

Chapter 500
BUILDING AND CONSTRUCTION

ARTICLE I
Building Code

Section 500.010. Adoption. [Ord. No. 6928 §1, 10-28-2013¹]

The International Building Code, 2012 Edition, including appendixes F, G, H, I, and J as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Building Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.020 of this Chapter.

Section 500.020. Additions, Insertions, Deletions and Amendments. [Ord. No. 6928 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Building Code, 2012 Edition, including appendixes F, G, H, I, and J, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 - Scope and Administration) - (SECTION 101 GENERAL)**

101.1 Title. These regulations shall be known as the "Building Code of the City of University City, Missouri," hereinafter referred to as "this Code."

2. **(Chapter 1 - Scope and Administration) - (SECTION 103 DEPARTMENT OF BUILDING SAFETY)**

103.1 Enforcement agency. The term "Department of Building Safety" whenever employed herein shall be construed to mean the Department of Community Development of the City of University City, Missouri. The term "Building Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

103.2 Appointment. The Building Commissioner shall be appointed by the chief appointing authority of the jurisdiction.

3. **(Chapter 1 - Scope and Administration) - (SECTION 104 DUTIES AND POWERS OF BUILDING OFFICIAL)**

1. Editor's Note: Section 1 of this ordinance repealed former Art. 1, Building Code, as adopted and amended by R.O. 2011 §§15.04.010–15.04.020; Ord. No. 6775 §1, 4-6-2009.

104.90 Restriction on employees. No official or employee connected with the Department of Community Development, except one whose only connection is that of a member of a citizen board or commission, shall be engaged, directly or indirectly, with the furnishing of labor, materials or appliances for the construction, alteration or maintenance of any structure within the City of University City, or the preparation of construction documents thereof, without the express approval of the City Manager, unless that person is the owner of the structure; nor shall such officer or employee engage in any activity or work which conflicts with his or her official duties or with the interests of the Department.

4. **(Chapter 1 - Scope and Administration) - (SECTION 105 PERMITS)**

105.1 Required. Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this Code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit. Permits shall be required for, but not limited to, the following:

1. Repair of a fire-damaged or condemned structure or equipment.
2. Cutting away of any walls, partitions or portion thereof.
3. Close up of exterior wall openings.
4. Removal or cutting of any structural beam or load-bearing support.
5. Removal or change of any required means of egress, or rearrangement of parts of a structure affecting the egress requirements.
6. Increase or decrease the number of dwelling units in a structure.
7. Change of occupancy within the same use group, or change the use of all or part of a structure to another use group.
8. Install dropped ceilings or otherwise create concealed spaces.
9. Install bars or protective grills on windows or door openings.
10. Accessory buildings, such as tool sheds, cabanas, "play houses," etc., more than 50 square feet in area.

11. Change in roof-covering system.
12. Install, add to, alter, replace or relocate any piping in the water supply, sewer, drainage, soil, waste, vent, standpipe, sprinkler system, or to install, add to, alter, replace or relocate any part of a fire protection, electrical, mechanical or plumbing system, or any other equipment which is regulated or required by this Code; except as specifically permitted by an exception listed under Section 107.1 or by an exception contained in the applicable Code adopted by the City.
13. The addition, removal, or change-out of any type of glazing in the thermal envelope of a building including, but not limited to, windows, glazed doors, or skylights.

105.2 Work exempt from permit. Exemptions from permit requirements of this Code shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this Code or any other laws or ordinances of this jurisdiction. Permits shall not be required for the following when properly installed/completed:

Building:

1. One-story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area is not greater than 50 square feet (11m²).
2. Replacement of a section of fencing less than or equal to 10 feet in length and/or minor repairs to an existing section less than or equal to 10 feet in length.
3. Retaining walls that are not over four feet (1219 mm) in height measured from the bottom of the footing to the top of the wall, unless supporting a surcharge or impounding Class I, II or IIIA liquids.
4. Water tanks supported directly on grade if the capacity is not greater than 5,000 gallons (18,925 L) and the ratio of height to diameter or width is not greater than 2:1.
5. Sidewalks and driveways not more than 30 inches (762 mm) above adjacent grade, not over any basement or story below, not requiring a handrail, not including stairs, and are not part of an accessible route.

6. Painting, papering, tiling, carpeting, floor finishing, installation of hardwood flooring, cabinets, countertops where the counter area does not increase the length or change the footprint, and similar finish work.
7. Temporary motion picture, television and theater stage sets and scenery.
8. Prefabricated swimming pools accessory to a Group R-3 occupancy that are less than 24 inches (610 mm) deep, are not greater than 5,000 gallons (18,925 L) and are installed entirely above ground.
9. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems.
10. Swings and other playground equipment accessory to detached one- and two-family dwellings.
11. Window awnings in Group R-3 and U occupancies, supported by an exterior wall that do not project more than 54 inches (1372 mm) from the exterior wall, are not greater than 40 square feet, do not project over the property line, and do not require additional support.
12. Non-fixed and movable fixtures, cases, racks, counters and partitions not over five feet nine inches (1753 mm) in height.
13. Antennae, non-dish television or radio, 12 feet or less in height, attached to or located on the roof of a building or mounted on the ground other than in the front yard area; or dish antennae not more than two feet in diameter.
14. Doors, replacement or repair, with no change in opening size.
15. Gutters or above-grade portions of downspouts; repair or replacement.
16. Paved areas for residential use on the same lot as the primary structure without roofs, covers or enclosures.
17. Plastering, patching.
18. Miscellaneous site work, excavation or fill which creates a permanent change in elevation along the property line of not more than six inches.
19. Roof covering replacement when done with like material, including replacement of 25% or less of the roof sheathing.

20. Siding, exterior, new prefinished metal or vinyl installed over existing walls, soffits, fascia boards and overhangs, with no change to the size or location of existing wall openings.
21. Smoke detectors, battery-operated; installation.
22. Steps or stairs, exterior, not exceeding two risers and are built per Code requirements.
23. Storm windows or storm doors installation with no modifications to the size or location of the wall openings.
24. Swimming pools, ponds, hot tubs or spas, aboveground or in-ground pools; with no water recirculating system and with a water depth not exceeding 24 inches.
25. Tents smaller than 100 square feet.
26. Tuckpointing, including replacing or relaying not more than four square feet of masonry surface.

Electrical:

Repairs and maintenance: Minor repair work, including the replacement of lamps or the connection of approved portable electrical equipment to approved permanently installed receptacles.

Radio and television transmitting stations: The provisions of this Code shall not apply to electrical equipment used for radio and television transmissions, but do apply to equipment and wiring for a power supply and the installations of towers and antennas.

Temporary testing systems: A permit shall not be required for the installation of any temporary system required for the testing or servicing of electrical equipment or apparatus.

Gas:

1. Portable heating appliance.
2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.

Mechanical:

1. Portable heating appliance.
2. Portable ventilation equipment.
3. Portable cooling unit.

4. Steam, hot or chilled water piping within any heating or cooling equipment regulated by this Code.
5. Replacement of any part that does not alter its approval or make it unsafe.
6. Portable evaporative cooler.
7. Self-contained refrigeration system containing 10 pounds (5 kg) or less of refrigerant and actuated by motors of one horsepower (746 W) or less.

Plumbing:

1. The stopping of leaks in drains, water, soil, waste or vent pipe; provided, however, that if any concealed trap, drain pipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with new material, such work shall be considered as new work, and a permit shall be obtained and inspection made as provided in this Code.
2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes or fixtures.
3. Dishwasher, automatic, replacement, provided the existing water supply connection is protected against backflow and existing waste connection discharges separately into an approved trap, trapped fixture, or the dishwasher connection of a food waste grinder.
4. Food waste grinder, replacement, provided the existing waste connection complies with the Plumbing Code of University City.
5. Plumbing fixture replacement; with approved fixtures, when water supply and drainage pipes comply with current Code requirements.

105.3.90 Rejected application. Rejected applications will be held on file for 60 days after the date of rejection. If the required information or corrections are not received within this period of time, the application shall be deemed to have been abandoned.

105.91 Coordination with other jurisdictions. Where a building, structure, or premises is constructed partially outside the City limits, the Building Official shall be authorized to enter into agreements with the adjoining Code jurisdictions to avoid duplication of permits, inspections and fees.

105.92 Integrated permits. The Building Commissioner is authorized to issue integrated permits in which some or all trade permits (e.g., mechanical, electrical, plumbing, etc.) can be included in one permit. It is the responsibility of the applicant to ensure that subcontractors are correctly represented on the permit at all times. Further, all subcontractors must meet the requirements of the applicable codes. The permit applicant shall be responsible for any and all deficiencies related to the construction scope described under the integrated permit.

5. **(Chapter 1 - Scope and Administration) - (SECTION 107 SUBMITTAL DOCUMENTS)**

107.1 Submittal documents. Submittal documents consisting of construction documents, statement of special inspections, geotechnical report and other data shall be submitted in two or more sets with each permit application. The construction documents shall be prepared by a registered design professional where required by the Statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the Building Official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: The Building Official is authorized to waive the submission of construction documents and other data not required to be prepared by a registered design professional if it is found that the nature of the work applied for is such that review of construction documents is not necessary to obtain compliance with this Code. Construction documents otherwise meeting the requirements of this Section which are submitted for a project, the details of which otherwise conform to the requirements of this Code, but whose documented estimated cost does not exceed \$25,000, need not have a design professional's stamp affixed. The issuance of a permit based on such documents does not relieve their originator from otherwise complying with applicable State laws concerning professional practice by unlicensed individuals. When the documented project cost estimate exceeds \$25,000, or where special conditions exist, the Building Official will require the submittal of construction documents prepared by a registered design professional, as indicated by his or her stamp and signature or their authorized facsimiles appearing on each document in accordance with applicable State laws.

107.2.5.90 Grading and drainage. The site plan shall provide sufficient detail to determine compliance with site grading and stormwater drainage provisions of this Code and of applicable ordinances for the control, drainage and discharge of stormwater.

107.3.4.90 Visits to site. When so directed by the Building Official or when required by the special inspection provisions of

this Code, the registered design professional shall make visits to the site at intervals appropriate to the stage of the construction components requiring controlled materials; or to determine whether the work is proceeding in accordance with the construction of documents approved for the building permit. The registered design professional shall periodically submit reports to the Building Official showing the results of such periodic visits.

6. **(Chapter 1 - Scope and Administration) - (SECTION 109 FEES)**

109.4 Surcharge for work started without a permit. In case any work for which a permit is required by this Code is substantially started or proceeded without first obtaining said permit, the total normal fees applicable shall be increased by an amount equal to the permit fee; except that the surcharge amount shall not be less than \$35.00 nor more than \$1,000.00 for each permit.

109.900 Fees general. The fees to be paid for activities performed and services rendered by personnel of the Department of Community Development in carrying out the duties and responsibilities under this Code shall be as scheduled. Permit fees are intended to cover the cost of application processing, plan examination, permit issuance, routine inspections, final inspection approval, issuance of a certificate of occupancy at the completion of construction, recordkeeping and a pro rata share of overhead costs.

109.901 Construction cost estimates. The Building Commissioner is authorized to estimate the total cost of construction of a structure or project by multiplying the volume of the structure by an appropriate cubic foot cost rate or by multiplying the area of the structure by an appropriate square foot cost rate. Structures or projects for which it is impractical to estimate the total construction cost by said cubic foot or square foot cost methods shall be estimated by applying current, commonly accepted unit cost figures to the various components in a commonly accepted manner. Total cost of construction includes cost of general construction, plumbing work, mechanical work, electrical work, elevators, fire suppression systems, fire alarms, etc.; and includes cost of site improvements related to the foregoing. In lieu of determining the total cost of construction as outlined above, the Building Commissioner may accept a bona fide contract or affidavit of the owner of the structure or project, in which the total cost of construction is verified by the applicant and owner or may utilize methods adopted in the Building Code of University City.

109.902 Payment of fees. The fee for all activities to be performed by the Department of Community Development shall

be paid in advance. Payment shall be made at the office of the Department of Community Development in cash, accepted credit card types, or by check made payable to "City of University City." The Department of Community Development is authorized to charge a convenience fee or merchant card processing fee for credit card transactions equal to the fee amount charged to the City.

Services such as processing applications, issuing a permit, scheduling inspections, etc., shall not be conducted when outstanding fees are owed the City without the express consent of the Building Commissioner.

109.903 Rounding of fees. In an effort to reduce the labor costs associated with fee calculations paid in cash, the Department shall round cash fees down to the nearest whole dollar.

109.904 Application fee. The application fee charged for each permit shall be \$35.00.

109.905 Review fee and payment of remainder. Building permit applications over \$50,000.00 in construction cost may be accompanied by a payment of 25% of the scheduled permit, to cover the cost of examining the documents for Code compliance. The remainder of the fee must be paid in full prior to issuance of the building permit. All projects less than \$50,000.00 in construction costs must be paid in full at the time of application.

109.906 Partial permit fee. An additional fee of 10% of the scheduled amount, but not less than \$70.00, shall be charged for the issuance of partial permits such as "foundation only" or "except for roof trusses which will be reviewed later."

