

ORDINANCE NO. 1882

AN ORDINANCE TO AMEND THE *CODE OF ORDINANCES*,
ADOPTED JULY 24, 1989, AT CHAPTER 7, BUILDINGS; CONSTRUCTION AND RELATED
ACTIVITIES, BY THE ADDITION OF ARTICLE VI, PIER AND PIER STRUCTURE
CONSTRUCTION STANDARDS

WHEREAS, the waters in and adjacent to the City of Gulf Shores and its police jurisdiction are commonly utilized for the construction of piers and pier structures as amenities associated with the improvement of adjacent land; and

WHEREAS, the proper construction of piers and pier structures is critical both to persons utilizing such piers and pier structures and to neighboring property owners and the general public in the event of the occurrence of extreme weather conditions impacting such piers and pier structures in order to minimize the risk of personal injury and property damage; and

WHEREAS, the City Council finds that the promulgation of pier and pier structure construction standards applicable to piers and pier structures within the corporate limits and police jurisdiction of the City is necessary and appropriate in the interests of public safety and the general welfare of the community.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GULF SHORES, ALABAMA, WHILE IN REGULAR SESSION ON FEBRUARY 26, 2018, as follows:

Section 1. That Chapter 7, Buildings; Construction and Related Activities, of the *Code of Ordinances*, adopted July 24, 1989, be and it is hereby amended by the addition of Article VII, PIER AND PIER STRUCTURE CONSTRUCTION STANDARDS, reading in its entirety as follows:

Article VII, PIER AND PIER STRUCTURE CONSTRUCTION STANDARDS

Section 7-109 Definitions.

As used in this Article VII, the following terms shall have the following meanings:

PIER : An elevated structure, including, but not limited to, docks, piers, and wharves, extending seaward of the ordinary high water mark on any body of water located within the corporate limits or police jurisdiction of the City of Gulf Shores.

PIER STRUCTURE: Any superstructure constructed above the deck system of a Pier.

Section 7-110 Requirements of Article Supplemental To All Other Construction And Approval Requirements; Applicability and Effectivity.

The requirements of this Article are supplemental to and not in lieu of any other applicable construction or approval requirements separately imposed by City ordinance or federal or state law or regulation. The requirements of this Article shall apply to the construction or reconstruction of any Pier or Pier Structure for which a construction permit is issued after the effective date of the Ordinance adding this Article.

Section 7-111 Pier and Pier Structure Construction Standards.

(a) Any lumber used in the construction of a Pier or Pier Structure shall be treated lumber satisfying American Wood Preservation Association (AWPA) standards for the intended use. In lieu of treated lumber, composite material approved by the Building Official may be used.

(b) All of the structural members of the deck system of a Pier or Pier Structure, including all deck boards, stringers, and joists, shall be attached or constructed to withstand a vertical loading of 30 psf. All fasteners, including, but not limited to, bolts, nails and screws, shall be 316 stainless steel, or other materials approved by the Building Official. Joist/stringers shall be attached to piling post with two stainless steel bolts with washers per connection. Deck lumber shall be attached to stringers using two (2) 3" stainless steel or polymer coated screws per connection; no nails will be allowed for deck lumber attachment. If joists are used, stringers shall be attached to the joists using stainless steel hurricane straps at each point of connection. Stainless steel nails shall be driven into all nail holes of the hurricane strap.

(c) Pier Structures shall be constructed in accordance with the most recent adopted version of the International Residential Code with respect to lumber size and spacing requirements. The Pier Structure must provide a clear load path from the top of structure to pilings by strapping or other methods approved by the Building Official.

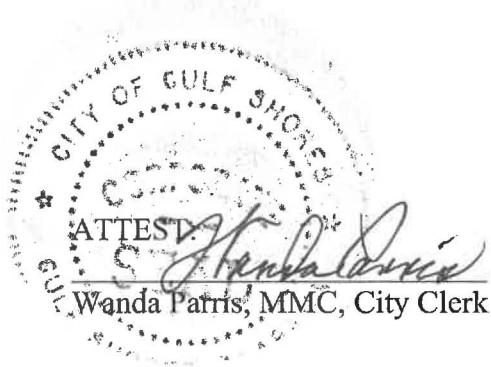
(d) All electrical installations or modifications shall be permitted separately prior to work commencing. All electrical installations must meet the requirements set forth in the latest adopted National Electrical Code.

Section 2. That this Ordinance shall not be interpreted to repeal any other ordinance of the City of Gulf Shores or any provision of the law of Alabama adopted by operation of Section 1-8 of the City's Code of Ordinances.

Section 3. That the provisions of this Ordinance are severable and a determination of the invalidity of any portion of this Ordinance shall not affect the validity and enforceability of the remainder of the Ordinance.

Section 4. That this Ordinance shall become effective upon its adoption and publication as required by law.

ADOPTED this 26th day of February, 2018.



Robert Craft, Mayor

CERTIFICATE

I, Wanda Parris, MMC, City Clerk of the City of Gulf Shores, Alabama, do hereby certify that the foregoing is a true and correct copy of Ordinance No. 1882 (prepared by the City Clerk), which Ordinance was duly and legally adopted at a regular meeting of the City Council on February 26, 2018 and the same was duly published as required by law.



City Clerk