

ORDINANCE NO. 2025-04

**AN ORDINANCE AMENDING PROVISIONS OF CHAPTER 10.03 OF
THE CENTERVILLE MUNICIPAL CODE REGARDING ADOPTION OF
THE CURRENT EDITIONS OF THE CONSTRUCTION CODES**

WHEREAS, the State of Utah has adopted new editions of the various Construction Codes for construction within the State of Utah; and

WHEREAS, the City desires to update and amend the existing provisions of Chapter 10.03 of the Centerville Municipal Code to adopt the updated editions of the Construction Codes to be consistent with the versions adopted by the State of Utah, as more particularly provided herein; and

WHEREAS, the City finds that the updates to the Construction Codes adopted by the City are in the best interest of the public health and safety and will bring Centerville's Construction Codes into compliance with State law requirements.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF
CENTERVILLE CITY, STATE OF UTAH:**

Section 1. Amendment. Chapter 10.03 (Construction Codes) of the Centerville Municipal Code regarding the building and construction codes for construction within the City is amended to read in its entirety as set forth in Exhibit A, attached and incorporated herein by reference.

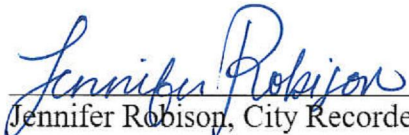
Section 2. Severability Clause. If any section, part, or provision of this Ordinance is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Ordinance, and all provisions, clauses and words of this Ordinance shall be severable.

Section 3. Effective Date. This Ordinance shall become effective upon publication or posting, whichever is sooner.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF CENTERVILLE,
STATE OF UTAH, ON THIS 1st DAY OF APRIL, 2025.**

ATTEST:

CENTERVILLE CITY


Jennifer Robison, City Recorder

By: 
Mayor Clark A. Wilkinson

Voting by the City Council:

	"AYE"	"NAY"	"ABSENT"
Councilmember Hayman	☒	☐	☐
Councilmember Hirst	☒	☐	☐
Councilmember Mecham	☒	☐	☐
Councilmember Plumber	☒	☐	☐
Councilmember Summerhays	☒	☐	☐

CERTIFICATE OF PASSAGE AND PUBLICATION OR POSTING

According to the provisions of the U.C.A. § 10-3-713, as amended, I, the municipal recorder of Centerville City, hereby certify that foregoing ordinance was duly passed by the City Council and published in accordance with Utah law.

Jennifer Robison
JENNIFER ROBISON, City Recorder

DATE: 4-2-2025

RECORDED this 2nd day of April, 2025.

PUBLISHED OR POSTED this 2nd of April, 2025.



EXHIBIT A

CMC 10.03 (Construction Codes)

10.03 Construction Codes

10.03.010 Defined

10.03.020 Building Code

10.03.030 Residential Code

10.03.040 Plumbing Code

10.03.050 Mechanical Code

10.03.060 Fuel Gas Code

10.03.070 Electrical Code

10.03.080 Energy Conservation Code

10.03.085 Existing Building Code

10.03.090 Manufactured Housing Code

10.03.100 Abatement Of Dangerous Buildings Code

10.03.110 Property Maintenance Code

10.03.120 Fire Code

10.03.122 Swimming Pools and Spa Code

10.03.124 Guidelines for Rehabilitating Historic Buildings

10.03.126 Modular Building Standards

10.03.130 Statewide Amendments

10.03.140 Local Amendments

10.03.010 Defined

The codes and regulations adopted in this Chapter shall be referred to collectively as the "Construction Codes" for Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

10.03.020 Building Code

The International Building Code (IBC), 2021 2018-Edition, issued by the International Code Council, as adopted and amended by the State of Utah, including ~~Appendix~~ Appendices C and J, is hereby adopted and incorporated herein by reference as the Building Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2019-18 on 8/6/2019

10.03.030 Residential Code

The International Residential Code (IRC), 2021 2015-Edition, issued by the International Code Council, as adopted and amended by the State of Utah, including ~~Appendix E~~ Appendices AE and AQ of the 2021 2015-Edition of the IRC, and the residential provisions of Chapter 11, Energy Efficiency, of the 2015 Edition of the IRC (subject to the provisions of Utah Code § 15A-

2-104) ~~and Appendix Q of the 2018 Edition of the IRC, are is~~ hereby adopted and incorporated herein by reference as the Residential Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2019-18 on 8/6/2019

10.03.040 Plumbing Code

The International Plumbing Code (IPC), ~~2021 2018~~-Edition, issued by the International Code Council, as adopted and amended by the State of Utah, is hereby adopted and incorporated herein by reference as the Plumbing Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2019-18 on 8/6/2019

10.03.050 Mechanical Code

The International Mechanical Code (IMC), ~~2021 2018~~-Edition, issued by the International Code Council, as adopted and amended by the State of Utah, is hereby adopted and incorporated herein by reference as the Mechanical Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2019-18 on 8/6/2019

10.03.060 Fuel Gas Code

The International Fuel Gas Code (IFGC), ~~2021 2018~~-Edition, ~~issued promulgated~~ by the International Code Council, as adopted and amended by the State of Utah, is hereby adopted and incorporated herein by reference as the Fuel Gas Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2019-18 on 8/6/2019

