

CITY OF WATAUGA, TEXAS  
ORDINANCE NO. 1689

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF WATAUGA, TEXAS AMENDING CHAPTER 103, ARTICLE II, SECTIONS 103-19 AND 103-20 OF THE CITY OF WATAUGA CODE OF ORDINANCES; PROVIDING THE 2018 EDITION OF THE INTERNATIONAL BUILDING CODE SHALL BE ADOPTED AS THE CITY OF WATAUGA BUILDING CODE; PROVIDING THAT THE CITY OF WATAUGA INCORPORATE THE RECOMMENDED AMENDMENTS TO THE 2018 INTERNATIONAL BUILDING CODE FROM THE NORTH CENTRAL TEXAS COUNCIL OF GOVERNMENTS DATED SEPTEMBER 2018 INTO THE 2018 INTERNATIONAL BUILDING CODE; AMENDING THE ADDITIONAL REQUIREMENTS UNDER SECTION 103-20 REGARDING PERMIT REQUIREMENTS FOR DETACHED BUILDINGS AND DECKS; PROVIDING THAT ALL ORDINANCES IN CONFLICT HERewith ARE HEREBY REPEALED TO THE EXTENT THAT THEY ARE IN CONFLICT; PROVIDING A SAVINGS CLAUSE; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Watauga shall maintain a current building code to stay in line with evolving building regulations and standards; and

WHEREAS, the 2018 International Building Code is generally considered to provide standard building regulations for municipalities throughout the State of Texas; and

WHEREAS, the City of Watauga is a member of the North Central Texas Council of Governments (hereinafter referred to as "NCTCOG"). The adoption of the recommended amendments by NCTCOG to the 2018 International Building Code will provide the City a more consistent standard with other local communities in the North Texas area; and

WHEREAS, the amendment of additional local requirements under Section 103-20 includes requiring permits for elevated decks permanently attached to the ground.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Watauga, Texas as follows:

I.

Chapter 103, Article II, Sections 103-19 and 103-20 of the City of Watauga Code of Ordinances constituting the Building Code for the City of Watauga shall be amended to read as follows:

**Sec. 103-19. - Adopted.**

- (a) The Building Code of the City is hereby revised and amended to conform to the 2018 edition of the International Building Code of the International Code Council (ICC), and the same, as amended, is hereby adopted as the City's Building Code.
- (b) The City incorporates into the 2018 edition of the International Building Code the Recommended Amendments to the 2018 International Building Code from the North Central Texas Council of Governments dated September 2018 with the exception of comments, editorials, and notes contained on the face of that document.
- (c) One copy of the 2018 edition of the International Building Code and the Recommended Amendments to the 2018 International Building Code from the North Central Texas Council of Governments are incorporated herein by reference and shall remain on file in the offices of both the City Secretary and the Building Official for permanent record and inspection.

**Sec. 103-20. - Additional requirements.**

Notwithstanding any provisions in the International Building Code, the following requirements shall apply:

- (a) One-story detached accessory buildings used as tool and storage sheds, playhouses, elevated decks with permanent attachment to the ground and similar uses shall require a permit.
- (b) All fences over 30 (thirty) inches in height require a permit.
- (c) Any building or structure (portable, temporary, accessory or permanent) with a first-floor area of 200 (two-hundred) square feet or more shall comply with the masonry construction requirements of the applicable zoning district.
- (d) Hurricane or wind clips shall be required on all roof rafters.
- (e) In wind force areas of 100 (one-hundred) mph or less, plywood or OSB shall be fastened to areas of each wall stabilizing the walls against racking. "Braced wall panels" (areas of clear wall covered with plywood or OSB) must be at least 4 (four) feet wide, extended to the full height of the wall, and be located at or near each end of the wall with no more than 25 (twenty-five) feet between the panels.

II.

This Ordinance shall be and is hereby cumulative of all Ordinances of the City of Watauga, Texas, and this Ordinance shall not operate to repeal or affect any such other Ordinances except insofar as the provision thereof might be inconsistent or in conflict with the provisions of this Ordinance, in which event, such conflicting provisions, if any, in such



Ordinance or Ordinances are hereby repealed.

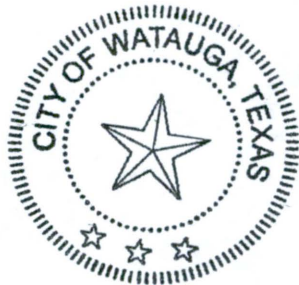
III.

If any section, sub-section, sentence, clause or phrase of this Ordinance shall for any reason be held to be invalid, such decision shall not affect the validity of the remaining portions of this Ordinance.

IV.

This Ordinance shall become effective and shall be in full force and effect from and after the date of passage and adoption by the City Council of the City of Watauga, Texas, and upon approval thereof by the Mayor of the City of Watauga, Texas, and publication hereof as prescribed by law.

PASSED AND ADOPTED by the City Council of the City of Watauga, Texas this 13<sup>th</sup> day of May, 2019.



APPROVED:

Arthur L. Miner  
ARTHUR L. MINER, Mayor

ATTEST:

Terr Johnson  
TERRI JOHNSON, Interim City Secretary

APPROVED AS TO FORM AND LEGALITY:

Mark G. Daniel  
MARK G. DANIEL, City Attorney