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ORDINANCE NO. 3506

AN ORDINANCE AMENDING MIDWEST CITY CODE, CHAPTER 9, BUILDINGS AND BUILDING REGULATIONS, ARTICLE I, SECTION 9-4, RESERVED; ARTICLE III, SECTION 9-31, CODE ADOPTED; SECTION 9-35, INTERNATIONAL RESIDENTIAL CODE ADOPTED; SECTION 9-37, MANUFACTURED HOMES; SECTION 9-39, EXISTING STRUCTURES CODE; SECTION 9-41 ROOFING REGISTRATION CODE; ARTICLE V, SECTION 9-196 TO 9-199, RESERVED; SECTION 9-201, CODE ADOPTED; SECTION 9-205, SEPARATE PERMITS; SECTION 9-236, CODE AMENDED; ARTICLE VI, SECTION 9-301, CODE ADOPTED; 9-371, CODE AMENDED; AND PROVIDING FOR REPEALER AND SEVERABILITY

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MIDWEST CITY, OKLAHOMA:

**ORDINANCE**

**SECTION 1.** That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article I, Section 9-4, is hereby brought out of reserve and to read as follows:

**Sec. 9-4. Incorporated by Reference.**

The following Codes are adopted by reference by the City of Midwest City and the requirements contained therein are, unless otherwise specified, adopted and incorporated by reference in their entirety:

- (a) 2018 International Building Code, first published by the International Code Council Inc. as published on August 31, 2017 with subsequent printings
- (b) 2018 International Residential Code, first published by the International Code Council Inc. as published on August 31, 2017 with subsequent printings
- (c) 2018 Existing Structures Code, first published by the International Code Council Inc. as published on August 31, 2017 with subsequent printings
- (d) 2018 International Fuel Gas Code, first published by the International Code Council Inc. as published on August 31, 2017 with subsequent printings
- (e) 2018 International Mechanical Code, first published by the International Code Council Inc. as published on August 31, 2017 with subsequent printings
- (f) 2018 International Plumbing Code, first published by the International Code Council Inc. as published on August 31, 2017 with subsequent printings

**SECTION 2.** That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article III, Section 9-31, is hereby amended and to read as follows:

**Sec. 9-31. – Code Adopted.**

There is hereby adopted by the city for the purpose of establishing rules and regulations for the construction of buildings and structures, including permits and penalties, that certain building code known as the International Building Code, recommended by the International Code Council, Inc., being adopted and incorporating by reference referenced in Sec. 9-4, Incorporated by Reference, save and except such portions as are now or may be hereinafter deleted, modified or amended. Not less than one (1) copy is declared the office file copy by the city clerk of this city and said copy is available at city hall for public review. The same is hereby adopted and incorporated as fully as if set forth at length herein, and the provisions thereof shall be controlling in the construction of all building and other subjects therein contained within the corporate limits of the city.

**SECTION 3.** That Midwest City Code, Chapter 9, Buildings And Building Regulations, Article III, Section 9-35, is hereby amended and to read as follows:

**Sec. 9-35. - International Residential Code adopted.**

There is hereby adopted by the city for the purpose of establishing rules and regulations for the construction of buildings and structures, including permits and penalties, that certain building code known as the International Residential Code, recommended by the International Code

1 Council, Inc., being adopted and incorporating by reference referenced in Sec. 9-4, Incorporated  
2 by Reference, save and except such portions as are now or may be hereinafter deleted, modified  
3 or amended. Not less than one (1) copy is declared the office file copy by the city clerk of this  
4 city and said copy is available at city hall for public review. The same is hereby adopted and in-  
5 corporated as fully as if set forth at length herein, and the provisions thereof shall be control-ling  
6 in the construction of all building and other subjects therein contained within the corporate limits  
7 of the city.

8 SECTION 4. That Midwest City Code, Chapter 9, Buildings And Building Regulations, Article  
9 III, Section 9-37, is hereby amended and placed in reserve:

10 **Sec. 9-37. —Reserved.**

11 SECTION 5. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article  
12 III, Section 9-39, is hereby amended and to read as follows:

13 **Sec. 9-39. - Existing Structures Code.**

14 There is hereby adopting and incorporating by reference the following International Codes: Inter-  
15 national Existing Structures Code published by the International Code Council, Inc. referenced in  
16 Sec. 9-4, Incorporated by Reference, save and except such portions as are now or may be herein-  
17 after deleted, modified or amended. Not less than one (1) copy is declared the office file copy by  
18 the city clerk of this city and said copy is available at city hall for public review. The same is  
19 hereby adopted and incorporated as fully as if set forth at length herein, and the provisions  
20 thereof shall be controlling in the construction of all building and other subjects therein con-  
21 tained within the corporate limits of the city.

22 SECTION 6. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article  
23 III, Section 9-41, is hereby amended and to read as follows:

24 **Sec. 9-41. - Roofing Registration Code.**

25 (a) Roofing contractors.

- 26 (1) Registration. Any person or company wishing to engage in the practice of roofing resi-  
27 dential and commercial building in the city of Midwest City must first register with the  
28 city and comply with all regulations set forth in Title 158, Construction Industries  
29 Board, Chapter 85, Roofing Contractor Registration Regulation.
- 30 (2) Insurance. Provide the city of Midwest City with verification of business general liabil-  
31 ity in the amount of five hundred thousand dollars (\$500,000.00) for residential con-  
32 struction and one million dollars (\$1,000,000.00) commercial general liability for all  
33 commercial construction. Proof of workman's comp insurance must also be provided.
- 34 (3) Permits. Permits are required for all existing buildings in Midwest City. The permit  
35 card must be displayed so that it is visible from a public street.
- 36 (4) Failure to provide. Any person or firm who violates any part of 9-41 of the Midwest  
City Code or Title 158, Chapter 85 Roofing Contractor Registration Act of the state  
statutes will be fined an amount not exceeding five hundred dollars (\$500.00) as per  
this section.

