

ORDINANCE # 360

AN ORDINANCE AMENDING TITLE II, DIVISION 3, CHAPTER 1, "UNIFORM BUILDING CODE", (2.3-1.01 through 2.3-1.06:

WHEREAS: The City's building permit fee schedule has been outdated for many years and the Board of Adjustment of Buffalo has requested a change in 2.3-1.06, "GARAGE AND STORAGE BUILDINGS".

NOW THEREFORE BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF BUFFALO, IOWA:

Title II, Division 3, Chapter 1, shall be amended as follows on the attached six pages.

All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.

If any section, subsection, sentence, clause, or phrase of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not effect the validity of the ordinance as a whole or any section, subsection, sentence, clause, or phrase hereof not adjudged invalid or unconstitutional.

This ordinance shall become effective upon publication as required by law.

Approved by the City Council of Buffalo, IA, this 05 day of October, 1998.

Signed by the Mayor of Buffalo, IA, this 05 day of October, 1998.

Signed: Betty O. Walters  
Betty O. Walters, Mayor, Buffalo, IA

Attest: Carol A. Bernauer  
Carol A. Bernauer, City Clerk, Buffalo, IA

Date of: 1st reading 10-05-98  
2nd reading WAIVED  
3rd reading WAIVED  
Adopted 10-05-98  
Published 10-13-98

**TITLE II - COMMUNITY PROTECTION**  
**DIVISION 3 - BUILDING AND PROPERTY REGULATION**

**CHAPTER 1**  
**UNIFORM BUILDING CODE**

2.3-1.01 OFFICIAL CODE. The Uniform Building Code shall prevail as the official code governing all aspects of the building field in the city.

(Ord. 235, Sec. 1, 1985)

2.3-1.02 UNIFORM BUILDING CODE ADOPTED.

1. The city adopts the 1997 Edition Volume 1,2 and 3 of the Uniform Building Code in full except for additions or deletions adopted elsewhere in this code. The Uniform Building Code as published by the International Conference of Building Officials is hereby adopted by reference.

2. The Abatement of Dangerous Buildings, the Uniform Fire Code, the Uniform Mechanical Code, the Uniform Electrical Code and the Uniform Housing Code are adopted as supplements to the Uniform Building Code.

3. A. The Fire Code in its entirety, except appendices, shall prevail as the official code governing all aspects of the building field in the city of Buffalo, Iowa.

B. The city hereby adopts the Uniform Fire Code 1994 Addition as prevailing at this time. As new editions become published they shall automatically become effective and prevail as the Official Fire Code of the City of Buffalo, Iowa. To the extent this section conflicts with any section of the Iowa Code, the latter section will prevail.

(Ord. 348, 1997; Ord 264, Secs. 1, 2, 1990: Ord. 235, Sec. 2, 1985; Ord 202, 1981)

2.3-1.03 FEE SCHEDULE. The schedule in Table 2.3-1.03 A of permit fees is adopted in lieu of those provided in the Uniform Building Code

	Permit Fees	
To wreck a building		\$15.00

2.3-1.04 BUILDING VALUATION DATA. For the purpose of determining the valuations of buildings and improvements thereto for building permit fees, the following values per square foot shall be multiplied by the total square foot of the building or improvements thereto for residential buildings.

1. HOUSES:

- A. Wood frame construction \$55.00/sq.ft.
- B. Brick veneer construction \$65.00/sq.ft.
- C. If basement is finished add \$10.00 per additional sq.ft.
- D. If second floor add \$25.00 per additional sq.ft.

2. ADDITIONS:

- A. Same value per square foot as for house in Sub Section 1

3. BREEZEWAY:

A. Unenclosed	\$ 6.50/sq.ft.
B. Enclosed	\$25.00/sq.ft.
4. PORCH:	
A. Unenclosed	\$20.00/sq.ft.
B. Enclosed	\$45.00/sq.ft.
5. BALCONY:	\$20.00/sq.ft.
6. POLE BUILDINGS	\$15.00/sq.ft. Finished \$30.00/sq.ft.
7. GARAGES: (Fee separate from house valuation)	
A. Frame construction	\$20.00/sq.ft.
B. Brick veneer	\$25.00/sq.ft.
C. Basement garage	\$20.00/sq.ft.
D. Car ports	\$15.00/sq.ft.

2.3-1.05 BUILDING INSPECTION FEE The Fee paid for the building permit includes building inspection fees except for the following:

1. Inspections outside of normal business hours at which time \$30.00 per hour will be charged with a minimum charge of 2 hours
2. Reinspection fee shall be \$30.00 per hour with a minimum charge of 1 hour
3. Inspections for which no fee is specifically indicated shall be \$30.00 per hour with a minimum charge of one half hour
4. Additional plan review required by changes, additions or revisions to approved plans shall be \$30.00 per hour with a minimum charge of one half hour

2.3-1.06 GARAGES AND STORAGE BUILDING. The following regulations shall apply to garages and storage buildings:

1. Maximum size shall not exceed twenty-six (26) feet in width and thirty (30) feet in length without frost footings. (Delete section 1806.3 of the Uniform Building Code 1997 Edition Exceptions: Requirement of 400 square feet and insert 780 square feet)

A. Minimum Requirements for Concrete and Reinforcement, for Slab on Grade.

1. Of slab on grade for private garages, concrete shall have a minimum of 3,500 psi (pounds per square inches) concrete to be cast in place

2. There shall be a 12 inch X 12 inch footing around the entire perimeter of the floating slab. It shall also have three (3) #4 rerod installed evenly in the 12" X 12" footing and be 3,500 psi concrete and cast in place.