109.907 Permit amendment fee. Processing amendments to permits, including related plan review, shall be charged at the rate of \$40.00 per hour or fraction of an hour. This charge may be waived by the Building Commissioner for minor changes resulting from an inspection defect notice.

109.908 Additional inspection fee. Additional inspections, such as reinspections due to defective work or for inspections scheduled by the permit holder when work is not ready for an inspection, shall be charged at the rate of \$35.00 per hour or fraction of an hour.

109.909 Temporary certificate of occupancy (TCO) fee. An additional fee of \$70.00 shall be charged for the issuance of temporary certifications of occupancy.

109.910 Permit fee schedule. The fee charged for each building permit shall be as scheduled below in this Section.

1. Construction, alteration, additions, repairs or the moving of a structure (including the application fee):

Construction Cost	Permit Fee
Less than \$1,400.00	\$35.00
\$1,400.00 to \$4,999.00	\$25.00 per \$1,000 of construction cost
\$5,000.00 to \$9,999.00	\$15.00 per \$1,000 of construction cost plus \$50.00
\$10,000.00 to \$399,999.00	\$6.00 per \$1,000 of construction cost plus \$140.00
\$400,000.00 to \$1,499,999.00	\$5.00 per \$1,000 of construction cost plus \$560.00
\$1,500,000.00	\$4.00 per \$1,000 of construction cost plus \$2,000.00

2. Fence, new or replacement over ten linear feet: \$35.00.
3. Temporary promotional displays erected: \$15.00.
4. Wall signs erected, constructed, painted, altered or enlarged (based on gross sign area) as follows:

Gross Sign Area	Fee
Under 40 square feet	\$35.00
40 to 80 square feet	\$70.00
Over 80 square feet	\$140.00

5. Freestanding signs, roof signs, or canopy signs erected, constructed, painted, altered or enlarged (based on gross sign area) as follows:

Gross Sign Area	Fee
Under 40 square feet	\$70.00
40 to 80 square feet	\$140.00
Over 80 square feet	\$175.00

6. Demolitions:

Type of Demolition	Fee
Private garages	\$70.00
Residential structures, per dwelling unit, or part thereof	\$140.00

Type of Demolition	Fee
Other structures, per 10,000 cubic feet of the volume of the structure or fraction thereof	\$35.00

7. Flammable or combustible liquid storage tanks:

Service Performed	Fee
Removal of tank	\$60.00
Installation of tank	\$120.00

8. Non-refundable application fee to extend a construction permit: \$20.00.

9. Non-refundable application fee to reinstate an expired permit: \$35.00.

10. Temporary certificate of occupancy (TCO): \$70.00.

109.911 Inspection fee schedule. The fee charged for inspections associated with building permits shall be as scheduled below in this Section:

1. Service request inspections (per hour or portion thereof): \$35.00.
2. Additional inspections (per hour or portion thereof): \$35.00.
3. Missed inspection in which the inspector was unable to gain entry to the property or the work was not completed: \$35.00.

109.912 Registration fee schedule. The fee charged for registrations associated with permits shall be as scheduled below in this Section:

1. Annual registrations: \$30.00.
2. Annual renewals: \$15.00.

109.913 Integrated permit fees. Permit fees for integrated permits shall be determined based on the building permit fee. Fees for the disciplines shall be figured at the following percentages and shall not be less than \$35.00 per discipline:

Electrical: 8% of the building permit fee.

Plumbing: 7% of the building permit fee.

Mechanical: 9% of the building permit fee.

7. **(Chapter 1 - Scope and Administration) - (SECTION 110 INSPECTIONS)**

110.3.90 Extra inspections. In addition to the inspections normally provided, the Building Official shall require that additional inspections or reinspections be conducted due to non-compliance with Code requirements or due to work which is not ready for inspection or not accessible for inspection at the time of a scheduled inspection. Fees for such additional inspections shall be assessed and paid prior to scheduling the next inspection.

110.4 Inspection agencies. The Building Official is authorized to accept reports of approved inspection agencies, provided such agencies satisfy the requirements as to qualification and reliability. All such reports must be received by the Department of Community Development within 72 hours of the inspection or as approved by the Building Official. All fees and costs related to the performance of special inspections services shall be the responsibility of the owner.

110.4.90 Third-party inspections. All third-party inspections, qualifications, and reliability must be preapproved by the Building Official. All inspections not preapproved will be negated.

Qualifications of the third-party inspector must be presented to the Department of Community Development and approved prior to services rendered. Presentation of these qualifications does not relieve the requirement of requesting approval prior to use of a third-party inspector for each and every inspection.

Third-party inspectors must maintain certain qualifications in order to perform inspections:

1. Professionally licensed (with stamp) as an architect or an engineer in the State of Missouri, or certified by the International Code Council as an inspector in the particular field of inspection.
2. Approved by the City of University City to inspect the specific project.
3. Not have a conflict of interest (vesting financially, etc.) in the project.

Inspections performed by members of a company that do not meet the criteria of a third-party inspector are negated.

Unreliability of inspection or falsifying any information of the criteria of third-party inspection will result in permanent denial of inspection ability.

110.90 Workmanship. Repairs, maintenance work, alterations or installations which are caused directly or indirectly by the enforcement of this Code shall be executed and installed in a workmanlike manner in compliance with this Code, in accordance with industry standards, and in accordance with the manufacturer's installation instructions.

8. **(Chapter 1 - Scope and Administration) - (SECTION 113 BOARD OF APPEALS)**

113.1 General. In order to hear and decide appeals of orders, decisions or determinations made by the Building Official relative to the application and interpretation of this Code, there shall be and is hereby created a Board of Appeals.

113.2 Limitations on authority. Delete in its entirety.

113.3 Qualifications. Delete in its entirety.

113.90 Application for appeal. Any person directly affected by an order, decision or determination of the Building Official shall have the right to appeal to the Board of Appeals. An application for appeal shall be based on a claim that the true intent of this Code or the rules legally adopted thereunder have been incorrectly interpreted, the provisions of this Code do not fully apply, or an equivalent or better form of construction can be used.

113.91 Filing procedures. All appeals shall be filed on a form obtained from the Building Commissioner within 20 days of when the notice was served. Appeals must be accompanied by a fee of \$250.00. Fees shall be refunded to the applicant where the Board of Appeals reverses an order, decision, or determination of the Building Commissioner. In cases where the Board of Appeals modifies an order, decision, or determination of the Building Commissioner, the fee shall not be reimbursed.

113.92 Membership of Board. The Board of Appeals shall consist of seven members appointed by the City Council. Board members shall be appointed for five-year terms and serve until a successor has been appointed.

113.92.1 Qualifications of Board members. At least three of the members shall each have at least 10 years of experience as a registered architect, builder, superintendent of building construction, or as a registered professional engineer with structural, civil or architectural engineering experience.

113.92.2 Chairperson. The Board of Appeals shall annually select one of its members to serve as chairperson.

113.92.3 Disqualification of member. A member shall not hear an appeal in which that member has a personal, professional, or financial interest.

113.92.4 Secretary. The City Manager shall designate a qualified clerk to serve as secretary to the Board for the purpose of hearing appeals. The secretary shall file a detailed record of all proceedings in the office of the City Clerk.

113.93 Notice of meeting. The meeting shall be upon notice from the chairperson, within 30 days of the filing of an appeal, or at stated periodic meetings.

113.94 Open hearing. All hearings before the Board shall be open to the public. The appellant, the appellant's representative, the Building Commissioner and any person whose interests are affected shall be given an opportunity to be heard.

113.94.1 Procedure. The Board shall adopt and make available to the public through the secretary procedures under which a hearing will be conducted. The procedures shall not require compliance with strict rules of evidence, but shall mandate that only relevant information be received.

113.95 Postponed hearing. When five members are not present to hear an appeal, either the appellant or the appellant's representative shall have the right to request a postponement of the hearing.

113.96 Board decision. The Board shall modify or reverse the decision of the Building Commissioner by a majority vote. The determination of the Board shall not supersede any Federal, State or local law or code.

113.96.1 Resolution. The decision of the Board shall be by resolution. Certified copies shall be furnished to the appellant and to the Building Commissioner.

113.96.2 Administration. The Building Commissioner shall take immediate action in accordance with the decision of the Board.

113.97 Court review. Appeals of Board decisions may be made to the appropriate court.

9. **(Chapter 1 - Scope and Administration) - (SECTION 114 VIOLATIONS)**

114.4 Violation penalties. Any person who shall violate a provision of this Code, or who shall fail to comply with any of the requirements thereof, or who shall erect, move, construct, alter, remove, demolish or repair a structure in a manner that is not in compliance with an approved plan or directive of the Building Official, or of a permit or certificate issued under the provisions of

this Code, or who shall start any work requiring a permit without first obtaining the permit therefor, or who shall continue any work in or about a structure after having been served a stop work order, except such work as that person has been directed to perform to remove a violation or unsafe condition; or any owner or tenant of a building or premises, or any other person, who takes part or assists in any violation of this Code or who has charge of any building, premises, or part thereof in which such violation shall exist, shall upon conviction thereof be subject to the penalties provided in Section 100.190 of the University City Municipal Code. Each day that a violation continues after a notice is served shall be deemed a separate offense.

10. **(Chapter 1 - Scope and Administration) - (SECTION 116 UNSAFE STRUCTURES AND EQUIPMENT)**

116.90 Public nuisance. Structures which are declared a nuisance under the terms of Chapter 240 of the University City Municipal Code shall be vacated and demolished or repaired as required by said Chapter.

116.91 Temporary safeguards. Notwithstanding other provisions of this Code, whenever, in the opinion of the Building Official, there is actual and immediate danger of collapse or failure of a structure or any part thereof which would endanger life, or there is an actual and immediate danger because a vacant or partially vacant building is unguarded or has any open doors or windows, thereby creating a fire hazard, security hazard or endangerment to life or property, the Building Official shall require the occupants to vacate the same forthwith and shall cause the necessary work to be done including the boarding up of all accessible openings, to render such building or structure or part thereof temporarily safe.

11. **(Chapter 1 - Scope and Administration) - (SECTION 190 QUALIFICATIONS OF CONTRACTORS)**

190.1 Contractor registration. Anyone performing work in the scope of the Code is required to be registered as a contractor with the City of University City. Registrations are for a term of one year and may be renewed per year thereafter.

190.2 Contractor registration fee. Registration fees shall be charged as provided by Section 109 of the Building Code.

190.3 Suspension and revocations of registration. The Building Commissioner shall have the power to revoke or suspend any registration upon satisfactory proof that the holder of such registration shall have obtained the same by fraud or misrepresentation, or failed or refused to comply with the provisions of this Code after written notice given by the Building Commissioner, or has been convicted of any violation of this Code,

including but not limited to, applying for permits and not doing the work, regularly performing work contrary to Code, performing work without first obtaining the required permit, failing to regularly obtain the required final inspection, or allowing unsafe conditions to exist on a job site.

190.3.1 Warning of suspension and revocation. Contractors that perform work that warrants suspension and revocation shall first receive a warning letter notifying the contractor of his or her suspended status and providing 30 days to correct the situation leading to suspension. Letters placed in the mail shall be considered as sent and received.

190.3.2 Period of revocation. Contractors that fail to make improvement during suspension shall be revoked indefinitely unless reinstated by the Building Commissioner.

190.3.3 Reinstatement. The Building Commissioner shall have the ability to reinstate a contractor if the contractor can provide sufficient evidence to the Building Commissioner that the reason for suspension or revocation is no longer present.

190.3.4 Appeal of a suspension or revocation. Suspended or revoked contractors shall have the right to appeal the finding of the Building Commissioner to the Board of Appeals. The Board of Appeals shall have the right to affirm the decision of the Building Commissioner or reinstate the contractor.

190.4 Use of registrant's name by another. No person registered with the City as a contractor shall allow his or her name to be used by another person either for the purpose of obtaining permits, or for doing business, or other work under the registration. Every person registered shall provide the Building Commissioner his or her business and mailing address, the name under which such business is conducted, and shall give immediate notice to the Building Commissioner of any change.

190.5 Qualifications of contractors and workers. The Building Commissioner shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

12. **(Chapter 1 - Scope and Administration) - (SECTION 191 NUMBERING OF BUILDINGS AND UNITS)**

191.1 Building permits. Before a building permit is issued for the erection of any building requiring a number, the applicant shall be assigned an official number for the building in accordance with the standard numbering system established for the City.

191.2 Numbering system. On all east and west streets, numbers shall be a continuation of the numbering system established by the City of St. Louis, with odd numbers on the north side and even numbers on the south side. On all north and south streets, Forsyth Boulevard shall be the dividing line, and numbering shall be assigned northwardly and southwardly from such dividing line, with even numbers on the east side and odd numbers on the west side. In all cases numbers shall be in sequence.

191.3 Use of other than official number. It shall be unlawful for any owner or occupant of building to use any number other than the official number as shown in the records of the Department of Community Development.

191.4 Display of building numbers. The officially designated building numbers shall be displayed as required by this Code, so that such building number is easily observed and readable from the street indicated by the address; from the alley, if an alley adjoins the premises; or from parking areas.