Exception: The actual owner of residential or farm property who physically performs roofing  
services including construction, installation, renovation, repair, maintenance, alteration, water-  
proofing, or removal of materials on his or her own dwelling in which they reside, without the  
assistance of any registered roofing contractor, will be exempt from the roofing registration  
act. The owner is still required to obtain a roofing permit from the community development de-  
partment.

(b) Construction requirements.

The owner will be required to follow current adopted code during construction, installa-  
tion, renovation, repair, maintenance, alteration, waterproofing, or removal of a roof.

(c) Fees.

- (1) Registration fees.
  - a. New registration - One hundred fifty dollars (\$150.00).

1 b. Renewal fee - Seventy-five dollars (\$75.00).

2 All registrations will run from July 1 to June 30 of each year. Registrations will not  
3 be prorated. Registrations not renewed by August 15 will be charged the new registra-  
4 tion fee.

(2) Permit fees. A permit fee of twenty-five dollars (\$25.00) will be collected for all exist-  
ing structures requiring new roofs or repairs.

5 SECTION 7. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article  
6 V, Section 9-196 to 9-199, are hereby brought out of reserve and to read as follows:

7 **Sec. 9-196 – Fuel Code adopted.**

8 There is hereby adopting and incorporating by reference the following International Codes:  
9 International Fuel Gas Code of the year edition published by the International Code Council, Inc.  
10 referenced in Sec. 9-4, Incorporated by Reference save and except such portions as are now or  
11 may be hereinafter deleted, modified or amended. Not less than one (1) copy is declared the of-  
12 fice file copy by the city clerk of this city and said copy is available at city hall for public review.  
The same is hereby adopted and incorporated as fully as if set forth at length herein, and the pro-  
visions thereof shall be controlling in the construction of all building and other subjects therein  
contained within the corporate limits of the city.

13 **Sec. 9-197 – Separate permits.**

14 There shall be a separate permit for each building, except in the case of the gas piping of an out-  
15 building or garage which is a part of the gas system of a dwelling, apartment house or motel.

16 **Sec. 9-198 – Fees.**

17 See section 9-206

18 **Sec. 9-199 – Fuel code amended.**

19 (A) None of the appendices of the IFGC, have been adopted.

20 Chapter 2 of the adopted IFGC is adopted with the following modifications:

21 (1) The definition of a DISPENSING AREA has been added to clarify multiple references in the  
22 code with regard to fuel dispensing. This definition has been added to read: DISPENSING AR-  
23 EA. The appropriate hazardous (classified) locations for the fuel being dispensed in accordance  
with the National Electrical Code® – NFPA® 70.

24 (2) The definition of a MAIN RAILROAD TRACK has been added to provide clarity to building  
25 code officials. This definition has been added to read: MAIN RAILROAD TRACK. That part of  
26 the railway, exclusive of switch tracks, branches, yards, and terminals upon which trains are oper-  
ated by timetable or train order or both.

27 Chapter 3 of the adopted IFGC is adopted with the following modifications:

28 (1) Section 306.5 Equipment and appliances on roofs or elevated structures. This section has been  
29 modified to correlate and add language related to parapet walls that exists in the International  
30 Mechanical Code® and add a second exception for when the section would not apply. This section  
31 has been modified to read: 306.5 Equipment and appliances on roofs or elevated structures. Where  
32 equipment requiring access or appliances are located on an elevated structure or the roof of a  
33 building such that personnel will have to climb higher than 16 feet (4877 mm) above grade to  
34 access such equipment or appliances, an interior or exterior means of access shall be provided.  
Such access shall not require climbing over obstructions greater than 30 inches (762 mm) in height  
or walking on roofs having a slope greater than 4 units vertical in 12 units horizontal (33-percent  
slope). Such access shall not require the use of portable ladders. Where access involves climbing  
over parapet walls, the height shall be measured to the top of the parapet wall.

35 (A) Permanent ladders installed to provide the required access shall comply with the following  
36 minimum design criteria:

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- (i) The side railing shall extend above the parapet or roof edge not less than 30 inches (762 mm).
  - (ii) Ladders shall have rung spacing not to exceed 14 inches (356 mm) on center. The upper-most rung shall be not more than 24 inches (610 mm) below the upper edge of the roof hatch, roof or parapet, as applicable.
  - (iii) Ladders shall have a toe spacing not less than 6 inches (152 mm) deep.
  - (iv) There shall be not less than 18 inches (457 mm) between rails.
  - (v) Rungs shall have a diameter not less than 0.75-inch (19 mm) and be capable of withstanding a 300-pound (136.1 kg) load.
  - (vi) Ladders over 30 feet (9144 mm) in height shall be provided with offset sections and landings capable of withstanding 100 pounds per square foot (488.2 kg divided by meters squared). Landing dimensions shall be not less than 18 inches (457 mm) and not less than the width of the ladder served. A guard rail shall be provided on all open sides of the landing.
  - (vii) Climbing clearance. The distance from the centerline of rungs to the nearest permanent object on the climbing side of the ladder shall be not less than 30 inches (762 mm) measured perpendicular to the rungs. This distance shall be maintained from the point of ladder access to the bottom of the roof hatch. A minimum clear width of 15 inches (381 mm) shall be provided on both sides of the ladder measured from the midpoint of and parallel with the rungs, except where cages or wells are installed.
  - (viii) Landing required. The ladder shall be provided with a clear and unobstructed bottom landing area having a minimum dimension of 30 inches (762 mm) by 30 inches (762 mm) centered in front of the ladder.
  - (ix) Ladders shall be protected against corrosion by approved means.
  - (x) Access to ladders shall be provided at all times.
- (B) Catwalks installed to provide the required access shall be not less than 24 inches (610 mm) wide and shall have railings as required for service platforms.
- Exceptions:
- (i) This section shall not apply to Group R-3 occupancies.
  - (ii) This section shall not apply to appliance replacement.
- (2) Section 306.6 Guards. This section has been modified to clarify the circumstances under which guards shall be provided and to modify the exception to require the authority having jurisdiction approve the use of a fall-restraint system instead of guards. This section has been modified to read: 306.6 Guards. Guards shall be provided where various components that require service are located on a roof or elevated structure and have a condition as set forth in Sections 306.6.1 through 306.6.3. The top of the guard shall be located not less than 42 inches (1067 mm) above the elevated surface adjacent to the guard. The guard shall be constructed so as to prevent the passage of a 21-inch diameter (533 mm) sphere and shall comply with the loading requirements for guards specified in the International Building Code®. Guards shall be provide at new components when added or replaced on existing roof or elevated structure and have a condition as set forth in Sections 306.6.1 through 306.6.3. Exception: When approved by the authority having jurisdiction, guards are not required where permanent fall arrest-restraint anchorage connector devices that comply with ANSI/ASSE Z 359.1 are affixed for use during the entire roof covering lifetime. The devices shall be reevaluated for possible replacement when the entire roof covering is replaced. The devices shall be placed not more than 10 feet (3048 mm) on center along hip and ridge lines and placed not less than 10 feet (3048 mm) from roof edges and the open sides of walking surfaces.
- (3) Section 306.6.1 Roof edge. This section has been added to clarify the circumstances required to exist for the installation of guards at the roof edge when the components needing service are

