

IN THE COUNTY COURT OF THE STATE OF OREGON

FOR THE COUNTY OF YAMHILL

(Sitting for the Transaction of County Business)

In the Matter of an Ordinance
Establishing a Building Code
for Yamhill County.

ORDINANCE NO. 17

This matter came on to be heard at this time before the Yamhill County Court at a special session, County Judge C. N. Teegarden and County Commissioners Guy Shumway and Morris Majors being present, and upon the recommendation of the Yamhill County Planning Commission that the governing body of the county enact an ordinance controlling the location, construction, maintenance, repair and alterations of buildings and other structures, and the prescribing of the said fees and appeal procedures necessary or convenient for carrying out the purposes of the ordinance; and

It appearing to the County Court that at a regular session of the Yamhill County Planning Commission held on the 22nd day of March, 1966, the said Planning Commission, after a public hearing held on the matter, notice of which hearing was given as required by statute, has recommended to the County Court that the "Uniform Building Code of International Conference of Building Officials, 1964 Edition, Volume 1", together with certain amendments, be adopted for the area of Yamhill County outside the boundaries of incorporated cities therein; and

It further appearing to the County Court and the County Court so finds that the said building code, as amended, does conform to the standard set forth in ORS 215.055, and the Court, being fully advised in the premises;

IT IS HEREBY ORDAINED:

SECTION 1

The "Uniform Building Code of the International Conference of Building Officials, 1964 Edition, Volume 1", a copy of which

is attached hereto, marked "Exhibit A. - Ordinance No. 17", and made a part hereof, be and the same is hereby enacted for the area of Yamhill County, outside of incorporated cities, together with the following amendments.

SECTION 2

Section 103 is amended to add the following:

Where the conditions imposed by a provision of this code differ from the conditions imposed by the provisions of another law, ordinance or order having application in Yamhill County, the provision which is more restrictive shall govern.

Section 205 is amended to read as follows:

The location, erection, construction, maintenance, repair, moving, alteration or use of a building or other structure in violation of the provisions of this code shall be deemed a nuisance.

No person shall locate, construct, maintain, repair, move, alter or use a building or other structure in violation of the provisions of this code.

Violation of any provision of this code is punishable, upon conviction by:

- (a) A fine of not more than \$100 for each day of violation where the offense is a continuing offense, but such fine may not exceed \$1,000.
- (b) A fine of not more than \$500 where the offense is not a continuing offense.

SECTION 4

Section 303 (b) is amended to read as follows:

When the proposed construction exceeds \$3,000 in valuation, and is determined by the Building Official to be of such size, complexity or design as to require special checking, a plan checking fee shall be paid to the Building Official at the time of submitting plans and specifications. Said fee shall be equal to one-half the building permit fee and shall be in addition thereto.

EXCEPTION: Plan checking fees shall not be required for Type V buildings of occupancy I and J if two stories or less in height and of ordinary construction on an unreinforced concrete foundation.

SECTION 5

Section 303, Table No. 3-A Building Permit Fees is amended to add:

Moving of Structures	\$10.00
Demolition of Structures	2.50

SECTION 6

Section 304 (c) is amended to read as follows:

(c) Approvals Required. No work shall be done on any part of the building or structure beyond the point indicated in each successive step in the construction, as indicated by each of the inspections required in Subsection (d), unless and until an inspection has been called for by the builder at least 48 hours in advance of proceeding.

SECTION 7

Section 304 (d) is amended to add the following:

Construction shall not commence until the foundation inspection has been made by the Building Official. Failure of the Building Official, following proper notification by the builder as outlined in Subsection (c) to complete the frame or lath inspections shall not prohibit the builder from continuing construction beyond a point called for by the frame and lath inspections. Failure of the builder to call for an inspection as required in subsection (c) could result in a stop-work order being issued by the Building Official and the demolition of completed construction to a point of enabling the Building Official to determine that construction has been in compliance with the provisions of this code.

SECTION 8

Section 402 is amended to add the following:

APPOINTING AUTHORITY shall mean the Yamhill County Court.

SECTION 9

Section 404 is amended to read as follows:

CHIEF OF THE FIRE DEPARTMENT is the head of the Fire Protection District having jurisdiction, or his regularly authorized deputy.

CITY shall mean the portions of Yamhill County that are not within the limits of an incorporated city.

CITY COUNCIL shall mean the Yamhill County Court.

CITY TREASURY shall mean the County General Fund.

SECTION 10

Section 414 is amended to add the following:

MAYOR shall mean the Yamhill County Court.

SECTION 11

Footnote 3, Table 5-B is amended by deleting the words "self-closing".

SECTION 12

Section 1405 (b) as related to floor areas for kitchens is amended to read as follows:

Kitchens shall have a floor area of not less than 60 square feet and a minimum width of not less than 7 feet.

SECTION 13

Section 1409 is amended by deleting the words "doors between a dwelling and a carport shall be self-closing."

SECTION 14

Section 1504 is amended by deleting "or 1."

SECTION 15

Section 1707 is amended to add:

Building paper on all exterior walls shall not remain uncovered more than 18 months after a permit has been issued for the structure.

SECTION 16

Section 2507 (e), the second paragraph thereof, is amended to add:

or "4 mil polyethelene."

SECTION 17

Section 2509 (c) is amended to add:

EXCEPTION: Bridging and blocking of joists less than 12 inches in depth shall not be required for Group I occupancies.

SECTION 18

Section 2515 (b) is amended to add:

EXCEPTION: When rafters of 2" x 6" or larger are used for roof slopes of six in 12 or less, the ridge and hip rafters may be of the same dimension as the common rafter.

SECTION 19

Section 2806 (b) is amended by adding to "EXCEPTIONS":

4. Upon submission of satisfactory structural analysis of all contributing factors, including but not limited to safe bearing value of soil, stability of soil, and earth pressure on foundation, the

Building Official may waive the requirements for continuous spread footings for Group I occupancies.

SECTION 20

Section 2806 (e) is amended to read as follows:

Foundation Plates or Sills. Foundation plates or sills shall be bolted to the foundation or foundation wall with not less than one-half inch ($\frac{1}{2}$ ") bolts embedded at least seven inches (7") into the masonry or concrete and spaced not more than eight feet (8') apart.

SECTION 21

Section 4501 is amended to add the following:

No provisions of this code shall be construed to permit the location, erection, construction or projection of advertising signs beyond the property line of the building site.

SECTION 22

This ordinance shall be in force from and after the 8th
day of April, 1966.

DATED this 11th day of April, 1966.

YAMHILL COUNTY COURT

W/ C. V. Teegarden
County Judge

ATTEST:

JACK BEELER
County Clerk

W/ H. Shunway
County Commissioner

W/ Bernice K. Pearson
Deputy

W/ Morris Mazors
County Commissioner