191.5 Unit identification. In buildings containing more than one dwelling unit or tenant space, every entry shall be labeled by a number and/or letter identifying the unit. Identification shall consist of the official numbers or letters identifying the unit; a minimum of one inch in height and three-sixteenths-inch-thick stroke; located near or on the door; contrasting the background; and shall be more than four feet from the floor.

13. **(Chapter 2 - Definitions) - (SECTION 202 DEFINITIONS)**

ABANDONED HAZARD. Any facet of construction, including but not limited to, excavations, demolitions, construction, etc., in which there is no one involved with the job on the premises.

EXCAVATION. Any removal of soil, fill, etc., for work pertaining to construction or similar activity that could constitute a hazard to the health, safety, or welfare of an individual or the public.

TEMPORARY EXCAVATION. An excavation for the burial or service of utilities to a premises that remains excavated for no longer than two days without being fully backfilled.

WORKMANLIKE. Executed in a skilled manner; e.g., generally straight, plumb, level, square, in line, undamaged and without marring adjacent work.

14. **(Chapter 18 - Soils and Foundations) - (SECTION 1809 SHALLOW FOUNDATIONS)**

1809.5 Frost protection. Except where otherwise protected from frost, foundations and other permanent supports of buildings and

structures shall be protected from frost by one or more of the following methods:

1. Extend below the frost line of 30 inches below grade.
2. Constructing in accordance with ASCE-32.
3. Erecting on solid rock verified to be at least 30 inches thick.

Exception:

1. Freestanding structures of less than 125 square feet in area and less than 10 feet in height.
2. Decks not supported by a dwelling need not be provided with footings that extend below the frost line.

15. (Chapter 27 - Electrical) - (SECTION 2701 GENERAL)

2701.1 Scope. This Chapter governs the electrical components, equipment and systems used in buildings and structures covered by this Code. Electrical components, equipment and systems shall be designed and constructed in accordance with the provisions of this Chapter and all other applicable Codes of University City.

16. (Chapter 28 - Mechanical Systems) - (SECTION 2801 GENERAL)

2801.2 Mechanical Code. All mechanical equipment and systems shall be constructed, installed and maintained in accordance with this Chapter and all other applicable Codes of University City.

17. (Chapter 29 - Plumbing Systems) - (SECTION 2901 GENERAL)

2901.1 Scope. The design and installation of plumbing systems, including sanitary and storm drainage, sanitary facilities, water supplies and stormwater and sewage disposal in buildings, shall comply with the requirements of this Chapter and all other applicable Codes of University City.

18. (Chapter 31 - Special Construction) - (SECTION 3107 SIGNS)

3107.90 New signs. A sign shall not hereafter be erected, constructed, altered or painted except as herein provided and not until after a permit has been issued by the Building Official with the approval of the Zoning Administrator.

3107.91 Permit exemption. A permit shall not be required for signs which are exempt from the provisions of the Zoning Code of University City.

19. (Chapter 33 - Safeguards During Construction) - (SECTION 3390 TEMPORARY CONSTRUCTION FENCES)

3390.1 Construction fence scope. This policy pertains to all new construction and/or construction deemed by the Building Official to require proper separation from the public. This minimum barricade policy is to be used for all occupancies in conjunction with the minimum requirements set forth in Chapter 33.

3390.2 Construction fence requirements. All new construction and potentially hazardous construction (demolitions, long-term excavations, etc.) deemed by the Code Official shall comply with the following barricade requirements.

1. A chain link fence, a minimum of five feet in height, shall be erected and must surround the project site, all tools and equipment, job site toilets, job trailers, materials, etc. Posts for the fence shall be metal "T" posts with a minimum height of seven feet, driven at least one foot below grade, and located a minimum of every eight feet along the fence or as required by the Building Official.
2. A construction entrance shall be designated. The entrance will consist of two posts (of wood or metal) concreted or driven below grade a minimum of 1/3 the height of the post. This entrance will have a gate provided between the posts and shall serve as the entrance for all usual construction traffic. All chain link fencing is to be strung tightly to these posts.
3. The Building Official may require a lock box to be attached to the post on the opening side of the gate to hold a key to the lock on the gate. The Building Official shall be provided the code to this lockbox, and the key shall be accessible by the Building Official at all times.

3390.3 Temporary excavation barricades. All temporary excavations shall comply with the following requirements:

1. An orange mesh barricade, a minimum of three feet in height, shall be provided around all temporary excavations. "T" posts on eight-foot centers (maximum) will provide support for the fence, and the fence shall be properly anchored to the posts.
2. If the excavation is within 10 feet of a public way, the excavation shall be covered by a minimum of 3/4 plywood, 1/4 steel, or a similar cover for all areas of the excavation that are within 10 feet of the public way.
3. If the excavation is on a public right-of-way or within three feet of the public right-of-way, a permit and inspections are required by the Public Works Department consistent with standards set forth in the Public Works Department Right-of-Way Management Rules and Regulations. All Federally funded projects must also be in compliance with the Manual on Uniform Traffic Control Devices (latest version).

3390.4 Construction fencing placement. All barricades and construction fencing shall be in place at all times when a project worker, owner, or other agent is not present.

3390.5 Temporary construction fences. No construction fence may be erected until the Building Official approves a site plan depicting the materials, location and access gates.

3390.6 Duration and removal of temporary construction fences. Construction fences may not be erected more than 30 calendar days prior to the commencement of construction and must be approved by the Building Official prior to the construction of the fence. Construction fences must be constructed and maintained to the requirements of Chapter 33. The fence must be removed and the site restored to the requirements of Sections 302 and 304 of the Property Maintenance Code of University City no later than 10 days after completion of the construction, or no later than 30 days after construction has not commenced.

3390.7 Construction fence encroachments. No temporary construction fence shall encroach beyond the subject property line. Furthermore, no fence shall encroach upon the public right-of-way without the written approval of the Public Works and Parks Director.

ARTICLE II
Residential Code

Section 500.030. Adoption. [Ord. No. 6933 §1, 10-28-2013²]

The International Residential Code, 2012 Edition, including appendixes E, F, G, H, J, K, M, and O, as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Residential Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.040 of this Chapter.

Section 500.040. Additions, Insertions, Deletions and Amendments. [Ord. No. 6933 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Residential Code, 2012 Edition, including appendixes E, F, G, H, J, K, M, and O, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 - Scope and Administration) - (SECTION R101 GENERAL)**

R101.1 Title. These regulations shall be known as the "Residential Code of the City of University City, Missouri," and shall be cited as such and will be referred to herein as "this Code."

2. **(Chapter 1 - Scope and Administration) - (SECTION R103 DEPARTMENT OF BUILDING SAFETY)**

R103.1 Enforcement agency. The term "Department of Building Safety" whenever employed herein shall be construed to mean the Department of Community Development of the City of University City, Missouri. The term "Building Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

3. **(Chapter 1 - Scope and Administration) - (SECTION R105 PERMITS)**

R105.1 Required. University City Building Code Section 105.1 shall define when a permit is required for this Code.

2. **Editor's Note: Section 1 of this ordinance repealed former Art. II, Residential Code, as adopted and amended by R.O. 2011 §§15.01.010–15.01.020; Ord. No. 6772 §1, 4-6-2009.**

R105.2 Work exempt from permit. University City Building Code Section 105.2 shall define work exempt from permit.

R105.3.90 Rejected application. Rejected applications will be held on file for 60 days after the date of rejection. If the required information or corrections are not received within this period of time, the application shall be deemed to have been abandoned.

R105.90 Coordination with other jurisdictions. Where a building, structure, or premises is constructed partially outside the City limits, the Building Official shall be authorized to enter into agreements with the adjoining Code jurisdictions to avoid duplication of permits, inspections and fees.

R105.91 Homeowner permits. Permits may be issued to homeowners complying with the following requirements:

R105.91.1 Electrical homeowner permits. A permit may be issued to the owner or to a member of the owner's immediate family (defined as a spouse, domestic partner, sibling, parent, or child of the subject person) for the repair or modification (including the installation of additional fixtures, outlets and circuits) of an existing electrical system on the premises of a detached single-family dwelling, including accessory structures where the applicant meets all of the following requirements:

- The dwelling shall be designed and used solely for living purposes.
- The dwelling shall be legally occupied by the permit applicant.
- The permit applicant shall personally perform all required work.
- The permit applicant is registered with the City of University City as a homeowner contractor.

Exception: A homeowner's permit shall not be issued for installing equipment on the service side of the main breaker (including the installation of the main panel), generators directly tied to the building power, solar photovoltaic systems directly tied to the building power or any feeder circuit over 60 amps.

R105.91.2 Plumbing homeowner permits. A permit shall be issued to the owner or to a member of the owner's immediate family (defined as a spouse, domestic partner, sibling, parent, or child of the subject person) for the repair or modification (including the installation of additional fixtures) of an existing plumbing or drainage system on the premises of a detached single-family dwelling, including accessory structures where the applicant meets all of the following requirements:

- The dwelling shall be designed and used solely for living purposes.

- The dwelling shall be legally occupied by the permit applicant.
- The permit applicant shall personally perform all required work.
- The permit applicant is registered with the City of University City as a homeowner contractor.

Exception: A homeowner's permit shall not be issued for the installation or repair of sewer laterals or building drains, the installation or repair of the water service from the main to the point where it enters the main structure, or the installation of any gray-water system.

R105.91.3 Owner work knowledge. Prior to the issuance of a permit under this Section, the Building Official shall determine that the request for a permit complies with the foregoing provisions and that the applicant has the necessary knowledge and ability to perform the proposed work in accordance with Code requirements.

R105.91.4 Work compliance. The permit may be revoked by the Building Official if it is determined that work under the permit is not being properly performed or that the application or applicant did not comply or no longer complies with this Section. Upon such revocation, the property owner may be required by the Code Official to proceed immediately to procure a licensed electrician/plumber to correct or complete the work.

R105.91.5 Modification of this Code. This Section does not authorize a waiver or modification of any provision of this Code relating to the materials design, installation or practice of electrical work, or to the preparation and approval of plans, or to required fees for permits, inspections or reinspections.

4. **(Chapter 1 - Scope and Administration) - (SECTION R106 CONSTRUCTION DOCUMENTS)**

R106.1 Submittal documents. Construction documents, special inspection and structural observation programs, and other data shall be submitted in one or more sets with each application for a permit. The construction documents shall be prepared by a registered design professional where required by the Statutes of the jurisdiction in which the project is to be constructed. Where special conditions exist, the Building Official is authorized to require additional construction documents to be prepared by a registered design professional.

Exception: Construction documents otherwise meeting the requirements of this Section which are submitted for a project, the details of which otherwise conform to the requirements of this Code, but whose documented estimated cost does not exceed \$25,000, need not have a design professional's stamp affixed. The

issuance of a permit based on such documents does not relieve their originator from otherwise complying with applicable State laws concerning professional practice by unlicensed individuals. When the documented project cost estimate exceeds \$25,000, or where special conditions exist, the Building Official will require the submittal of construction documents prepared by a registered design professional, as indicated by his or her stamp and signature or their authorized facsimiles appearing on each document in accordance with applicable State laws.

R106.2.90 Grading and drainage. The site plan shall provide sufficient detail to determine compliance with site grading and stormwater drainage provisions of this Code and of applicable ordinances for the control, drainage and discharge of stormwater.

R106.90 Visits to site. When so directed by the Building Official or when required by the special inspection provisions of this Code, the registered design professional shall make visits to the site at intervals appropriate to the stage of the construction components requiring controlled materials; or to determine whether the work is proceeding in accordance with the construction of documents approved for the building permit. The registered design professional shall periodically submit reports to the Code Official showing the results of such periodic visits.

5. **(Chapter 1 - Scope and Administration) - (SECTION R108 FEES)**

R108.2 Schedule of permit fees. Fees shall be required in accordance with the Building, Mechanical, Electrical, Plumbing, Energy Conservation, or other applicable Code.

R108.6 Work commencing before permit issuance. In case any work for which a permit is required by this Code is substantially started or proceeded without first obtaining said permit, the total normal fees applicable shall be increased by an amount equal to the permit fee; except that the surcharge amount shall not be less than \$35.00 nor more than \$1000.00 for each permit.

6. **(Chapter 1 - Scope and Administration) - (SECTION R109 INSPECTIONS)**

R109.1.5.90 Extra inspections. In addition to the inspections normally provided, the Building Official shall require that additional inspections or reinspections be conducted due to non-compliance with Code requirements or due to work which is not ready for inspection or not accessible for inspection at the time of a scheduled inspection. Fees for such additional inspections shall be assessed and paid prior to scheduling the next inspection.

R109.2 Inspection agencies. The Building Official is authorized to accept reports of approved inspection agencies, provided such

agencies satisfy the requirements as to qualification and reliability. All such reports must be received by the Department of Community Development within 72 hours of the inspection or as approved by the Building Official. All fees and costs related to the performance of special inspections services shall be the responsibility of the owner.

R109.2.90 Third-party inspections. All third-party inspections shall be in accordance with Section 109.4.90 of the Building Code of University City.

7. **(Chapter 1 - Scope and Administration) - (SECTION R112 BOARD OF APPEALS)**

R112.1 General. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

R112.2 Limitations on authority. Delete in its entirety.