10.03.070 Electrical Code

The National Electrical Code (NEC), ~~2020 2017~~-Edition, issued by the National Fire Protection Association, as amended and adopted by the State of Utah, is hereby adopted and incorporated herein by reference as the Electrical Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2018-16 on 6/19/2018

10.03.080 Energy Conservation Code

The ~~residential provisions of the International Energy Conservation Code (IECC), 2015 Edition, and the commercial provisions of the~~ International Energy Conservation Code (IECC), 2021 ~~2018~~ Edition, issued by the International Code Council, as adopted and amended by the State of Utah, ~~is are~~ hereby adopted and incorporated herein by reference as the Energy Conservation Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2019-18 on 8/6/2019

10.03.085 Existing Building Code

The International Existing Building Code (IEBC), 2021 ~~2018~~ Edition, issued by the International Code Council, as adopted and amended by the State of Utah, is hereby adopted and incorporated herein by reference as the Existing Building Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2019-18 on 8/6/2019

10.03.090 Manufactured Housing Code

The installation standards for manufactured housing for new installations or for existing manufactured or mobile homes that are subject to relocation, building alteration, remodeling, or rehabilitation, are set forth in Utah Code § 15A-2-104. In addition to the provisions ~~Subject to the provisions~~ of Utah Code § 15A-2-104, the following codes and standards are hereby adopted by Centerville City and incorporated herein by reference: the Federal Manufactured Housing Construction and Safety Standards Act (HUD Code), issued by the Department of Housing and Urban Development, as adopted by the State of Utah; Appendix ~~AE E~~ of the 2021 ~~2015~~ Edition of the International Residential Code as adopted herein in CMC 10.3.030; the 2005 Edition of the NFPA 225 Model Manufactured Home Installation Standard, issued by the National Fire Protection Association, as adopted by the State of Utah, and applicable provisions of Title 15A of the Utah Code.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

10.03.100 Abatement Of Dangerous Buildings Code

The Uniform Code for the Abatement of Dangerous Buildings, 1997 Edition, ~~issued~~ promulgated by the International Conference of Building Officials, is hereby adopted and incorporated herein by reference as the Abatement of Dangerous Buildings Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

10.03.110 Property Maintenance Code

The International Property Maintenance Code, 2006 Edition, ~~issued as promulgated~~ by the International Conference of Building Officials, is hereby adopted and incorporated herein by reference as the Property Maintenance Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

10.03.120 Fire Code

The International Fire Code (IFC), ~~2021 2018~~-Edition, ~~excluding appendices, -as~~ issued by the International Code Council, ~~together with Appendices A-D,~~ as adopted and amended by the State of Utah, and ~~the National Fire Protection Association, NFPA 1, Chapter 28, Marijuana Growing, Processing, and Extraction Facilities, 2018 Edition, the National Fire Protection Association, NFPA 54, National Fuel Gas Code, 2024 Edition, and the National Fire Protection Association, NFPA 58, Liquefied Petroleum Gas Code, 2024 Edition, including the National Fire Protection Association (NFPA), NFPA 96, Standard for Ventilation Control and Fire Protection of Commercial Cooking Operations, 2017 Edition, as adopted and amended by the State of Utah, and the National Fire Protection Association, NFPA 1403, Standard on Live Fire Training Evolutions, 2012 Edition,~~ as adopted and amended by the State of Utah, are hereby adopted and incorporated herein by reference as the Fire Code of Centerville City.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

Amended by Ord. 2018-07 on 2/6/2018

Amended by Ord. 2019-18 on 8/6/2019

10.03.122 Swimming Pools and Spa Code

~~The residential provisions of the Swimming Pool and Spa Code, 2021 Edition, issued by the International Code Council, as adopted and amended by the State of Utah, are hereby adopted and incorporated herein by reference as the Swimming Pools and Spa Code of Centerville City.~~

10.03.124 Guidelines for Rehabilitating Historic Buildings

~~Subject to Utah Code §15A-2-103, the standards and guidelines pertaining to plaster on a historic property, as defined in Utah Code § 9-8-302, the U.S. Department of Interior Secretary's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings, as adopted and amended by the State of Utah, are hereby adopted and incorporated herein by reference as the Guidelines for Rehabilitating Historic Buildings of Centerville City. This Section only applies if: (1) the owner of the historic property receives a government tax subsidy based on the property's status as a historic property; (2) the historic property is wholly or partially funded by public money; or (3) the historic property is owned by a governmental entity.~~

10.03.126 Modular Building Standards

The Modular Building Institute Standards 1200 and 1205, issued by the International Code Council, as adopted and amended by the State of Utah, are hereby adopted and incorporated herein by reference as the Modular Building Standards for Centerville City.

10.03.130 Statewide Amendments

The Construction Codes adopted herein shall include all Statewide amendments to such codes as adopted by the State of Utah, and more particularly set forth in Title 15A of the Utah Code.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017

10.03.140 Local Amendments

The Construction Codes adopted herein shall include all local amendments adopted by Centerville City and approved by the State in accordance with applicable local amendment procedures set forth in Title 15A of the Utah Code.

HISTORY

Adopted by Ord. 2017-03 on 4/4/2017