1 within a specific distance of the roof edge. This section has been added to read: 306.6.1 Roof edge.  
2 Guards complying with 306.1 shall be provided when components are located within 10 feet (3048  
3 mm) of a roof edge or open side of a walking surface or elevated structure and such edge or open  
4 side is located more than 30 inches (762 mm) above the floor, roof, or grade below. The guard  
shall extend not less than 30 inches (762 mm) beyond each end of the component that requires  
service.

5 (4) Section 306.6.2 Skylights. This section has been added to clarify the circumstances for the  
6 installation of guards around components near skylights and to provide exceptions to the require-  
7 ment. This section has been added to read: 306.6.2 Skylights. Guards complying with Section  
8 306.6 shall be provided when a skylight is within 10 feet (3048 mm) of the component that requires  
9 service. The guard shall extend 30 inches (762 mm) beyond the edge of the skylight.

10 Exceptions:

11 (A) Guards are not required when the skylight is located at least 42 inches (1067 mm) above the  
12 highest point of the walking surface adjacent to the skylight or component.

13 (B) Guards are not required if some other provision for skylight fall-thru protection is provided  
14 and approved by the authority having jurisdiction.

15 (5) Section 306.6.3 Roof hatch. This section has been added to clarify the circumstances for the  
16 installation of guards around components installed within a specific distance from the roof hatch.  
17 This section has been added to read: 306.6.3 Roof hatch. Guards complying with Section 306.6  
18 shall be provided when a roof hatch is within 10 feet (3048 mm) of the component that requires  
19 service. The guard shall extend 30 inches (762 mm) beyond the edge of the roof hatch. If the  
20 component is within 10 feet (3048 mm) of the ladder access side of the roof hatch, the guard shall  
21 incorporate a self-closing, self-latching gate. The gate shall have a top edge of not less than 42  
22 inches (1067 mm) above the elevated surface adjacent to the gate and shall not allow the pas-sage  
23 of a 21 inch (533 mm) sphere. If a roof hatch exists within 10 feet of a roof edge that is located  
24 more than 30 inches (762 mm) above the floor, roof or grade below and a new component that  
25 requires service on that existing roof or elevated structure, then a guard complying with Section  
26 306.6 shall be added between the existing roof hatch and the roof edge.

27 (6) Section 307.2.1 Condensate drains. This section has been added to require condensate drains  
28 to be protected from freezing. This section shall read: 307.2.1 Condensate drains. Where condens-  
29 ing appliances are in locations subject to freezing conditions, the condensate drain line shall be  
30 protected from freezing in an approved manner and in accordance with manufacturer's installation  
31 instructions.

32 Chapter 4 of the adopted IFGC is adopted with the following modifications:

33 (1) Section 404.12 Minimum burial depth. This section has been modified to change the mini-  
34 mum burial depth from 12 inches (305 mm) to 18 inches (457 mm) and to allow for an exception  
35 when there is no ability to meet that minimum depth. This section has been modified to read:  
36 404.12 Minimum burial depth. Underground piping systems shall be installed a minimum depth  
of 18 inches (457 mm) below grade, except as provided for in Section 404.12.1. Exception: Where  
a minimum depth of cover cannot be provided, the pipe shall be installed in conduit or bridged  
(shielded).

(2) Section 412.5 Attendants. This section has been modified to provide an exception to the re-  
quirement of an attendant when the dispensing equipment meets the guidelines of NFPA® 58 for  
a "Low emission transfer." This section has been modified to read: 412.5 Attendants. Motor fuel-  
dispensing operations shall be conducted by qualified attendants or in accordance with Section  
412.9 by persons trained in the proper handling of LP-gas. Exception: When the dispensing equip-  
ment meets the guidelines of NFPA® 58 for "Low emission transfer" an attendant is not required.

(3) Section 412.6.1 Low emission transfer. This section has been added to clarify when the dis-  
pensing equipment meets the guidelines of NFPA® 58, Section 6.30.5 for "Low emission transfer"  
then the transfer distance shall be reduced by one-half. This section has been modified to read:  
412.6.1 Low emission transfer. When the dispensing equipment is installed in accordance with  
Section 6.30.5 of NFPA® 58 for "Low emission transfer," the transfer distance requirements in