R112.2.1 Determination of substantial improvement in areas prone to flooding. Delete in its entirety.

R112.2.2 Criteria for issuance of a variance for areas prone to flooding. Delete in its entirety.

R112.3 Qualifications. Delete in its entirety.

R112.4 Administration. Delete in its entirety.

8. **(Chapter 1 - Scope and Administration) - (SECTION R113 VIOLATIONS)**

R113.4 Violation penalties. Any person who shall violate a provision of this Code, or who shall fail to comply with any of the requirements thereof, or who shall erect, move, construct, alter, remove, demolish or repair a structure in a manner that is not in compliance with an approved plan or directive of the Building Official, or of a permit or certificate issued under the provisions of this Code, or who shall start any work requiring a permit without first obtaining the permit therefor, or who shall continue any work in or about a structure after having been served a stop work order, except such work as that person has been directed to perform to remove a violation or unsafe condition; or any owner or tenant of a building or premises, or any other person, who takes part or assists in any violation of this Code or who has charge of any building, premises, or part thereof in which such violation shall exist, shall upon conviction thereof be subject to the penalties provided in Section 100.190 of the University City Municipal Code. Each day that a violation continues after a notice is served shall be deemed a separate offense.

9. **(Chapter 1 - Scope and Administration) - (SECTION R190 QUALIFICATIONS OF CONTRACTORS)**

R190.1 Contractor registration. Anyone performing under the scope of this Code is required to be registered as a contractor with the City of University City. Registrations, other than homeowner contractors, are for a term of one year and may be renewed per year thereafter.

R190.1.1 Homeowner contractor registration. Registration as a homeowner contractor shall be valid for a period of two years.

R190.1.2 Homeowner contractor renewal. Renewal of homeowner registrations shall be granted only where authorized by the Building Commissioner. The Building Commissioner is not required to authorize renewal where the history of work completed by the homeowner contractor has not historically met the requirements of the Code.

R190.1.3 Homeowner contractor competence. The Building Commissioner is authorized to determine competence of the homeowner contractor applicant and to determine whether a registration shall be issued based on the findings. Methods of determining competence include, but are not limited to, testing, interviewing, and previous project history.

R190.2 Contractor registration fee. Registration fees shall be charged as provided by Section 109 of the Building Code of University City.

R190.3 Suspension and revocations of registration. The Building Commissioner shall have the power to revoke or suspend any registration upon satisfactory proof that the holder of such registration shall have obtained the same by fraud or misrepresentation, or failed or refused to comply with the provisions of this Code after written notice given by the Building Commissioner, or has been convicted of any violation of this Code, including but not limited to, applying for permits and not doing the work, regularly performing work contrary to Code, performing work without first obtaining the required permit, failing to regularly obtain the required final inspection, or allowing unsafe conditions to exist on a job site.

R190.3.1 Warning of suspension and revocation. Contractors that perform work that warrants suspension and revocation shall first receive a warning letter notifying the contractor of his or her suspended status and providing 30 days to correct the situation leading to suspension. Letters placed in the mail shall be considered as sent and received.

R190.3.2 Period of revocation. Contractors that fail to make improvement during suspension shall be revoked indefinitely unless reinstated by the Building Commissioner.

R190.3.3 Reinstatement. The Building Commissioner shall have the ability to reinstate a contractor if the contractor can provide sufficient evidence to the Building Commissioner that the reason for suspension or revocation is no longer present.

R190.3.4 Appeal of a suspension or revocation. Suspended or revoked contractors shall have the right to appeal the finding of the Building Commissioner to the Board of Appeals. The Board of Appeals shall have the right to affirm the decision of the Building Commissioner or reinstate the contractor.

R190.4 Use of registrant's name by another. No person registered with the City as a contractor shall allow his or her name to be used by another person either for the purpose of obtaining permits, or for doing business, or other work under the registration. Every person registered shall provide the Building Commissioner his or her St. Louis County license number, expiration date, the business and mailing address, the name under which such business is conducted, and shall give immediate notice to the Building Commissioner of any change.

R190.5 Qualifications of contractors and workers. The Building Commissioner shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

10. **(Chapter 1 - Scope and Administration) - (SECTION R191 PLUMBING CONTRACTOR LICENSE)**

R191.1 Application for plumbing permit. All contractors applying for permits to perform plumbing work governed by the scope of this Code shall be licensed and bonded by St. Louis County as a master plumber, and the contractor shall be registered by the City of University City.

Exceptions:

1. Work, repairs or installations that are specifically exempt from permit requirements.
2. Work performed under a homeowner's permit as indicated in Section R105.91.
3. Installation or replacement of domestic water heaters.
4. The installation, maintenance, extension or repair of processed drain systems, or piping, drains, drainage systems, or facilities for mechanical manufacturing, industrial processing refrigeration, heating, air conditioning, sprinkler or sprinkler system purposes, or parts, materials, devices or appurtenances

in connection therewith or for the utilization or operation thereof; provided, however, final connection of any such system or line to a water line containing potable water or to a drainage line containing any form of human waste shall be done by a licensed person as stated herein.

R191.2 Application for plumbing permit for drainlaying.

All contractors applying for permits to perform drainlaying work governed by the scope of this Code shall be licensed and bonded by St. Louis County as a master drainlayer, and the contractor shall be registered by the City of University City.

Exceptions:

1. Work, repairs or installations that are specifically exempt from permit requirements.
2. Work performed under a homeowner's permit as indicated in Section R105.91.
3. Installation or replacement of domestic water heaters.
4. The installation, maintenance, extension or repair of processed drain systems, or piping, drains, drainage systems, or facilities for mechanical manufacturing, industrial processing refrigeration, heating, air conditioning, sprinkler or sprinkler system purposes, or parts, materials, devices or appurtenances in connection therewith or for the utilization or operation thereof; provided, however, final connection of any such system or line to a water line containing potable water or to a drainage line containing any form of human waste shall be done by a licensed person as stated herein.

R191.3 Licensed contractors required to perform plumbing and drain laying. No person who is not a licensed master plumber, a licensed journeyman, or a registered plumber apprentice working under the direction of a licensed master plumber shall engage in or perform any plumbing work with the exception of repairs which involve only the working parts of a faucet or valve; the clearance of stoppages; the installation of domestic water heaters; or the installation, maintenance, extension or repair of processed drains, processed drain facilities, processed drain systems, or piping, drains, drainage systems, or facilities for mechanical manufacturing, industrial processing, refrigeration, heating, air conditioning, sprinkler or sprinkling system purposes, or parts, materials, devices or appurtenances in connection therewith or for the utilization or operation thereof; provided, however, final connection of any such system or line to a drainage line containing any form of human waste shall be done by a licensed person as stated herein. No person who is not a licensed master drain layer shall engage in the business of drain laying.

R191.4 Work by firms or corporations. Any firm or corporation engaged in the business of plumbing shall employ a master plumber, registered as herein provided, as a responsible official and permit applicant. Any firm or corporation engaged in the business of drain laying shall employ a master drain layer, registered as herein provided, as a responsible official and permit applicant.

11. **(Chapter 1 - Scope and Administration) - (SECTION R192 ELECTRICAL CONTRACTOR LICENSE)**

R192.1 Application for electrical permit. All contractors applying for permits to perform electrical work governed by the scope of this Code shall be licensed and bonded by St. Louis County as a master electrician, and the contractor shall be registered by the City of University City.

Exceptions:

1. Work, repairs or installations that are specifically exempt from permit requirements.
2. Work performed under a homeowner's permit as indicated in Section R105.91.

R192.2 Licensed contractors required to perform electrical installations. No person who is not a licensed master electrician, a licensed journeyman, or a registered electrician apprentice working under the direction of a licensed master electrician shall engage in or perform any electrical work with the exception of work that does not require a permit and low voltage installations in existing buildings.

R192.3 Work by firms or corporations. Any firm or corporation engaged in the business of electrical contracting shall employ a master electrician, registered as herein provided, as a responsible official and permit applicant.

12. **(Chapter 3 - Building Planning) - (SECTION R301 DESIGN CRITERIA)**

TABLE R301.2(1)		
CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA		
Ground snow load		20 psf
Wind load	Speed (mph)	90 mph
	Topographic effects	No
Seismic design category		C
Subject to damage from	Weathering	Severe
	Frost line depth	30
	Termite	Moderate to heavy
Winter design temperature		6° F (-14° C) ext.
Ice barrier underlayment required		No
Flood hazards		Contact Public Works and Parks Department
Air freezing index		1,000
Mean annual temperature		56.3

13. **(Chapter 3 - Building Planning) - (SECTION R302 FIRE-RESISTANT CONSTRUCTION)**

R302.2 Townhouses. Each townhouse shall be considered a separate building and shall be separated by fire-resistance-rated wall assemblies meeting the requirements of Section R302.1 for exterior walls.

Exception:

1. Where the entire adjoining units are sprinklered in accordance with Section R313, a common one-hour fire-resistance-rated

wall assembly in accordance with Section R302.2.90 may be utilized.

2. Where any adjoining unit or a portion thereof is not sprinklered in accordance with Section R313, a common two-hour fire-resistance-rated wall assembly in accordance with Section R302.2.90 may be utilized.

R302.2.90 Special separations. In accordance with the exception on Section R302.2, fire-resistance-rated wall assemblies shall be tested in accordance with ASTM E 119 or UL 263 if such walls do not contain plumbing or mechanical equipment, ducts or vents in the cavity of the common wall. The wall shall be rated for fire exposure from both sides and shall extend to and be tight against exterior walls and the underside of the roof sheathing. Electrical installations shall be installed in accordance with Chapters 34 through 43. Penetrations of electrical outlet boxes shall be in accordance with Section R302.4.

14. **(Chapter 3 - Building Planning) - (SECTION R309 GARAGES AND CARPORTS)**

R309.5 Fire sprinklers. Where applicable by Section R313.90, private garages shall be protected by fire sprinklers where the garage wall has been designed based on Table R302.1(2), Footnote a. Sprinklers in garages shall be connected to an automatic sprinkler system that complies with Section P2904. Garage sprinklers shall be residential sprinklers or quick-response sprinklers, designed to provide a density of 0.05 gpm/ft². Garage doors shall not be considered obstructions with respect to sprinkler placement.

15. **(Chapter 3 - Building Planning) - (SECTION R310 EMERGENCY ESCAPE AND RESCUE OPENINGS)**

R310.90 Alterations and additions. All unfinished areas and reconfigured spaces converted to sleeping rooms and unfinished basement spaces being converted to habitable space shall have emergency escape and rescue openings.

Exception:

1. Unfinished basement spaces being converted to habitable space other than sleeping rooms when 1) smoke detectors installed in accordance with the Residential Code, in addition to those required by applicable Codes, are installed in each room/space of the basement, and 2) the stairway to the basement is protected by a minimum five-eighths-inch type X drywall completely encasing the stairs.

2. The area being finished is completely covered by a sprinkler system complying with Section R313 Automatic Fire Sprinkler Systems.

16. **(Chapter 3 - Building Planning) - (SECTION R311 MEANS OF EGRESS)**

R311.2 Egress door. At least two egress doors shall be provided for each dwelling unit. The egress door shall be side-hinged, and shall provide a minimum clear width of 32 inches (813 mm) when measured between the face of the door and the stop, with the door open 90° (1.57 rad). The minimum clear height of the door opening shall not be less than 78 inches (1981 mm) in height measured from the top of the threshold to the bottom of the stop. Other doors shall not be required to comply with these minimum dimensions. Egress doors shall be readily openable from inside the dwelling without the use of a key or special knowledge or effort.

17. **(Chapter 3 - Building Planning) - (SECTION R312 GUARDS AND WINDOW FALL PROTECTION)**

R312.90 Guard design. Guards shall not have an ornamental pattern that would provide a ladder effect.

18. **(Chapter 3 - Building Planning) - (SECTION R313 AUTOMATIC FIRE SPRINKLER SYSTEMS)**

R313.1 Townhouse automatic fire sprinkler systems. An automatic residential fire sprinkler system shall be installed in townhouses where applicable to Section R313.90.

Exception: An automatic residential fire sprinkler system shall not be required for additions or alterations to existing townhouses that do not have an automatic residential fire sprinkler system installed.

R313.2 One- and two-family dwellings automatic fire systems. An automatic residential fire sprinkler system shall be installed in one- and two-family dwellings where applicable to Section R313.90.

Exception: An automatic residential fire sprinkler system shall not be required for additions or alterations to existing one- and two-family dwellings that do not have an automatic residential fire sprinkler system installed.

R313.90 Mandatory option. A builder of single-family dwellings or residences or multiunit dwellings of four or fewer units shall offer to any purchaser on or before the time of entering into the purchase contract the option, at the purchaser's cost, to install or equip fire sprinklers in the dwelling, residence or unit. No purchaser of such a single-family dwelling, residence, or multiunit dwelling shall be denied the right to choose or decline to install

a fire sprinkler system in such dwelling or residence being purchased.

19. **(Chapter 3 - Building Planning) - (SECTION R322 FLOOD-RESISTANT CONSTRUCTION)**

R322.90 Certified elevations. Any building to be constructed in a flood hazard zone, other than alterations or additions to existing one- or two-family dwellings, shall have the lowest habitable floor certified as required by Chapter 410 of the Municipal Code by a registered engineer or licensed land surveyor who is licensed in the State of Missouri, before approval of the required foundation inspection shall be given.

