018 North Dakota State Building Code.

IV. IMPACT:

A. Strategic Impact:

A large number of existing buildings and structures do not comply with the current building code requirements for new construction. Adoption of the IEBC allows for a controlled departure from full compliance with the technical codes without compromising the minimum standards for fire prevention and life safety.

B. Service/Delivery Impact:

The IEBC will help to define the application of different codes for analyzing existing buildings.

C. Fiscal Impact:

There is no fiscal impact to the City.

V. ALTERNATIVES

- A. No recommended alternatives.

VI. TIME CONSTRAINTS

- A. January 1, 2020 is the proposed adoption date of the 2018 IEBC. This will coincide with the effective date of the 2018 North Dakota State Building Code.

VII. LIST OF ATTACHMENTS

- A. Proposed Ordinance.