- 1 Table 6.7.2.1 and Section 6.27.4.3 of NFPA® 58 shall be reduced by one-half.
- 2 (4) Section 412.9 Public fueling of motor vehicles. This section has been modified to provide an  
3 exception to the owner's requirement to train users when the dispensing equipment meets the  
4 guidelines of NFPA® 58 for a "Low emission transfer." This section has been modified to read:  
412.9 Public fueling of motor vehicles.
- 5 (A) Self-service LP-gas dispensing systems, including key, code and card lock dispensing systems,  
6 shall be limited to the filling of permanently mounted containers providing fuel to the LP-gas-  
7 powered vehicle.
- 8 (B) The requirements for self-service LP-gas dispensing systems shall be in accordance with the  
9 following:
- 10 (i) The arrangement and operation of the transfer of product into a vehicle shall be in accordance  
11 with this section and Chapter 61 of the International Fire Code®.
- 12 (ii) The system shall be provided with an emergency shut-off switch located within 100 feet (30  
13 480 mm) of, but not less than 20 feet (6096 mm) from dispensers.
- 14 (iii) The owner of the LP-gas motor fuel-dispensing facility or the owner's designee shall provide  
15 for the safe operation of the system and the training of users. Exception: If the LP-gas motor fuel-  
16 dispensing facility meets the requirements of a low emission transfer station per NFPA® 58, then  
17 training of the users is not the responsibility of the facility.
- 18 (iv) The dispenser and hose-end valve shall release not more than 4 cubic centimeters of liquid to  
19 the atmosphere upon breaking the connection with the fill valve on the vehicle.
- 20 (v) Fire extinguishers shall be provided in accordance with Section 2305.5 of the International Fire  
21 Code®.
- 22 (vi) Warning signs shall be provided in accordance with Section 2305.6 of the International Fire  
23 Code®.
- 24 (vii) The area around the dispenser shall be maintained in accordance with Section 2305.7 of the  
25 International Fire Code®.
- 26 (5) Section 413.3.2 Warning signs. This section has been added to require warning signs be posted  
27 on Compressed Natural Gas (CNG) dispensing devices. This section has been added to read:  
28 413.3.2 Warning signs. Warning signs complying with Section 310 of the International Fire Code®  
29 shall be posted as follows:
- 30 (A) Warning sign(s) shall be conspicuously posted within sight of each dispenser in the fuel  
31 dispensing area and shall state the following:
- 32 (i) No smoking
- 33 (ii) Shut off motor
- 34 (iii) Flammable Gas
- 35 (iv) Natural gas vehicle fuel cylinders shall be inspected at intervals not exceeding 3 years or  
36 36,000 miles to ensure safe operation of the vehicle
- 37 (v) Natural gas fuel cylinders past their end-of-life date shall not be refueled and shall be re-moved  
38 from service.
- 39 (B) A warning sign with the words "NO SMOKING, FLAMMABLE GAS" shall be posted in all  
40 compressor and storage areas.
- 41 (C) The lettering on the sign shall be legible and large enough to be visible from each point of

1 transfer.

2 (D) The service pressure of each dispenser shall be posted in view of the operator.

3 (6) Section 413.5 Private fueling of motor vehicles. This section has been modified to allow for  
4 the industry practice of utilizing CNG trailers that are not permanently attached to CNG powered  
5 vehicles and delete the requirement for the owner to ensure the user of a CNG powered vehicle be  
6 properly trained on the vehicle's filling procedures. This section has been modified to read: 413.5  
private fueling of motor vehicles.

7 (A) Self-service CNG-dispensing systems, including key, code and card lock dispensing systems,  
8 shall be limited to the filling of approved, permanently mounted fuel containers.

9 (B) In addition to the requirements in the International Fire Code, the owner of a self-service CNG-  
dispensing facility shall ensure the safe operation of the system.

10 (7) Section 413.8 Emergency shutdown devices. This section has been modified to change the  
11 word "control" to "devices" in the section heading, clarify the requirements of the emergency shut-  
12 down device and provide an exception to those requirements for time-fill applications. This section  
13 has been modified to read: 413.8 Emergency shutdown devices. A remote and local emergency  
14 manual shutdown device shall be provided. Upon activation, the emergency shut-down system  
15 shall automatically close valves between the main gas supply and the compressor and between the  
16 storage containers and dispensers, and automatically shut off the power supply to the compressor  
17 and the following associated devices: dispensing enclosures; remote pumps; power, control, and  
18 signal circuits; and electrical equipment in the hazardous (classified) locations surrounding the  
19 fuel dispensing enclosures. All labeled emergency shutdown devices shall be interconnected,  
whether required or not. Resetting from an emergency shutoff condition shall re-quire manual  
intervention and the manner of resetting shall be approved by the Authority Having Jurisdiction.  
Exception: In time-fill applications, in lieu of a defined remote and local emergency manual shut-  
down device, an emergency manual shutdown device shall be provided within 50 feet (15 240  
mm) of each fixed point of dispensing hose attachment and located inside and out-side the comp-  
ressor area within 10 feet (3048 mm) of the main access to the compressor area.

20 (8) Section 413.8.1 Remote emergency shutdown device. This section has been added to clarify  
21 the distance requirements for remote emergency shutdown device placement and provide an ex-  
22 ception to the maximum distance required when located within line of sight of the dispensing  
23 enclosures and approved by the Authority Having Jurisdiction. This section has been added to  
24 read: 413.8.1 Remote emergency shutdown device. A remote emergency manual shutdown de-  
25 vice shall be located within 100 feet (30 480 mm) of, but not less than 20 feet (6096 mm) from all  
26 dispensing enclosures and shall be provided inside and outside the compressor area within 10 feet  
(3048 mm) of the main access to the compressor area. Exception: A remote emergency manual  
shutdown device may be located greater than 100 feet (30 480 mm) from one or more dispensing  
enclosures when within line of sight of the dispensing enclosures and approved by the City of  
Midwest City.

27 (9) Section 413.8.2 Local emergency shutdown device. This section has been added to require a  
28 local emergency shutdown device be provided within 15 feet (4572 mm) of each dispensing en-  
29 closure. This section has been added to read: 413.8.2 Local emergency shutdown device. A local  
emergency manual shutdown device shall be located within 15 feet (4572 mm) of each dispensing  
enclosure.

30 Chapter 8 of the adopted IFGC® 2018 is adopted with the following modifications:

31 (1) The reference to the International Building Code® has been modified to include after the title  
32 the words "as adopted and modified by the City of Midwest City. This section has been modified  
33 to read: IBC®-International Building Code® as adopted and modified by the City of Mid-west  
City.