20. **(Chapter 3 - Building Planning) - (SECTION R390 CONSTRUCTION SAFEGUARDS)**

R390.1 Temporary construction fencing. Construction fencing shall be installed as applicable with Section 3390 of the Building Code of University City.

21. **(Chapter 3 - Building Planning) - (SECTION R391 CONSTRUCTION SITE SANITARY FACILITIES)**

R391.1 Construction site sanitary facilities. Any new construction, additions, alterations, and/or construction-like activities shall require job-site toilet facilities. These activities shall include, but shall not be limited to, all new construction, remodeling, long-term excavation, long-term demolition, additions, etc.

R391.2 General. All portable toilets installed must comply with ANSI Z4.3. Job-site toilets must be available at the start of the project. The Building Official will notify the contractor if a portable toilet is required for the project during the plan review process.

R391.3 Location. All portable toilets must be located within the confines of the construction site.

R391.4 Maintenance. Facilities must be maintained in a sanitary condition during the course of the project and in accordance with ANSI Z4.3.

R391.5 Removal. All portable toilets must be removed prior to the final inspection.

22. **(Chapter 4 - Foundations) - (SECTION R403 FOOTINGS)**

R403.1.4.1 Frost protection. Except where otherwise protected from frost, foundations and other permanent supports of buildings and structures shall be protected from frost by one or more of the following methods:

1. Extended below the frost line of 30 inches below grade.
2. Constructed in accordance with ASCE 32; or
3. Erected on solid rock.

Exception:

1. Freestanding structures of less than 125 square feet in area, less than 10 feet in height, and more than five feet from other structures.
2. Decks not supported by a dwelling need not be provided with footings that extend below the frost line. Deck footings closer than five feet zero inches to a structure must bear at the same elevation as the footing of the adjacent structure.

23. **(Chapter 25 - Plumbing Administration) - (SECTION P2503 INSPECTION AND TESTS)**

P2503.1.90 Existing building sewers and drains. When 75% of a plumbing waste system has been replaced, a licensed plumbing contractor shall submit a narrated video of the entire building drain and sewer to the Code Official in the Department of Community Development for review. If the sewer is not obstructed and is not in danger of collapse, it shall be approved for continued use.

P2503.6 Shower liner test. Delete in its entirety.

24. **(Chapter 33 - Storm Drainage) - (SECTION P3390 STORMWATER)**

P3390.1 Residential stormwater. In addition to the requirements of this Chapter, storm drainage from residential properties governed by this Code shall comply as applicable to the storm drainage provisions of Chapter 11 of the Plumbing Code of University City.

25. **(Chapter 39 - Power and Lighting Distribution) - (SECTION E3901 RECEPTACLE OUTLETS)**

E3901.12 HVAC outlet. A 125-volt, single-phase, 15- or 20-ampere-rated receptacle outlet shall be installed at an accessible location for the servicing of heating, air-conditioning and refrigeration equipment. The receptacle shall be located on the same level and within 25 feet (7620 mm) of the heating, air-conditioning and refrigeration equipment. The receptacle outlet shall not be connected to the load side of the HVAC equipment disconnecting means.

Exception:

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1. A receptacle outlet shall not be required for the servicing of evaporative coolers.
2. Replacement of existing mechanical equipment with like equipment not requiring rewiring that is either in the basement or at grade on the exterior shall not require the installation of the HVAC outlet.

ARTICLE III
Existing Building Code

Section 500.050. Adoption. [Ord. No. 6929 §1, 10-28-2013³]

The International Existing Building Code, 2012 Edition, as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Existing Building Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.060 of this Chapter.

Section 500.060. Additions, Insertions, Deletions and Amendments. [Ord. No. 6929 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Existing Building Code, 2012 Edition, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 - Scope and Administration) - (SECTION 101 GENERAL)**

101.1 Title. This Code shall be known as the "Existing Building Code of the City of University City, Missouri." It is referred to herein as "this Code."

2. **(Chapter 1 - Scope and Administration) - (SECTION 103 DEPARTMENT OF BUILDING SAFETY)**

103.1 Creation of enforcement agency. The term "Building Official" or "Code Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

3. **(Chapter 1 - Scope and Administration) - (SECTION 105 PERMITS)**

105.1 Required. Required permits shall comply with Section 105.1 of the Building Code of University City.

105.2 Work exempt from permit. Work exempt from permits shall comply with Section 105.2 of the Building Code of University City.

3. **Editor's Note: Section 1 of this ordinance repealed former Art. III, Existing Building Code, as adopted and amended by R.O. 2011 §§15.045.010–15.045.020; Ord. No. 6782 §1, 4-20-2009.**

105.3.90 Rejected application. Rejected applications will be held on file for 60 days after the date of rejection. If the required information or corrections are not received within this period of time, the application shall be deemed to have been abandoned.

105.90 Coordination with other jurisdictions. Where a building, structure, or premises is added to, altered or modified partially outside the City limits, the Building Official shall be authorized to enter into agreements with the adjoining Code jurisdictions to avoid duplication of permits, inspections and fees.

4. **(Chapter 1 - Scope and Administration) - (SECTION 108 FEES)**

108.2 Schedule of permit fees. Fees shall be required in accordance with the Building, Residential, Mechanical, Electrical, Plumbing, Energy Conservation, or other applicable Code.

108.4 Surcharge for work started without a permit. In case any work for which a permit is required by this Code is substantially started or proceeded without first obtaining said permit, the total normal fees applicable shall be increased by an amount equal to the permit fee; except that the surcharge amount shall not be less than \$35.00 nor more than \$1,000.00 for each permit.

5. **(Chapter 1 - Scope and Administration) - (SECTION 109 INSPECTIONS)**

109.3.90 Extra inspections. In addition to the inspections normally provided, the Building Official shall require that additional inspections or reinspections be conducted due to non-compliance with Code requirements or due to work which is not ready for inspection or not accessible for inspection at the time of a scheduled inspection. Fees for such additional inspections shall be assessed and paid prior to scheduling the next inspection.

109.4 Inspection agencies. The Building Official is authorized to accept reports of approved inspection agencies, provided such agencies satisfy the requirements as to qualification and reliability. All such reports must be received by the Department of Community Development within 72 hours of the inspection or as approved by the Building Official. All fees and costs related to the performance of special inspections services shall be the responsibility of the owner.

109.4.90 Third-party inspections. All third-party inspections, qualifications, and reliability shall conform with the requirements set forth in the Building Code.

109.91 Visits to site. When so directed by the Building Official or when required by the special inspection provisions of this Code,

the registered design professional shall make visits to the site at intervals appropriate to the stage of the construction components requiring controlled materials; or to determine whether the work is proceeding in accordance with the construction of documents approved for the building permit. The registered design professional shall periodically submit reports to the Building Official showing the results of such periodic visits.

109.92 Workmanship. Repairs, maintenance work, alterations or installations which are caused directly or indirectly by the enforcement of this Code shall be executed and installed in a workmanlike manner in compliance with this Code, in accordance with industry standards, and in accordance with the manufacturer's installation instructions.

6. **(Chapter 1 - Scope and Administration) - (SECTION 112 BOARD OF APPEALS)**

112.1 General. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

112.2 Limitations on authority. Delete in its entirety.

112.3 Qualifications. Delete in its entirety.

7. **(Chapter 1 - Scope and Administration) - (SECTION 113 VIOLATIONS)**

113.4 Violation penalties. Any person who shall violate a provision of this Code, or who shall fail to comply with any of the requirements thereof, or who shall erect, move, construct, alter, remove, demolish or repair a structure in a manner that is not in compliance with an approved plan or directive of the Building Official, or of a permit or certificate issued under the provisions of this Code, or who shall start any work requiring a permit without first obtaining the permit therefor, or who shall continue any work in or about a structure after having been served a stop work order, except such work as that person has been directed to perform to remove a violation or unsafe condition; or any owner or tenant of a building or premises, or any other person, who takes part or assists in any violation of this Code or who has charge of any building, premises, or part thereof in which such violation shall exist, shall upon conviction thereof be subject to the penalties provided in Section 100.190 of the University City Municipal Code. Each day that a violation continues after a notice is served shall be deemed a separate offense.

8. **(Chapter 1 - Scope and Administration) - (SECTION 117 DEMOLITION)**

117.1 General. All demolitions by the City as the result of a nuisance hearing shall be in accordance with Section 110 of the Property Maintenance Code.

117.2 Notices and orders. Delete in its entirety.

117.3 Failure to comply. Delete in its entirety.

117.4 Salvage materials. Delete in its entirety.

9. **(Chapter 1 - Scope and Administration) - (SECTION 190 QUALIFICATIONS OF CONTRACTORS)**

190.1 Contractor registration. Anyone performing work in the scope of the Code is required to be registered as a contractor with the City of University City. Registrations are for a term of one year and may be renewed per year thereafter.

190.2 Contractor registration fee. Registration fees shall be charged as provided by Section 109 of the Building Code.

190.3 Suspension and revocations of registration. The Building Commissioner shall have the power to revoke or suspend any registration upon satisfactory proof that the holder of such registration shall have obtained the same by fraud or misrepresentation, or failed or refused to comply with the provisions of this Code after written notice given by the Building Commissioner, or has been convicted of any violation of this Code, including but not limited to, applying for permits and not doing the work, regularly performing work contrary to Code, performing work without first obtaining the required permit, failing to regularly obtain the required final inspection, or allowing unsafe conditions to exist on a job site.

190.3.1 Warning of suspension and revocation. Contractors that perform work that warrants suspension and revocation shall first receive a warning letter notifying the contractor of his or her suspended status and providing 30 days to correct the situation leading to suspension. Letters placed in the mail shall be considered as sent and received.

190.3.2 Period of revocation. Contractors that fail to make improvement during suspension shall be revoked indefinitely unless reinstated by the Building Commissioner.

190.3.3 Reinstatement. The Building Commissioner shall have the ability to reinstate a contractor if the contractor can provide sufficient evidence to the Building Commissioner that the reason for suspension or revocation is no longer present.

190.3.4 Appeal of a suspension or revocation. Suspended or revoked contractors shall have the right to appeal the finding of the Building Commissioner to the Board of Appeals. The Board of

Appeals shall have the right to affirm the decision of the Building Commissioner or reinstate the contractor.

190.4 Use of registrant's name by another. No person registered with the City as a contractor shall allow his or her name to be used by another person either for the purpose of obtaining permits, or for doing business, or other work under the registration. Every person registered shall provide the Building Commissioner his or her business and mailing address, the name under which such business is conducted, and shall give immediate notice to the Building Commissioner of any change.

190.5 Qualifications of contractors and workers. The Building Commissioner shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

ARTICLE IV
Mechanical Code

Section 500.070. Adoption. [Ord. No. 6936 §1, 10-28-2013⁴]

The International Mechanical Code, 2012 Edition, as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Mechanical Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.080 of this Chapter.

Section 500.080. Additions, Insertions, Deletions and Amendments. [Ord. No. 6936 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Mechanical Code, 2012 Edition, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 - Scope and Administration) - (SECTION 101 GENERAL)**

101.1 Title. These regulations shall be known as the "Mechanical Code of the City of University City, Missouri," referred to hereinafter as "this Code."

2. **(Chapter 1 - Scope and Administration) - (SECTION 103 DEPARTMENT OF MECHANICAL INSPECTION)**

103.1 General. The term "Department of Inspection" whenever employed herein shall be construed to mean the Department of Community Development of the City of University City, Missouri. The term "Code Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

3. **(Chapter 1 - Scope and Administration) - (SECTION 106 PERMITS)**

106.5.2 Fee schedule. The fee charged for each mechanical permit shall be as scheduled below. Permit fees are intended to cover the cost of application processing, plan examination permit issuance, routine inspections, final inspection approval, recordkeeping, and a pro rata share of overhead costs. The non-

4. **Editor's Note: Section 1 of this ordinance repealed former Art. IV, Mechanical Code, as adopted and amended by R.O. 2011 §§15.05.010—15.05.020; Ord. No. 6776 §1, 4-6-2009.**

refundable application fee charged for each permit shall be \$35.00 per unit.

All permit applications shall be accompanied by complete payment. Processing amendments to permits, including related plan review, shall be charged at the rate indicated and may include processing costs of \$40.00 per hour or fraction of an hour. This charge may be waived for minor changes resulting from an inspection defect notice.

Additional inspections, such as reinspections due to defective work or for inspections scheduled by the permit holder when work is not ready for inspection, shall be charged at the rate of \$35.00 per hour or fraction of an hour.