3. Slab on Grade Reinforcement Requirements. Wire #6 paving mesh or approved equal by the Building Commissioner, shall be placed in center of slab and tied to #4 rerod in footing ASTM standard for rerod and wire shall be as approved by the Uniform Building Code, notwithstanding other requirements as set out in the Uniform Building Code and the City Code.

B. Maximum height of the side walls shall not exceed nine (9) feet, four and one-half (4 1/2) inches from the floor to

the top of plate, studs placed on twenty-four (24) inch centers, rafters on twenty-four (24) inch centers of two (2) inch by six (6) inch material of two (2) inch by four (4) inch approved trusses maximum pitch of roof shall not exceed six (6) inches per foot run

C. Concrete floor shall be a minimum of four (4) inches in thickness reinforced with minimum of #10-wire mesh.

2. Maximum size of garage or out building shall be determined by formulas set forth in the City Code under TITLE VI Chapter 7 Article 3 "District Regulations".

P.S.

TABLE 2.3-1.03A PERMIT FEE SCHEDULE

\$ 1.00	To \$	500.00	.....	\$ 15.00
\$ 501.00	To \$	600.00	.....	\$ 17.00
\$ 601.00	To \$	700.00	.....	\$ 19.00
\$ 701.00	To \$	800.00	.....	\$ 21.00
\$ 801.00	To \$	900.00	.....	\$ 23.00
\$ 901.00	To \$	1000.00	.....	\$ 25.00
\$ 1001.00	To \$	1100.00	.....	\$ 27.00
\$ 1101.00	To \$	1200.00	.....	\$ 29.00
\$ 1201.00	To \$	1300.00	.....	\$ 31.00
\$ 1301.00	To \$	1400.00	.....	\$ 33.00
\$ 1401.00	To \$	1500.00	.....	\$ 35.00
\$ 1501.00	To \$	1600.00	.....	\$ 37.00
\$ 1601.00	To \$	1700.00	.....	\$ 39.00
\$ 1701.00	To \$	1800.00	.....	\$ 41.00
\$ 1801.00	To \$	1900.00	.....	\$ 43.00
\$ 1901.00	To \$	2000.00	.....	\$ 45.00
\$ 2001.00	To \$	3000.00	.....	\$ 54.00
\$ 3001.00	To \$	4000.00	.....	\$ 63.00
\$ 4001.00	To \$	5000.00	.....	\$ 72.00
\$ 5001.00	To \$	6000.00	.....	\$ 81.00
\$ 6001.00	To \$	7000.00	.....	\$ 90.00
\$ 7001.00	To \$	8000.00	.....	\$ 99.00
\$ 8001.00	To \$	9000.00	.....	\$108.00
\$ 9001.00	To \$	10,000.00	.....	\$117.00
\$10,001.00	To \$	11,000.00	.....	\$126.00
\$11,001.00	To \$	12,000.00	.....	\$135.00
\$12,001.00	To \$	13,000.00	.....	\$144.00
\$13,001.00	To \$	14,000.00	.....	\$153.00
\$14,001.00	To \$	15,000.00	.....	\$162.00
\$15,001.00	To \$	16,000.00	.....	\$171.00
\$16,001.00	To \$	17,000.00	.....	\$180.00
\$17,001.00	To \$	18,000.00	.....	\$189.00
\$18,001.00	To \$	19,000.00	.....	\$198.00
\$19,001.00	To \$	20,000.00	.....	\$207.00
\$20,001.00	To \$	21,000.00	.....	\$216.00
\$21,001.00	To \$	22,000.00	.....	\$225.00
\$22,001.00	To \$	23,000.00	.....	\$234.00
\$23,001.00	To \$	24,000.00	.....	\$243.00
\$24,001.00	To \$	25,000.00	.....	\$252.00
\$25,001.00	To \$	26,000.00	.....	\$258.50
\$26,001.00	To \$	27,000.00	.....	\$265.00
\$27,001.00	To \$	28,000.00	.....	\$271.50
\$28,001.00	To \$	29,000.00	.....	\$278.00
\$29,001.00	To \$	30,000.00	.....	\$284.50
\$30,001.00	To \$	31,000.00	.....	\$291.00
\$31,001.00	To \$	32,000.00	.....	\$297.50
\$32,001.00	To \$	33,000.00	.....	\$304.00
\$33,001.00	To \$	34,000.00	.....	\$310.50
\$34,001.00	To \$	35,000.00	.....	\$317.00
\$35,001.00	To \$	36,000.00	.....	\$323.50
\$36,001.00	To \$	37,000.00	.....	\$330.00
\$37,001.00	To \$	38,000.00	.....	\$336.50