34 (2) The reference to the International Fire Code® has been modified to include after the title the  
35 words "as adopted and modified by the State of Oklahoma through the OUBCC." This section has  
36 been modified to read: IFC®- International Fire Code® as adopted and modified by the City of

1 Midwest City.

2 (3) The reference to the International Mechanical Code® has been modified to include after the  
3 title the words "as adopted and modified by the City of Midwest City. This section has been mod-  
4 ified to read: IMC®- International Mechanical Code® as adopted and modified by the City of  
Midwest City.

5 (4) The reference to the International Plumbing Code® has been modified to include after the title  
6 the words "as adopted and modified by the City of Midwest City. This section has been modified  
7 to read: IPC®-International Plumbing Code® as adopted and modified by the City of Midwest  
City.

8 (5) The referenced standard for NFPA 70® National Electrical Code® has been modified to  
9 include after the title the words "as adopted and modified by the City of Midwest City This section  
10 has been modified to read: 70-17 National Electrical Code® as adopted and modified by the City  
of Midwest City.

11 SECTION 8. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article  
12 V, Section 9-201, is hereby amended and to read as follows:

13 **Sec. 9-201. – Mechanical Code adopted.**

14 There is hereby adopting and incorporating by reference the following International Codes: Inter-  
15 national Mechanical Code published by the International Code Council, Inc. referenced in Sec.  
16 9-4, Incorporated by Reference, save and except such portions as are now or may be hereinafter  
17 deleted, modified or amended. Not less than one (1) copy is declared the office file copy by the  
18 city clerk of this city and said copy is available at city hall for public review. The same is hereby  
adopted and incorporated as fully as if set forth at length herein, and the provisions thereof shall  
be controlling in the construction of all building and other subjects therein contained within the  
corporate limits of the city.

19 SECTION 9. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article  
20 V, Section 9-205, is hereby amended and to read as follows:

21 **Sec. 9-205. – Separate permits.**

22 See section 9-197.

23 SECTION 10. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article  
24 V, Section 9-236, is hereby amended and to read as follows:

25 **Sec. 9-236 Mechanical Code amended**

26 The mechanical code adopted in section 9-201 is amended and modified in the following  
27 respects:

- 28 M-114.3 Fee Schedule is hereby deleted.
- 29 M-122.1 Application for appeal is hereby deleted.
- 30 M-122.2 through M-122.8 are hereby deleted.

31 (a) None of the appendices of the IMC® have been adopted

32 Chapter 3 of the adopted IMC® is adopted with the following modifications:

- 33 (1) Section 301.15 Wind resistance. This section has been modified to allow design and installa-  
34 tion of equipment and appliances that are exposed to wind to be built in accordance with  
35 SMACNA HVAC Duct Construction Standards – Metal and Flexible and other approved meth-  
36 ods. This section has been modified to read: 301.15 Wind resistance. Mechanical equipment, ap-  
pliances and supports that are exposed to wind shall be designed and installed to resist the wind  
pressures determined in accordance with the International Building Code®, SMACNA HVAC  
Duct Construction Standards - Metal and Flexible, and other approved methods.



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2 (2) Section [BE] 304.11 Guards. This section has been modified to clarify the circumstances under which guards shall be provided around components and to modify the exception to require  
3 the authority having jurisdiction approve the use of a fall/restraint system instead of guards. This  
4 section has been modified to read: [BE] 304.11 Guards. Guards shall be provided where various  
5 components that require service located on a roof or elevated structure and have a condition as  
6 set forth in Sections 304.11.1 through 304.11.3. The top of the guard shall be located not less  
7 than 42 inches (1067 mm) above the elevated surface adjacent to the guard. The guard shall be  
8 constructed so as to prevent the passage of a 21-inch diameter (533 mm) sphere and shall comply  
9 with the loading requirements for guards as specified in the International Building Code®.

10 Guards shall be provided at new components when added or replaced on an existing roof or elevated  
11 structure and have a condition as set forth in Sections 304.11.1 through 304.11.3. Exception:  
12 When approved by the authority having jurisdiction, guards are not required where permanent  
13 fall arrest/restraint anchorage connector devices that comply with ANSI/ASSE Z 359.1 are  
14 affixed for use during the entire roof covering lifetime. The devices shall be reevaluated for possible  
15 replacement when the entire roof covering is replaced. The devices shall be placed not more  
16 than 10 feet (3048 mm) on center along hip and ridge lines and placed not less than 10 feet (3048  
17 mm) from roof edges and the open sides of walking surfaces.

18 (3) Section 304.11.1 Roof edge. This section has been added to clarify the circumstances required  
19 to exist for the installation of guards at the roof edge when the components needed service  
20 are within a specific distance of the roof edge. This section has been added to read: 304.11.1  
21 Roof edge. Guards complying with 304.11 shall be provided when components are located  
22 within 10 feet (3048 mm) of a roof edge or open side of a walking surface or elevated structure  
23 and such edge or open side is located more than 30 inches (762 mm) above the floor, roof, or  
24 grade below. The guard shall extend not less than 30 inches (762 mm) beyond each end of the  
25 component that requires service.

26 (4) Section 304.11.2 Skylights. This section has been added to clarify the circumstances for the  
27 installation of guards around components near skylights and to provide exceptions to the requirement.  
28 This section has been added to read: 304.11.2 Skylights. Guards complying with Section  
29 304.11 shall be provided when a skylight is within 10 feet (3048 mm) of the component that  
30 requires service. The guard shall extend 30 inches (762 mm) beyond the edge of the skylight. Exceptions:

31 (A) Guards are not required when the skylight is located at least 42 inches (1067 mm) above the  
32 highest point of the walking surface adjacent to the skylight or component.

33 (B) Guards are not required if some other provision for skylight fall-through protection is provided  
34 and approved by the authority having jurisdiction.