Type of Permit	Fee
Sprinkler/standpipe system (per system)	\$120.00
Geothermal system (per system)	\$90.00
Fire suppression system (per system)	\$70.00
Rooftop unit, rooftop furnace, chiller, or cooling tower (each)	\$50.00
Residential furnace, air handler, boiler, ductwork installation, natural gas fireplace (including associated gas piping), new ductwork (if installed without an appliance), or ductless split system (each)	\$40.00
Heat exchanger, exhaust hood, package terminal AC unit, condensing unit, or residential AC condensing unit (each)	\$5.00
Radiant baseboard heater, radiant floor heating system, unit heater, exhaust fan, or pump (each)	\$5.00
Duct terminal unit (VAV, fan-powered, etc.), fire damper, or smoke damper (each)	\$5.00
Mechanical for new multifamily residential construction permit (per unit)	\$100.00

106.5.3 Fee refunds. The Code Official is authorized to establish a refund policy.

106.90 Qualifications of contractors and workers. The Code Official shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

4. **(Chapter 1 - Scope and Administration) - (SECTION 107 INSPECTIONS AND TESTING)**

107.1.2.90 Third-party inspections. All third-party inspections shall be in accordance with Section 110.4.90 of the Building Code of University City.

107.90 Extra inspections. In addition to the inspections normally provided, the Code Official shall require that additional inspections or reinspections be conducted due to non-compliance with Code requirements or due to work which is not ready for inspection or not accessible for inspection at the time of a scheduled inspection. Fees for such additional inspections shall be assessed and paid prior to scheduling the next inspection.

5. **(Chapter 1 - Scope and Administration) - (SECTION 108 VIOLATIONS)**

108.4 Violation penalties. Persons who shall violate a provision of this Code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter or repair mechanical work in violation of the approved construction documents or directive of the Code Official, or of a permit or certificate issued under the provision of this Code, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

108.5 Stop work orders. Upon notice from the Code Official that work is being done contrary to the provisions of this Code or in a dangerous or unsafe manner, such work shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's agent, or to the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the Code Official shall not be required to give a written notice prior to stopping the work. Any person who shall continue any work on the system 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 condition, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code.

6. **(Chapter 1 - Scope and Administration) - (SECTION 109 MEANS OF APPEAL)**

109.1 Application for appeal. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

109.2 Membership of board. Delete in its entirety.

109.2.1 Qualifications. Delete in its entirety.

109.2.2 Alternate members. Delete in its entirety.

109.2.3 Chairman. Delete in its entirety.

109.2.4 Disqualification of member. Delete in its entirety.

109.2.5 Secretary. Delete in its entirety.

109.2.6 Compensation of members. Delete in its entirety.

109.3 Notice of meeting. Delete in its entirety.

109.4 Open hearing. Delete in its entirety.

109.4.1 Procedure. Delete in its entirety.

109.5 Postponed hearing. Delete in its entirety.

109.6 Board decision. Delete in its entirety.

109.6.1 Resolution. Delete in its entirety.

109.6.2 Administration. Delete in its entirety.

109.7 Court review. Delete in its entirety.

7. **(Chapter 1 - Scope and Administration) - (SECTION 190 QUALIFICATIONS OF CONTRACTORS)**

190.1 Contractor registration. Anyone performing work in the scope of the Code is required to be registered as a contractor with the City of University City. Registrations are for a term of one year and may be renewed per year thereafter.

190.2 Contractor registration fee. Registration fees shall be charged as provided by Section 109 of the Building Code of University City.

190.3 Suspension and revocations of registration. The Building Commissioner shall have the power to revoke or suspend any registration upon satisfactory proof that the holder of such registration shall have obtained the same by fraud or misrepresentation, or failed or refused to comply with the provisions of this Code after written notice given by the Building Commissioner, or has been convicted of any violation of this Code, including, but not limited to, applying for permits and not doing the work, regularly performing work contrary to Code, performing work without first obtaining the required permit, failing to regularly obtain the required final inspection, or allowing unsafe conditions to exist on a job site.

190.3.1 Warning of suspension and revocation. Contractors that perform work that warrants suspension and revocation shall first receive a warning letter notifying the contractor of his or her

suspended status and providing 30 days to correct the situation leading to suspension. Letters placed in the mail shall be considered as sent and received.

190.3.2 Period of revocation. Contractors that fail to make improvement during suspension shall be revoked indefinitely unless reinstated by the Building Commissioner.

190.3.3 Reinstatement. The Building Commissioner shall have the ability to reinstate a contractor if the contractor can provide sufficient evidence to the Building Commissioner that the reason for suspension or revocation is no longer present.

190.3.4 Appeal of a suspension or revocation. Suspended or revoked contractors shall have the right to appeal the finding of the Building Commissioner to the Board of Appeals. The Board of Appeals shall have the right to affirm the decision of the Building Commissioner or reinstate the contractor.

190.4 Use of registrant's name by another. No person registered with the City as a contractor shall allow his or her name to be used by another person either for the purpose of obtaining permits, or for doing business, or other work under the registration. Every person registered shall provide the Building Commissioner his or her business and mailing address, the name under which such business is conducted, and shall give immediate notice to the Building Commissioner of any change.

190.5 Qualifications of contractors and workers. The Building Commissioner shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

ARTICLE V
Electrical Code

Section 500.090. Adoption. [Ord. No. 6938 §1, 10-28-2013⁵]

Appendix K, Administration Provisions, of the International Building Code, 2012 Edition, as published by the International Code Council, Inc., one (1) copy which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Electrical Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.100 of this Chapter.

Section 500.100. Additions, Insertions, Deletions and Amendments. [Ord. No. 6938 §1, 10-28-2013]

A. The following numbered Sections and Subsections of Appendix K of the International Building Code, 2012 Edition, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Appendix K - Administrative Provisions) - (SECTION K101 GENERAL)**

K101.1 Purpose. The purpose of this Code is to establish minimum requirements to safeguard public health, safety and general welfare by regulating and controlling the design, construction, installation, quality of materials, location, operation and maintenance or use of electrical systems and equipment. These regulations shall be known as the "Electrical Code of the City of University City, Missouri," referred to hereinafter as "this Code."

K101.3 Scope. This Code shall regulate the design, construction, installation, alteration, repairs, relocation, replacement, addition to, use or maintenance of electrical systems and equipment in all occupancies not regulated by the Residential Code of University City.

2. **(Appendix K - Administrative Provisions) - (SECTION K102 APPLICABILITY)**

K102.90 Administration. Administration of this Code shall be in accordance with this Code and with Sections 101 through 190 of the Building Code.

5. **Editor's Note: Section 1 of this ordinance repealed former Art. V, Electrical Code, which consisted of Div. 1, International Code Council Electrical Code (Administrative Provisions), as adopted and amended by R.O. 2011 §§15.06.010—15.06.020; Ord. No. 6777 §1, 4-6-2009; and Div. 2, NFPA 70, National Electrical Code, as adopted and amended by R.O. 2011 §§15.06.030—15.06.040; Ord. No. 6777 §1, 4-6-2009.**

3. **(Appendix K - Administrative Provisions) - (SECTION K106 REQUIRED INSPECTIONS)**

K106.90 Final inspection.

The final inspection shall be made after all work required by the permit is completed.

4. **(Appendix K - Administrative Provisions) - (SECTION K111 ELECTRICAL PROVISIONS)**

K111.1 Adoption. Electrical systems and equipment shall be designed, constructed and installed in accordance with 2011 National Fire Protection Association (NFPA) 70: National Electrical Code as applicable, except as otherwise provided in this Code.

K111.90 Heating, air-conditioning, and refrigeration equipment outlet. A 125-volt, single-phase, 15- or 20-ampere-rated receptacle outlet shall be installed at an accessible location for the servicing of heating, air-conditioning, and refrigeration equipment. The receptacle shall be located on the same level and within 7.5m (25 feet) of the heating, air-conditioning, and refrigeration equipment. The receptacle outlet shall not be connected to the load side of the equipment disconnecting means.

Exceptions:

1. A receptacle outlet shall not be required at one- and two-family dwellings for the service of evaporative coolers.
2. Replacement of existing mechanical equipment with like equipment not requiring rewiring that is either in the basement or at grade on the exterior shall not require the installation of the HVAC outlet.

5. **(Appendix K - Administrative Provisions) - (SECTION K190 QUALIFICATIONS OF CONTRACTORS)**

K190.1 Contractor registration. Anyone performing under the scope of this Code is required to be registered as a contractor with the City of University City. Registrations are for a term of one year and may be renewed per year thereafter.

K190.2 Contractor registration fee. Registration fees shall be charged as provided by Section 109 of the Building Code of University City.

K190.3 Suspension and revocations of registration. The Building Commissioner shall have the power to revoke or suspend any registration upon satisfactory proof that the holder of such registration shall have obtained the same by fraud or misrepresentation, or failed or refused to comply with the provisions of this Code after written notice given by the Building Commissioner, or has been convicted of any violation of this Code,

including but not limited to, applying for permits and not doing the work, regularly performing work contrary to Code, performing work without first obtaining the required permit, failing to regularly obtain the required final inspection, or allowing unsafe conditions to exist on a job site.

K190.3.1 Warning of suspension and revocation. Contractors that perform work that warrants suspension and revocation shall first receive a warning letter notifying the contractor of his or her suspended status and providing 30 days to correct the situation leading to suspension. Letters placed in the mail shall be considered as sent and received.

K190.3.2 Period of revocation. Contractors that fail to make improvement during suspension shall be revoked indefinitely unless reinstated by the Building Commissioner.

K190.3.3 Reinstatement. The Building Commissioner shall have the ability to reinstate a contractor if the contractor can provide sufficient evidence to the Building Commissioner that the reason for suspension or revocation is no longer present.

K190.3.4 Appeal of a suspension or revocation. Suspended or revoked contractors shall have the right to appeal the finding of the Building Commissioner to the Board of Appeals. The Board of Appeals shall have the right to affirm the decision of the Building Commissioner or reinstate the contractor.

K190.4 Use of registrant's name by another. No person registered with the City as a contractor shall allow his or her name to be used by another person either for the purpose of obtaining permits, or for doing business, or other work under the registration. Every person registered shall provide the Building Commissioner his or her St. Louis County license number, expiration date, the business and mailing address, the name under which such business is conducted, and shall give immediate notice to the Building Commissioner of any change.

K190.5 Qualifications of contractors and workers. The Building Commissioner shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

6. **(Appendix K - Administrative Provisions) - (SECTION K191 ELECTRICAL CONTRACTOR LICENSE)**

K190.1 Application for electrical permit. All contractors applying for permits to perform electrical work governed by the scope of this Code shall be licensed and bonded by St. Louis County

as master electricians, and the contractors, shall be registered by the City of University City.

K190.2 Licensed contractors required to perform electrical installations. No person who is not a licensed master electrician, a licensed journeyman, or a registered electrician apprentice working under the direction of a licensed master electrician shall engage in or perform any electrical work with the exception of work that does not require a permit and low-voltage installations in existing buildings.

K190.3 Work by firms or corporations. Any firm or corporation engaged in the business of electrical contracting shall employ a master electrician, registered as herein provided, as a responsible official and permit applicant.

7. **(Appendix K - Administrative Provisions) - (SECTION K192 ELECTRICAL FEES)**

K192.1 Fee schedule. The fee charged for each electrical permit shall be as scheduled below. Permit fees are intended to cover the cost of application processing, plan examination, permit issuance, routine inspections, final inspection approval, recordkeeping, and a pro rata share of overhead costs. The non-refundable application fee charged for each permit shall be \$35.00 per unit.

All permit applications shall be accompanied by complete payment. Processing amendments to permits, including related plan review, shall be charged at the rate indicated and may include processing costs of \$40.00 per hour or fraction of an hour. This charge may be waived for minor changes resulting from an inspection defect notice.

A separate permit is required for each location served by a separate meter.

Additional inspections, such as reinspections due to defective work or for inspections scheduled by the permit holder when work is not ready for inspection, shall be charged at the rate of \$35.00 per hour or fraction of an hour.

Type of Permit	Fee
Electrical for new single- or two-family residential construction, per unit	\$275.00
Electrical for multifamily residential construction, per unit	\$130.00
Bathroom group	\$10.00
Kitchen group	\$25.00
Building addition	\$50.00
Basement remodel	\$50.00

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Type of Permit	Fee
Residential electrical panel	\$25.00
Commercial electrical panel	\$50.00
Temporary pole	\$25.00
Fire alarm	\$120.00
Generator, each	\$25.00

ARTICLE VI
Plumbing Code

Section 500.130. Adoption. [Ord. No. 6940 §1, 10-28-2013⁶]

The International Plumbing Code, 2012 Edition, as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Plumbing Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 100.190 of this Chapter.

Section 500.140. Additions, Insertions, Deletions and Amendments. [Ord. No. 6940 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Plumbing Code, 2012 Edition, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 - Scope and Administration) - (SECTION 101 GENERAL)**

101.1 Title. These regulations shall be known as the "Plumbing Code of the City of University City, Missouri," hereinafter referred to as "this Code."

2. **(Chapter 1 - Scope and Administration) - (SECTION 103 DEPARTMENT OF PLUMBING INSPECTION)**

103.1 General. The term "Department of Plumbing Inspection" whenever employed herein shall be construed to mean the Department of Community Development of the City of University City, Missouri. The term "Code Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

3. **(Chapter 1 - Scope and Administration) - (SECTION 106 PERMITS)**

106.6.2 Fee schedule. The fee charged for each plumbing permit shall be as scheduled below. Permit fees are intended to cover the cost of application processing, plan examination, permit issuance, routine inspections, recordkeeping, and a pro rata share of

6. **Editor's Note: Section 1 of this ordinance repealed former Art. VI, Plumbing Code and Regulations, Div. 1, Plumbing Code, as adopted and amended by R.O. 2011 §§15.07.010–15.07.020; Ord. No. 6778 §1, 4-6-2009.**

overhead costs. The non-refundable application fee charged for each permit shall be \$35.00 per unit.