Buffalo

\$38,001.00	To	\$39,000.00	.....	\$343.00
\$39,001.00	To	\$40,000.00	.....	\$349.50
\$40,001.00	To	\$41,000.00	.....	\$356.00
\$41,001.00	To	\$42,000.00	.....	\$362.50
\$42,001.00	To	\$43,000.00	.....	\$369.00
\$43,001.00	To	\$44,000.00	.....	\$375.50
\$44,001.00	To	\$45,000.00	.....	\$382.00
\$45,001.00	To	\$46,000.00	.....	\$388.50
\$46,001.00	To	\$47,000.00	.....	\$395.00
\$47,001.00	To	\$48,000.00	.....	\$401.50
\$48,001.00	To	\$49,000.00	.....	\$408.00
\$49,001.00	To	\$50,000.00	.....	\$414.50
\$50,001.00	To	\$51,000.00	.....	\$419.00
\$51,001.00	To	\$52,000.00	.....	\$423.50
\$52,001.00	To	\$53,000.00	.....	\$428.00
\$53,001.00	To	\$54,000.00	.....	\$432.50
\$54,001.00	To	\$55,000.00	.....	\$437.00
\$55,001.00	To	\$56,000.00	.....	\$441.50
\$56,001.00	To	\$57,000.00	.....	\$446.00
\$57,001.00	To	\$58,000.00	.....	\$450.50
\$58,001.00	To	\$59,000.00	.....	\$455.00
\$59,001.00	To	\$60,000.00	.....	\$459.50
\$60,001.00	To	\$61,000.00	.....	\$464.00
\$61,001.00	To	\$62,000.00	.....	\$468.50
\$62,001.00	To	\$63,000.00	.....	\$473.00
\$63,001.00	To	\$64,000.00	.....	\$477.50
\$64,001.00	To	\$65,000.00	.....	\$482.00
\$65,001.00	To	\$66,000.00	.....	\$486.50
\$66,001.00	To	\$67,000.00	.....	\$491.00
\$67,001.00	To	\$68,000.00	.....	\$495.50
\$68,001.00	To	\$69,000.00	.....	\$500.00
\$69,001.00	To	\$70,000.00	.....	\$504.50
\$70,001.00	To	\$71,000.00	.....	\$509.00
\$71,001.00	To	\$72,000.00	.....	\$513.50
\$72,001.00	To	\$73,000.00	.....	\$518.00
\$73,001.00	To	\$74,000.00	.....	\$522.50
\$74,001.00	To	\$75,000.00	.....	\$527.00
\$75,001.00	To	\$76,000.00	.....	\$531.50
\$76,001.00	To	\$77,000.00	.....	\$536.00
\$77,001.00	To	\$78,000.00	.....	\$540.50
\$78,001.00	To	\$79,000.00	.....	\$545.00
\$79,001.00	To	\$80,000.00	.....	\$549.50
\$80,001.00	To	\$81,000.00	.....	\$554.00
\$81,001.00	To	\$82,000.00	.....	\$558.50
\$82,001.00	To	\$83,000.00	.....	\$563.00
\$83,001.00	To	\$84,000.00	.....	\$567.50
\$84,001.00	To	\$85,000.00	.....	\$572.00
\$85,001.00	To	\$86,000.00	.....	\$576.50
\$86,001.00	To	\$87,000.00	.....	\$581.00
\$87,001.00	To	\$88,000.00	.....	\$585.50
\$88,001.00	To	\$89,000.00	.....	\$590.00
\$89,001.00	To	\$90,000.00	.....	\$594.50
\$90,001.00	To	\$91,000.00	.....	\$599.00
\$91,001.00	To	\$92,000.00	.....	\$603.50

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\$ 92,001.00 To \$ 93,000.00.....\$608.00  
\$ 93,001.00 To \$ 94,000.00.....\$612.50  
\$ 94,001.00 To \$ 95,000.00.....\$617.00  
\$ 95,001.00 To \$ 96,000.00.....\$621.50  
\$ 96,001.00 To \$ 97,000.00.....\$626.00  
\$ 97,001.00 To \$ 98,000.00.....\$630.50  
\$ 98,001.00 To \$ 99,000.00.....\$635.00  
\$ 99,001.00 To \$100,000.00.....\$639.50

\$100,001.00 To \$500,000.00.....\$640.00 For the first \$100,000.00  
Plus \$3.50 for each additional \$1000.00 or fraction thereof to and  
including \$500,000.00

\$500,001.00 To \$1,000,000.00....\$2,039.50 for the first \$500,000.00  
plus \$3.00 for each additional \$1000.00 or fraction thereof to and  
including \$1,000,000.00

\$1,000,001.00 and Up....\$3539.50 for the first \$1,000,000.00 plus  
\$2.00 for each additional \$1000.00 or fraction thereof