35 (5) Section 304.11.3 Roof hatch. This section has been added to clarify the circumstances for the  
36 installation of guards around components installed within a specific distance from the roof hatch.  
This section has been added to read: 304.11.3 Roof hatch. Guards complying with Section  
304.11 shall be provided when a roof hatch is within 10 feet (3048 mm) of the component that  
requires service. The guard shall extend 30 inches (762 mm) beyond the edge of the roof hatch.  
If the component is within 10 feet (3048 mm) of the ladder access side of the roof hatch, the  
guard shall incorporate a self-closing, self-latching gate. The gate shall have a top edge of not  
less than 42 inches (1067 mm) above the elevated surface adjacent to the gate and shall not allow  
the passage of a 21 inch (533 mm) sphere. If a roof hatch exists within 10 feet of a roof edge that  
is located more than 30 inches (762 mm) above the floor, roof or grade below and a new component  
that requires service on that existing roof or elevated structure, then a guard complying with  
Section 304.11 shall be added between the existing roof hatch and the roof edge.

(6) Section 305.5.1 Location and protection of refrigerant piping. This section has been added to  
provide protection for refrigerant piping installed within 1 1/2 inches (38 mm) of the underside  
of roof decks. This section shall read: 305.5.1 Location and protection of refrigerant piping. Refrigerant  
piping installed within 1 1/2 inches (38 mm) of the underside of roof decks shall be protected  
from damage caused by nails and other fasteners.

(7) Section 306.5 Equipment and appliances on roofs or elevated structures. This section has  
been modified to add a second exception for when the section would not apply. This section has

1 | been modified to read: 306.5 Equipment and appliances on roofs or elevated structures: Where  
2 | equipment requiring access or appliances are located on an elevated structure or the roof of a  
3 | building such that personnel will have to climb higher than 16 feet (4877 mm) above grade to ac-  
4 | cess such equipment or appliances, an interior or exterior means of access shall be provided.  
5 | Such access shall not require climbing over obstructions greater than 30 inches (762 mm) in  
6 | height or walking on roofs having a slope greater than 4 units vertical in 12 units horizontal (33-  
7 | percent slope). Such access shall not require the use of portable ladders. Where access involves  
8 | climbing over parapet walls, the height shall be measured to the top of the parapet wall.

9 | (A) Permanent ladders installed to provide the required access shall comply with the following  
10 | minimum design criteria:

11 | (i) The side railing shall extend above the parapet or roof edge not less than 30 inches (762 mm).

12 | (ii) Ladders shall have rung spacing not to exceed 14 inches (356 mm) on center. The upper-  
13 | most rung shall be not more than 24 inches (610 mm) below the upper edge of the roof hatch,  
14 | roof or parapet, as applicable.

15 | (iii) Ladders shall have a toe spacing not less than 6 inches (152 mm) deep.

16 | (iv) There shall be not less than 18 inches (457 mm) between rails.

17 | (v) Rungs shall have a diameter not less than 0.75-inch (19 mm) and be capable of withstanding  
18 | a 300-pound (136.1 kg) load.

19 | (vi) Ladders over 30 feet (9144 mm) in height shall be provided with offset sections and landings  
20 | capable of withstanding 100 pounds per square foot (488.2 kg divided by meters squared). Land-  
21 | ing dimensions shall be not less than 18 inches (457 mm) and not less than the width of the lad-  
22 | der served. A guard rail shall be provided on all open sides of the landing.

23 | (vii) Climbing clearance. The distance from the centerline of rungs to the nearest permanent ob-  
24 | ject on the climbing side of the ladder shall be not less than 30 inches (762 mm) measured per-  
25 | pendicular to the rungs. This distance shall be maintained from the point of ladder access to the  
26 | bottom of the roof hatch. A minimum clear width of 15 inches (381 mm) shall be provided on  
27 | both sides of the ladder measured from the midpoint of and parallel with the rungs except where  
28 | cages or wells are installed.

29 | (viii) Landing required. The ladder shall be provided with a clear and unobstructed bottom land-  
30 | ing area having a minimum dimension of 30 inches (762 mm) by 30 inches (762 mm) centered in  
31 | front of the ladder.

32 | (ix) Ladders shall be protected against corrosion by approved means.

33 | (x) Access to ladders shall be provided at all times.

34 | (B) Catwalks installed to provide the required access shall be not less than 24 inches (610 mm)  
35 | wide and shall have railings as required for service platforms. Exceptions:

36 | (i) This section shall not apply to Group R-3 occupancies.

(ii) This section shall not apply to appliance replacement.

(8) Section 307.2.1 Condensate disposal. This section has been modified to allow condensate  
drains to terminate to a pit or French drain when approved by the code official. This section has  
been modified to read: 307.2.1 Condensate disposal. Condensate from all cooling coils and evap-  
orators shall be conveyed from the drain pan outlet to an approved place of disposal. Such piping  
shall maintain a minimum horizontal slope in the direction of discharge of not less than one-  
eighth unit vertical in 12 units horizontal (1-percent slope). Condensate drains shall be allowed  
to terminate to an approved pit or French drain consisting of a minimum of 24 inches by 24  
inches by 24 inches (610 mm by 610 mm by 610 mm), or equivalent; of 1 inch (25 mm) washed  
rock. Such pits or French drains shall be located 30 inches (762 mm) minimum from outer edge

1 of foundation to nearest edge of pit or French drain. Condensate shall not discharge into a street,  
2 alley or other areas so as to cause a nuisance.

3 (9) Section 307.2.3.1 Water-level monitoring devices. This section has been modified to add an  
4 exception for when the section shall not apply. This section has been modified to read: 307.2.3.1  
5 Water-level monitoring devices. On down-flow units and all other coils that do not have a sec-  
6 ondary drain or provisions to install a secondary or auxiliary drain pan, a water-level monitoring  
7 device shall be installed inside the primary drain pan. This device shall shut off the equipment  
8 served in the event that the primary drain becomes restricted. Devices installed in the drain line  
9 shall not be permitted. Exception: This section shall not apply to appliances installed in areas  
10 outside on the ground or elevated structure where condensate overflow will not damage building  
11 components or contents.