All permit applications shall be accompanied by complete payment. Processing amendments to permits, including related plan review, shall be charged at the rate indicated and may include processing costs of \$40.00 per hour or fraction of an hour. This charge may be waived for minor changes resulting from an inspection defect notice.

Additional inspections, such as reinspections due to defective work or for inspections scheduled by the permit holder when work is not ready for reinspection, shall be charged at the rate of \$35.00 per hour or fraction of an hour.

Type of Permit	Fee
Plumbing for new single- or two-family residential construction, per unit	\$290.00
Plumbing for new multifamily residential construction, per unit	\$140.00
Bathroom group (each)	\$60.00
Residential kitchen group (each)	\$25.00
Commercial kitchen group (each)	\$200.00
Building drain, sewer, fire service, or water service: repair, or replacement 50 feet or less (each)	\$10.00
Building drain, sewer, fire service, or water service: repair, or replacement over 50 feet (each)	\$40.00
Water heaters, stacks (per stack), gas piping, and backflow devices (each)	\$10.00
Water supply piping	\$20.00

106.6.3 Fee refunds. The Code official is authorized to establish a refund policy.

4. **(Chapter 1 - Scope and Administration) - (SECTION 107 INSPECTIONS AND TESTING)**

107.90 Extra inspections. In addition to the inspections normally provided, the Code Official shall require that additional inspections or reinspections be conducted due to non-compliance with Code requirements or due to work which is not ready for inspection or not accessible for inspection at the time of a scheduled inspection. Fees for such additional inspections shall be assessed and paid prior to scheduling the next inspection.

107.91 Third-party inspections. All third-party inspections shall be in accordance with Section 109.4.90 of the Building Code of University City.

5. **(Chapter 1 - Scope and Administration) - (SECTION 108 VIOLATIONS)**

108.4 Violation penalties. Any person who shall violate a provision of this Code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter or repair plumbing work in violation of the approved construction documents or directive of the Code Official, or of a permit or certificate issued under the provision of this Code, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

108.5 Stop work orders. Upon notice from the Code Official, work on any plumbing system that is being done contrary to the provisions of this Code or in a dangerous or unsafe manner shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's agent, or to the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the Code Official shall not be required to give a written notice prior to stopping the work. Any person who shall continue any work in or about the structure 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 condition, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code.

6. **(Chapter 1 - Scope and Administration) - (SECTION 109 MEANS OF APPEAL)**

109.1 Application for appeal. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

109.2 Membership of board. Delete in its entirety.

109.2.1 Qualifications. Delete in its entirety.

109.2.2 Alternate members. Delete in its entirety.

109.2.3 Chairman. Delete in its entirety.

109.2.4 Disqualification of member. Delete in its entirety.

109.2.5 Secretary. Delete in its entirety.

109.2.6 Compensation of members. Delete in its entirety.

109.3 Notice of meeting. Delete in its entirety.

109.4 Open hearing. Delete in its entirety.

109.4.1 Procedure. Delete in its entirety.

109.5 Postponed hearing. Delete in its entirety.

109.6 Board decision. Delete in its entirety.

109.6.1 Resolution. Delete in its entirety.

109.6.2 Administration. Delete in its entirety.

109.7 Court review. Delete in its entirety.

7. **(Chapter 1 - Scope and Administration) - (SECTION 190 QUALIFICATIONS OF CONTRACTORS)**

190.1 Contractor registration. Anyone performing in the scope of this Code is required to be registered as a contractor with the City of University City. Registrations are for a term of one year and may be renewed per year thereafter.

190.2 Contractor registration fee. Registration fees shall be charged as provided by Section 109 of the Building Code of University City.

190.3 Suspension and revocations of registration. The Building Commissioner shall have the power to revoke or suspend any registration upon satisfactory proof that the holder of such registration shall have obtained the same by fraud or misrepresentation, or failed or refused to comply with the provisions of this Code after written notice given by the Building Commissioner, or has been convicted of any violation of this Code, including, but not limited to, applying for permits and not doing the work, regularly performing work contrary to Code, performing work without first obtaining the required permit, failing to regularly obtain the required final inspection, or allowing unsafe conditions to exist on a job site.

190.3.1 Warning of suspension and revocation. Contractors that perform work that warrants suspension and revocation shall first receive a warning letter notifying the contractor of his or her suspended status and providing 30 days to correct the situation leading to suspension. Letters placed in the mail shall be considered as sent and received.

190.3.2 Period of revocation. Contractors that fail to make improvement during suspension shall be revoked indefinitely unless reinstated by the Building Commissioner.

190.3.3 Reinstatement. The Building Commissioner shall have the ability to reinstate a contractor if the contractor can provide

sufficient evidence to the Building Commissioner that the reason for suspension or revocation is no longer present.

190.3.4 Appeal of a suspension or revocation. Suspended or revoked contractors shall have the right to appeal the finding of the Building Commissioner to the Board of Appeals. The Board of Appeals shall have the right to affirm the decision of the Building Commissioner or reinstate the contractor.

190.4 Use of registrant's name by another. No person registered with the City as a contractor shall allow his or her name to be used by another person either for the purpose of obtaining permits, or for doing business, or other work under the registration. Every person registered shall provide the Building Commissioner his or her St. Louis County license number, expiration date, the business and mailing address, the name under which such business is conducted, and shall give immediate notice to the Building Commissioner of any change.

190.5 Qualifications of contractors and workers. The Building Commissioner shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

8. **(Chapter 1 - Scope and Administration) - (SECTION 191 PLUMBING CONTRACTOR LICENSE)**

191.1 Application for plumbing permit. All contractors applying for permits to perform plumbing work governed by the scope of this Code shall be licensed and bonded by St. Louis County as master plumbers and the contractors shall be registered by the City of University City.

191.2 Application for plumbing permit for drain laying. All contractors applying for permits to perform drain laying work governed by the scope of this Code shall be licensed and bonded by St. Louis County as master drain layers and the contractors shall be registered by the City of University City.

191.3 Licensed contractors required to perform plumbing and drain laying. No person who is not a licensed master plumber, a licensed journeyman, or a registered plumber apprentice working under the direction of a licensed master plumber shall engage in or perform any plumbing work with the exception of repairs which involve only the working parts of a faucet or valve; the clearance of stoppages; the installation of domestic water heaters; or the installation, maintenance, extension or repair of processed drains, processed drain facilities, processed drain systems, or piping, drains, drainage systems, or facilities for mechanical

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manufacturing, industrial processing, refrigeration, heating, air conditioning, sprinkler or sprinkling system purposes, or parts, materials, devices or appurtenances in connection therewith or for the utilization or operation thereof; provided, however, final connection of any such system or line to a drainage line containing any form of human waste shall be done by a licensed person as stated herein. No person who is not a licensed master drain layer shall engage in the business of drain laying.

191.4 Work by firms or corporations. Any firm or corporation engaged in the business of plumbing shall employ a master plumber, registered as herein provided, as a responsible official and permit applicant. Any firm or corporation engaged in the business of drain laying shall employ a master drain layer, registered as herein provided, as a responsible official and permit applicant.

9. **(Chapter 7 - Sanitary Drainage) - (SECTION 703 BUILDING SEWER)**

703.4 Existing building sewers and drains. When 75% of a plumbing waste system has been replaced, a licensed plumbing contractor shall submit a narrated video of the entire building drain and sewer to the Code Official in the Department of Community Development for review. If the sewer is not obstructed and is not in danger of collapse, it shall be approved for continued use.

Section 500.150. through Section 500.200. (Reserved)⁷

7. Editor's Note: Former Div. 2, Plumbing Regulations, which contained Sections 500.150 through 500.200, as adopted and amended by R.O. 2011 15.08.010--15.08.060; Prior Code §§6-31--6-36; Ord. No. 5301 §1, 9-21-1981; was repealed 10-28-2013 by Ord. No. 6935 §1.

ARTICLE VII
Energy Conservation Code

Section 500.210. Adoption. [Ord. No. 6937 §1, 10-28-2013⁸]

The International Energy Conservation Code, 2012 Edition, as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Energy Conservation Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.220 of this Chapter.

Section 500.220. Additions, Insertions, Deletions and Amendments. [Ord. No. 6937 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Energy Conservation Code, 2012 Edition, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 [CE] - Scope and Administration) - (SECTION C101 SCOPE AND GENERAL REQUIREMENTS)**

C101.1 Title. This Code shall be known as the "Energy Conservation Code of the City of University City, Missouri." It is referred to herein as "this Code."

C101.90 Enforcement agency. The term "Code Official" or "Building Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

2. **(Chapter 1 [CE] - Scope and Administration) - (SECTION C104 INSPECTIONS)**

C104.90 Third-party inspections. All third-party inspections shall be in accordance with Section 110.4.90 of the Building Code of University City.

3. **(Chapter 1 [CE] - Scope and Administration) - (SECTION C108 STOP WORK ORDER)**

C108.4 Failure to comply. Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation

8. **Editor's Note: Section 1 of this ordinance repealed former Art. VII, Energy Conservation Code, as adopted and amended by R.O. 2011 §§15.02.010–150.02.020; Ord. No. 6773 §1, 4-6-2009.**

or unsafe condition, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code.

4. **(Chapter 1 [CE] - Scope and Administration) - (SECTION C109 BOARD OF APPEALS)**

C109.1 General. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

C109.2 Limitations on authority. Delete in its entirety.

C109.3 Qualifications. Delete in its entirety.

5. **(Chapter 1 [RE] Scope and Administration) - (SECTION R101 SCOPE AND GENERAL REQUIREMENTS)**

R101.1 Title. This Code shall be known as the "Energy Conservation Code of the City of University City, Missouri." It is referred to herein as "this Code."

R101.90 Enforcement agency. The term "Code Official" or "Building Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

6. **(Chapter 1 [RE] - Scope and Administration) - (SECTION R104 INSPECTIONS)**

R104.90 Third-party inspections. All third-party inspections shall be in accordance with Section 110.4.90 of the Building Code of University City.

7. **(Chapter 1 [RE] - Scope and Administration) - (SECTION R108 STOP WORK ORDER)**

R108.4 Failure to comply. Any person who shall continue any work 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 condition, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code.

8. **(Chapter 1 [RE] - Scope and Administration) - (SECTION R109 BOARD OF APPEALS)**

R109.1 General. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

R109.2 Limitations on authority. Delete in its entirety.

R109.3 Qualifications. Delete in its entirety.

ARTICLE VIII
Fuel Gas Code

Section 500.230. Adoption. [Ord. No. 6931 §1, 10-28-2013⁹]

The International Fuel Gas Code, 2012 Edition, including appendixes A, B, and C, as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by this reference as if fully set forth herein, is hereby adopted as the Fuel Gas Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.240 of this Chapter.

Section 500.240. Additions, Insertions, Deletions and Amendments. [Ord. No. 6931 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Fuel Gas Code, 2012 Edition, including appendixes A, B, and C, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 - Scope and Administration) - (SECTION 101 (IFGC) GENERAL)**

101.1 Title. These regulations shall be known as the "Fuel Gas Code of the City of University City, Missouri," referred to hereinafter as "this Code."

2. **(Chapter 1 - Scope and Administration) - (SECTION 103 (IFGC) DEPARTMENT OF INSPECTION)**

103.1 General. The term "Department of Inspection" whenever employed herein shall be construed to mean the Department of Community Development of the City of University City, Missouri. The term "Code Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

3. **(Chapter 1 - Scope and Administration) - (SECTION 106 (IFGC) PERMITS)**

106.6.2 Fee schedule. The fees for work shall be as specified by the Mechanical Code and Plumbing Code of the University City Municipal Code.

9. Editor's Note: Section 1 of this ordinance repealed former Art. VIII, Fuel Gas Code, as adopted and amended by R.O. 2011 §§15.03.010—15.03.020; Ord. No. 6774 §1, 4-6-2009.

106.6.3 Fee refunds. The Code Official is authorized to establish a refund policy.

106.90 Qualifications of contractors and workers. The Code Official shall not be required to issue a permit unless the contractor and workers are qualified to carry out the proposed work in accordance with the requirements of this Code. Refusal or inability to comply with Code requirements on other work shall be considered as evidence of lack of such qualifications.

4. **(Chapter 1 - Scope and Administration) - (SECTION 107 (IFGC) INSPECTIONS AND TESTING)**

107.1.2.90 Third-party inspections. All third-party inspections shall be in accordance with the Building Code of University City.

107.90 Extra inspections. In addition to the inspections normally provided, the Code Official shall require that additional inspections or reinspections be conducted due to non-compliance with Code requirements or due to work which is not ready for inspection or not accessible for inspection at the time of a scheduled inspection. Fees for such additional inspections shall be assessed and paid prior to scheduling the next inspection.

