

2012 International Residential Code – Amendments

The 2012 International Residential Code is hereby specifically amended, modified or deleted as follows: **Section R101.1 Title** “Rutherford County, TN” in place of “[name of jurisdiction]”

- (A) **Section R101.2 Scope.** In exception #1, delete the last sentence beginning with “fire...”
 Exception #2, delete last part of the sentence beginning with “When...” and add a “.” at the end of “dwellings”.
- (B) **Section R103.1 Creation of enforcement agency.** Change “Department of Building Safety” to “Building and Codes Department”.
- (C) **Section R105.2 Work exempt from permit.** To be amended as follows:
1. Delete the last part of the sentence beginning with “does” and add is not greater than 120 square feet.
 2. Delete in its entirety and substitute in lieu thereof “Roof covering replacement that does not involve replacement of roof deck or framing.
 10. Delete in its entirety.

Gas

4. Add “Replacement of any gas appliance or equipment with the same input BTU when the installer has a City of Murfreesboro Gas License or State of Tennessee Gas License.”

Mechanical

9. Add “Replacement of an HVAC unit where unit heating and cooling capacity and fuel source is not changing.”
- (D) **Section R105.3.1.1 Determination of substantially improved or substantially damaged existing buildings in flood hazard area.** Delete in its entirety.
- (E) **Section R108.6 Work commencing before permit issuance.** Delete the last portion of the sentence beginning with “a fee established ...” and substitute “permit fees being doubled.”
- (F) **Section R112.1 General.** Delete “Board of Appeals” and substitute “Construction Board of Adjustments and Appeals”.
- (G) **Section R112.2.1 Determination of substantial improvement in flood hazard areas.** Delete in its entirety.
- (H) **Section R112.2.2 Criteria for issuance of a variance for flood hazard areas.** Delete in its entirety.
- (I) **Section R202 Definitions.** Add “Sleeping Room: A room with a door at the entrance and a closet within the room.”
- (J) **Table R301.2(1) Climatic and Graphic Design Criteria.** Amend as follows:

Ground Snow Load	10 lb
Wind Speed	90
Topo Effects	No
Seismic Design	B
Weathering	Moderate
Frost Line	12”
Termite	Very Heavy
Winter Design Temp	14 °
Ice Barrier	No

- (K) **Section R302.1 Exterior Walls.** Add the following to the beginning of the paragraph:
 “Exterior walls, projections, fireplaces, decks, HVAC equipment and overhangs shall not be within 5 feet of the side lot lines, except that an eave which is one hour fire rated on the underside, can extend 12” into the 5 foot setback. Townhomes, zero lot lines and structures on the same lot
- (L) **Section R302.2 Townhouses.** Exception: change 1 hour to 2 hour.
- (M) **Section R302.2.4 Structural independence.** Exception: change 1 hour to 2 hour.
- (N) **Section R302.5.1 Opening protection.** Delete “self closing device” in the last sentence.
- (O) **Section R309.3 Flood Hazard Areas.** Delete in its entirety.
- (P) **Section R311.1.2 Add new section to Means of Egress as follows:**
 Section R311.1.2 Access from bedrooms. Bedrooms shall not constitute the only means of access to other bedrooms or habitable spaces and shall not serve as the only means of egress from other habitable spaces.
- (Q) **Section R313.1 Townhouse automatic fire sprinkler systems.** Add the following to the end of the sentence:
 (State Law more than 3 units or 5,000 square feet?)
- (R) **Section R313.2 One-and two-family dwellings automatic fire systems.** Delete this section in its entirety.
- (S) **Section R313.2.1 Design and installation.** Delete this section in its entirety.
- (T) Delete the following tables and in lieu thereof use the tables with the designation of April 2013 amendments:

Table R502.3.1(1)	Table R802.5.1(1)
Table R502.3.1(2)	Table R802.5.1(2)
Table R502.3.3(1)	Table R802.5.1(3)
Table R502.3.3(2)	Table R802.5.1(4)
Table R502.5(1)	Table R802.5.1(5)
Table R502.5(2)	Table R802.5.1(6)
Table R802.4(1)	Table R802.5.1(7)
Table R802.4(2)	Table R802.5.1(8)

- (U) **Chapter 11 Energy Efficiency.** Delete this chapter in its entirety. The 2009 IECC will be used for energy efficiency requirements.
- (V) **Appendix -G - Swimming pools, spas and hot tubs.** This appendix to be adopted.
- (W) **Appendix H Patio covers.** This appendix to be adopted.
- (X) **Appendix -J Existing buildings and structures.** This appendix to be adopted.
- (Y) **Appendix -K – Sound transmission.** This appendix to be adopted.