12 Chapter 5 of the adopted IMC has been adopted with the following modifications:

13 (1) Section 502.15 Repair garages. This section has been modified to require compliance with  
14 Section 2311.4.3 of the International Fire Code® when designing basement or pit ventilation.  
15 This section has been modified to read: 502.15 Repair garages. Where Class I liquids or LP-gas  
16 are stored or used within a building having a basement or pit wherein flammable vapors could  
17 accumulate, the basement or pit shall be provided with ventilation designed in accordance with  
18 Section 2311.4.3 of the International Fire Code® to prevent the accumulation of flammable va-  
19 pors therein.

20 (2) Section 506.3.1.1 Grease duct materials. This section has been added to clarify the language  
21 between the code and NFPA® 96 regarding the type of steel to be utilized. This section has been  
22 modified to read: 506.3.1.1 Grease duct materials. Grease ducts serving Type I hoods shall be  
23 constructed of non-galvanized carbon steel having a minimum thickness of 0.0575 inch (1.463  
24 mm) (No. 16 gage) or stainless steel not less than 0.0450 inch (1.14 mm) (No. 18 gage) in thick-  
25 ness. Exception: Factory-built commercial kitchen grease ducts listed and labeled in accordance  
26 with UL 1978 and installed in accordance with Section 304.1.

27 (3) Section 507.2. Type I hoods. This section has been modified to add an additional exception  
28 for installation of Type II hoods when specific conditions are met. This section has been modi-  
29 fied to read: 507.2 Type I hoods. Type I hoods shall be installed where cooking appliances pro-  
30 duce grease or smoke as a result of the cooking process. Type I hoods shall be installed over me-  
31 dium-duty, heavy-duty, and extra-heavy-duty cooking appliances.

32 Exceptions:

33 (A) A Type I hood shall not be required for an electric cooking appliance where an approved  
34 testing agency provides documentation that the appliance effluent contains 5 mg per cubic meter  
35 when tested at an exhaust flow rate of 500 cfm (0.236 cubic meters per second) in accordance  
36 with UL 710B.

(B) Where approved, a Type II hood equipped with a suppression system listed in accordance  
with UL 300A, or meeting the requirements of ICC-ES LC 1031, shall be permitted in new con-  
struction and renovation of adult day care facilities or child day care facilities having an occu-  
pant load of 16 or less, with a single domestic Medium Duty Cooking Appliance, utilized for  
warming food only.

Chapter 6 of the adopted IMC has been adopted with the following modification:

Section 604.1 General. This section has been modified to add a requirement to duct insulation to  
conform to SMACNA HVAC Duct Construction Standards – Metal and Flexible. This section  
has been modified to read: 604.1 General. Duct insulation shall conform to the requirements of  
Sections 604.2 through 604.13, the International Energy Conservation Code® and SMACNA  
HVAC Duct Construction Standards – Metal and Flexible.

Chapter 8 of the Oklahoma adopted IMC® has been adopted with the following modifications:

- 1 (1) Section 805.3 Factory-built fireplaces. The originally published Section 805.3 entitled "Factory-built chimney offsets" has been moved to Section 805.4 and a new section 805.3 entitled  
2 "Factory-built fireplaces" has been added to address errata published by the ICC®. The modification adds a requirement for chimneys used with factory-built fireplaces to comply with UL  
3 127. This section has been added to read: 805.3 Factory-built fireplaces. Chimneys for use with  
4 factory-built fireplaces shall comply with the requirements of UL 127.
- 5 (2) Section 805.4 Factory-built chimney offsets. The originally published Section 805.4 entitled  
6 "Support" has been moved to Section 805.5 and the previously published Section 805.3 entitled  
7 "Factory-built chimney offsets" has been moved to Section 805.4. No other modifications have  
8 been made to the section. This section has been modified to read: 805.4 Factory-built chimney  
9 offsets. Where a factory-built chimney assembly incorporates offsets, no part of the chimney  
10 shall be at an angle of more than 30 degrees (.52 rad) from vertical at any point in the assembly  
11 and the chimney assembly shall not include more than four elbows.
- 12 (3) Section 805.5 Support. The originally published Section 805.5 entitled "Medium-heat appliances" has been moved to Section 805.6 and the previously published Section 805.4 entitled  
13 "Support" has been moved to Section 805.5. No other modifications have been made. This section  
14 has been modified to read: 805.5 Support. Where factory-built chimneys are supported by  
15 structural members, such as joists and rafters, such members shall be designed to support the additional load.
- 16 (4) Section 805.6 Medium-heat appliances. The originally published Section 805.6 entitled "Decorative shrouds" has been moved to Section 805.7 and the previously published Section 805.5  
17 entitled "Medium-heat appliances" has been moved to Section 805.6. No other modifications  
18 have been made. This section has been modified to read: 805.6 Medium-heat appliances. Factory-built chimneys for medium-heat appliances producing flue gases having a temperature  
19 above 1,000 degrees Fahrenheit (538 degrees Celsius) measured at the entrance to the chimney  
20 shall comply with UL 959.
- 21 (5) Section 805.7 Decorative shrouds. The originally published Section 805.7 entitled "Insulation shield" has been moved to Section 805.8 and the previously published section "805.6 entitled  
22 "Decorative shrouds" has been moved to Section 805.7. No other modifications have been made.  
23 This section has been modified to read: 805.7 Decorative shrouds. Decorative shrouds shall not  
24 be installed at the termination of factory-built chimneys except where such shrouds are listed and  
25 labeled for use with the specific factory-built chimney system and are installed in accordance  
26 with Section 304.1.
- 27 (6) Section 805.8 Insulation shield. The originally published Section 805.7 entitled "Insulation  
28 shield" has been moved to Section 805.8. No other modifications have been made. This section  
29 has been modified to read: 805.8 Insulation shield. Where factory-built chimneys pass through  
30 insulated assemblies, an insulation shield constructed of steel having a thickness of not less than  
31 0.0187 inch (0.4712 millimeter) (No.26 gage) shall be installed to provide clearance between the  
32 chimney and the insulation material. The clearance shall be not less than the clearance to combustibles specified by the chimney manufacturer's installation instructions. Where chimneys pass  
33 through attic space, the shield shall terminate not less than 2 inches (51 millimeter) above the insulation materials and shall be secured in place to prevent displacement. Insulation shields provided as part of a listed chimney system shall be installed in accordance with the manufacturer's  
34 instructions.
- 35 Chapter 14 of the adopted IMC has been adopted with the following modification:
- 36 Section 1402.8.3 Piping has been modified to correct errata published by the ICC®. The modification changes a specified chapter from "10" to "12." This section has been modified to read:
- 1402.8.3 Piping.  
Potable piping shall be installed in accordance with the International Plumbing Code®. Hydronic piping shall be installed in accordance with Chapter 12 of this code. Mechanical system piping shall be supported in accordance with Section 305.
- SECTION 11. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article VI, Section 9-301, is hereby amended and to read as follows:

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**Sec. 9-301. – Plumbing Code adopted.**

There is hereby adopting and incorporating by reference the following International Codes: International Plumbing Code published by the International Code Council, Inc. referenced in Sec. 9-4, Incorporated by Reference save and except such portions as are now or may be hereinafter deleted, modified or amended. Not less than one (1) copy is declared the office file copy by the city clerk of this city and said copy is available at city hall for public review. The same is hereby adopted and incorporated as fully as if set forth at length herein, and the provisions thereof shall be controlling in the construction of all building and other subjects therein contained within the corporate limits of the city.

SECTION 12. That Midwest City Code, Chapter 9, Buildings and Building Regulations, Article VI, Section 9-371, is hereby amended and to read as follows:

**Sec. 9-371. - Plumbing Code amended.**

The plumbing code adopted in section 9-301 is amended and modified in the following respects:

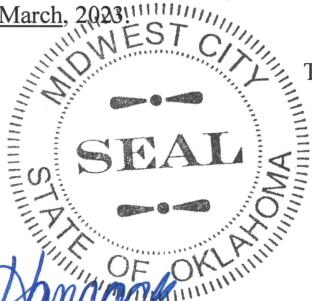
- (a) Title. These regulations shall be known as the Plumbing Code of Midwest City hereinafter referred to as "this code".
- (b) Fee schedule. The permit fees for all plumbing work shall be as indicated in the Code of Midwest City, section 9-308.
- (c) Service discontinued. Any gas service which has been inactive for a period of one (1) year or has been disconnected for cause shall be inspected by the development services department before service is reestablished.
- (d) Application for appeal. An appeal of the plumbing official's decision shall be made upon application in writing for the city council's consideration.
- (e) Penalties. Any person who violates a provision of this code or shall fail to comply with any requirements thereof or who shall install plumbing work in violation of an approved plan or directive of the plumbing official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a misdemeanor, punishable as set out in section 1-8 of the Midwest City Code. Each day that a violation continues shall be deemed a separate offense.
- (f) Unlawful continuance. Any person who shall continue any plumbing work in or about the structures after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe conditions, shall be liable to a fine of not more than one hundred dollars (\$100.00) including court costs. Each day that this violation continues shall be deemed a separate offense.
- (g) Sewer saddles and risers. All sewer saddles to be installed on the mains are considered private infrastructure and shall comply with the requirements outlined in chapter 43 of the City Code of Midwest City
- (h) Public systems available. A public water main or public sewer system shall be considered available to a building as outlined in chapter 43 of the City Code of Midwest City.
- (i) Freezing. Water service piping and sewers shall be installed below recorded frost penetration but not less than one (1) foot, six (6) inches below grade of water piping and one (1) foot zero inches below grade for sewers. In climates with freezing temperatures, plumbing piping in exterior building walls or areas subjected to freezing temperatures shall be adequately protected against freezing by insulation or heat or both.
- (j) Sewer depth. Building sewers that connect to private sewage disposal systems shall be a minimum of twelve (12) inches below finished grade at the point of septic tank connection. Building sewers shall be a minimum of twelve (12) inches below grade.
- (k) Backwater valves. A backwater valve shall be installed on all new and replacement sewer lines that are connected to the Midwest City Sanitary Sewer System, including any sewer line outside the city limits of Midwest City that is connected to the Midwest City Sanitary Sewer System.
- (l) Location of backwater valves. Backwater valves shall be installed on the building drain between the building and the cleanout. The cleanout shall be installed within five (5) feet of the building. The backwater valve shall be installed so that access is provided to the working parts for service and repair. Two (2) cleanouts shall be required, one (1) of which shall be directed toward the mainline and the other cleanout shall be directed toward the structure. The owner of the structure is responsible for maintaining the backwater valve and cleanouts.

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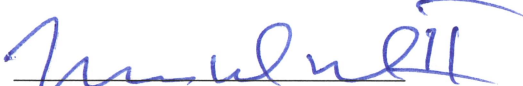
SECTION 13. REPEALER. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 14. SEVERABILITY. If any section, sentence, clause or portion of this ordinance is for any reason held to be invalid, such decision shall not affect the validity of the remaining portions of the ordinance.

PASSED AND APPROVED by the Mayor and Council of the City of Midwest City, Oklahoma, on the 28 day of March, 2023.



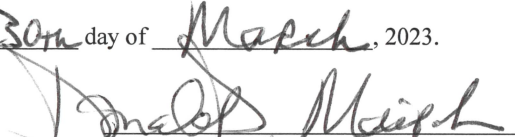
THE CITY OF MIDWEST CITY, OKLAHOMA

  
MATTHEW D. DUKES II, Mayor

ATTEST:

  
SARA HANCOCK, City Clerk

APPROVED as to form and legality this 30th day of March, 2023.

  
DONALD MAISCH, City Attorney