5. **(Chapter 1 - Scope and Administration) - (SECTION 108 (IFGC) VIOLATIONS)**

108.4 Violation penalties. Persons who shall violate a provision of this Code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter or repair mechanical work in violation of the approved construction documents or directive of the Code Official, or of a permit or certificate issued under the provision of this Code, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

108.5 Stop work orders. Upon notice from the Code Official that work is being done contrary to the provisions of this Code or in a dangerous or unsafe manner, such work shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's agent, or to the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the Code Official shall not be required to give a written notice prior to stopping the work. Any person who shall continue any work on the system 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 condition, shall be guilty of an ordinance violation, punishable as provided in Section 100.190 of the University City Municipal Code.

6. **(Chapter 1 - Scope and Administration) - (SECTION 109 (IFGC) MEANS OF APPEAL)**

109.1 Application for appeal. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

109.2 Membership of board. Delete in its entirety.

109.2.1 Qualifications. Delete in its entirety.

109.2.2 Alternate members. Delete in its entirety.

109.2.3 Chairman. Delete in its entirety.

109.2.4 Disqualification of member. Delete in its entirety.

109.2.5 Secretary. Delete in its entirety.

109.2.6 Compensation of members. Delete in its entirety.

109.3 Notice of meeting. Delete in its entirety.

109.4 Open hearing. Delete in its entirety.

109.4.1 Procedure. Delete in its entirety.

109.5 Postponed hearing. Delete in its entirety.

109.6 Board decision. Delete in its entirety.

109.6.1 Resolution. Delete in its entirety.

109.6.2 Administration. Delete in its entirety.

109.7 Court review. Delete in its entirety.

ARTICLE VIIIA
Swimming Pool and Spa Code

Section 500.243. Adoption. [Ord. No. 6939 §1, 10-28-2013]

The International Swimming Pool and Spa Code, 2012 Edition, as published by the International Code Council, Inc., one (1) copy of which was on file in the office of the City Clerk for a period of ninety (90) days prior to the adoption of this Chapter and available for public use, inspection and examination, and a copy of which is attached hereto and incorporated by reference as if fully set forth herein, is hereby adopted as the Swimming Pool and Spa Code of the City of University City, Missouri, subject to the amendments, additions, insertions, deletions and changes set out in Section 500.245 of this Chapter.

Section 500.245. Additions, Insertions, Deletions and Amendments. [Ord. No. 6939 §1, 10-28-2013]

A. The following numbered Sections and Subsections of the International Swimming Pool and Spa Code, 2012 Edition, as published by the International Code Council, Inc., are hereby amended by additions, insertions, deletions and changes so that such Sections and Subsections shall read as follows:

1. **(Chapter 1 - Scope and Administration) - (SECTION 101 GENERAL)**

101.1 Title. These regulations shall be known as the "Swimming Pool and Spa Code of the City of University City, Missouri," hereinafter referred to as "this Code."

2. **(Chapter 1 - Scope and Administration) - (SECTION 103 DEPARTMENT OF BUILDING SAFETY)**

103.1 Creation of enforcement agency. The term "Department of Building Safety" whenever employed herein shall be construed to mean the Department of Community Development of the City of University City, Missouri. The term "Code Official" shall be construed to mean the Building Commissioner of the City of University City, Missouri or the duly authorized representative of the Building Commissioner.

3. **(Chapter 1 - Scope and Administration) - (SECTION 105 PERMITS)**

105.3.90 Rejected application. Rejected applications will be held on file for 60 days after the date of rejection. If the required information or corrections are not received within this period of time, the application shall be deemed to have been abandoned.

105.6.2 Fee schedule. Fees for work including the construction, alteration, movement, renovation, replacement, repair or

maintenance of aquatic vessels shall be paid as required, in accordance with the Building, Mechanical, Electrical, Plumbing, Energy Conservation, or other applicable Code.

105.6.3 Fee refunds. The Building Commissioner is authorized to establish a refund policy.

4. **(Chapter 1 - Scope and Administration) - (SECTION 107 VIOLATIONS)**

107.4 Violation penalties. Any person who shall violate a provision of this Code, or who shall fail to comply with any of the requirements thereof, or who shall erect, move, construct, alter, remove, demolish or repair an aquatic vessel in a manner that is not in compliance with an approved plan or directive of the Building Official, or of a permit issued under the provisions of this Code, or who shall start any work requiring a permit without first obtaining the permit therefor, or who shall continue any work in or about a structure after having been served a stop work order, except such work as that person has been directed to perform to remove a violation or unsafe condition; or any owner or tenant of a building or premises, or any other person, who takes part or assists in any violation of this Code or who has charge of any building, premises, or part thereof in which such violation shall exist, shall upon conviction thereof be subject to the penalties provided in Section 100.190 of the University City Municipal Code. Each day that a violation continues after a notice is served shall be deemed a separate offense.

107.5 Stop work orders. Upon notice from the Building Commissioner, work on any system that is being done contrary to the provisions of this Code or in a dangerous or unsafe manner shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, or to the owner's agent, or to the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the Building Commissioner shall not be required to give a written notice prior to stopping the work. Any person who shall continue any work in or about the structure 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 condition, shall be liable as provided by law.

5. **(Chapter 1 - Scope and Administration) - (SECTION 108 MEANS OF APPEAL)**

108.1 Application for appeal. University City Building Code Section 113 shall be applicable for all appeals involving this Code.

108.2 Membership of board. Delete in its entirety.

108.2.1 Qualifications. Delete in its entirety.

- 108.2.2 Alternate members.** Delete in its entirety.
- 108.2.3 Chairman.** Delete in its entirety.
- 108.2.4 Disqualification of a member.** Delete in its entirety.
- 108.2.5 Secretary.** Delete in its entirety.
- 108.2.6 Compensation of members.** Delete in its entirety.
- 108.3 Notice of meeting.** Delete in its entirety.
- 108.4 Open hearing.** Delete in its entirety.
- 108.4.1 Procedure.** Delete in its entirety.
- 108.5 Postponed hearing.** Delete in its entirety.
- 108.6 Board decision.** Delete in its entirety.
- 108.6.1 Resolution.** Delete in its entirety.
- 108.6.2 Administration.** Delete in its entirety.
- 108.7 Court review.** Delete in its entirety.

6. **(Chapter 3 - General Compliance) - (SECTION 305 BARRIER REQUIREMENTS)**

305.1 General. The provisions of this Section shall apply to the design of barriers for aquatic vessels. These design controls are intended to provide protection against potential drowning and near drowning by restricting access to such vessels. These requirements provide an integrated level of protection against potential drowning through the use of physical barriers and warning devices.

Exceptions: Spas and hot tubs with a lockable safety cover that complies with ASTM F 1346.

305.2.4 Mesh restraining barrier/fence. Delete in its entirety.

305.3 Gates. Access gates shall comply with the requirements of Sections 305.3.1 through 305.3.3 and shall be equipped to accommodate a locking device. Pedestrian access gates shall open outward away from the vessel, shall be no more than 40 inches wide, shall be self-closing and have a self-latching device.

305.3.90 Non-pedestrian gates prohibited. Gates not intended for pedestrian use in all R-2 and R-3 occupancies shall be prohibited.

7. **(Chapter 3 - General Compliance) - (SECTION 310 SUCTION ENTRAPMENT AVOIDANCE)**

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310.1 General. Suction entrapment avoidance for aquatic vessels shall be provided in accordance with APSP 7.

ARTICLE IX
Condominiums

**Section 500.250. Condominium Conversions. [R.O. 2011
§15.12.010; Prior Code §18-126; Ord. No. 5190 §1]**

- A. *Application.* Any developer who wishes to convert a building to a condominium shall submit ten (10) copies of an application addressed to the City Council and delivered to the City Manager. The application shall identify the premises by street address, describe the premises and the proposed improvements and shall certify that the condominium conversion will be consistent with the development standards contained herein.
- B. *Development Standards.* The City Council shall not give approval to any application for a condominium conversion unless it is satisfied that the development will comply with the following development standards:
1. Each condominium unit and all other portions of the property are in compliance with the applicable provisions of the codes governing existing buildings and their premises;
 2. Smoke detectors are installed in each dwelling unit in accordance with Building Code requirements for new construction;
 3. All units are provided with separate gas and electric meters for each unit;
 4. All units are provided with separate water meters and individual water shutoff valves for each unit or provisions are made for equitable sharing of water costs where it is not possible to install separate meters;
 5. Separate shutoff valves are installed on the hot and cold water supply lines at each plumbing fixture. Separate shutoff valves are installed on gas lines at each furnace, water heater and other gas appliance;
 6. The condominium documents include a clear and understandable statement governing the responsibilities for maintaining all common areas and all portions of the electric, gas, heating, water, plumbing, sewage and drainage systems;
 7. Each tenant is given at least ninety (90) days' notice in writing of the intent to convert to a condominium. The developer shall certify to the City Manager that it has given such notice to each tenant.
- C. *Inspection.* The owner of the property shall request, with the application for conversion, an inspection of the entire premises and every dwelling unit therein by sending a written request for such inspections to the Building Commissioner and paying the established inspection fees in full. The Building Commissioner shall cause the

inspection of the structure and its premises for the purpose of determining compliance with the provisions of applicable codes, but the owner shall be responsible for providing access to all parts of the premises.

- D. *Approval.* After administrative review, the application shall be forwarded to the City Council together with a report from the City Manager. The City Council may defer action on an application until it receives a full report of all inspections. The City Council shall review the report of the City Manager and may require the applicant to appear before the City Council prior to making its determinations. Upon finding the application in proper order and determining that the condominium will be in compliance with the development standards contained in this Section, the City Council shall approve the application for condominium conversion by resolution.
- E. *Recording.* No condominium conversion documents shall be recorded in the office of the County Recorder of Deeds or have any validity until the application for such condominium conversion shall have been approved as provided by this Section.
- F. *Occupancy Permit.* It is unlawful for any person to occupy, or for any owner or agent thereof to permit occupancy or the use of any building or part thereof hereafter converted to a condominium, until a certificate of occupancy has been issued by the Building Commissioner, certifying that the conversion complies with the development standards contained in this Section; except that any use or occupancy which was not discontinued during the conversion shall be discontinued within thirty (30) days after the conversion of a unit to a condominium unless the required certificate is obtained from the Building Commissioner. It is unlawful for any person to knowingly make any false statement in their application for an occupancy permit as to the names, ages, relationship or number of occupants who will occupy the unit.

ARTICLE X

**Energy Efficiency, Renewable Energy and Greenhouse Gas
Reduction Policy**

**Section 500.260. Energy Efficiency, Renewable Energy and
Greenhouse Gas Reduction Policy. [Ord. No. 6956 §§1 – 5,
5-12-2014]**

- A. This Article constitutes the Energy Efficiency, Renewable Energy and Greenhouse Gas Reduction Policy of the City of University City for new municipal construction and major remodels of municipal buildings.
- B. As used in this Article, the following terms shall have the meanings indicated:

MAJOR REMODELS —

- 1. Projects in buildings with over five thousand (5,000) square feet of building floor plan, which projects have a reasonable potential for energy efficiency upgrades, for example: replacing twenty-five percent (25%) or more of a building heating or cooling system; replacing twenty-five percent (25%) or more of the building lighting; involving removal of over twenty-five percent (25%) of a building roof; or involving work on over twenty-five percent (25%) of a building's exterior walls and/or windows.
- 2. The term "major remodels" does not include cosmetic remodels, emergency repairs or regular maintenance. When regular maintenance includes HVAC or lighting equipment replacement, new equipment to be installed shall conform to Subsection (C)(2) below.

RENEWABLE ENERGY PRODUCTION FACILITIES — Any and all equipment, systems or techniques put in service, within or outside the boundaries of University City, to generate energy from sources that are not depletable and which effectively reduce or eliminate carbon dioxide emissions in the energy production process.

- C. The Department of Community Development is hereby directed to implement the following energy efficiency, renewable energy and greenhouse gas reduction measures for new municipal buildings, major remodels of municipal buildings and cost-effective opportunities for renewable energy production:
 - 1. Requests for proposals for services or bid documents issued for construction of new municipal buildings and major remodels shall state the high priority of energy efficiency, overall sustainability and greenhouse gas reduction based on a twenty-year life cycle of building operation. The City shall specify the utility rates for natural gas, electricity, water, sewer and the environmental cost of carbon dioxide emissions to be used in the cost estimates required in Subsection (C)(2) below.

2. All projects, prior to approval for construction, will be required to demonstrate that the following analyses support the final project delivered:
 - a. Estimate the energy consumption and long-term operating costs of the building built to minimum code requirements;
 - b. Propose energy efficiency measures based on current technology and site location that exceed current City energy code requirements by a minimum of thirty percent (30%);
 - c. Estimate the energy consumption and long-term operating costs from the measures proposed in Subsection (C)(2)(b);
 - d. Estimate the reduction in carbon dioxide produced between Subsection (C)(2)(a) and (C)(2)(b) and value this reduction at not less than twenty dollars (\$20) per ton per year;
 - e. Provide a life cycle analysis of the costs and benefits of proposed measures, including the value of Subsection (C)(2)(d) based on a twenty-year analysis period for measures proposed in Subsection (C)(2)(b); and
 - f. Include all measures proposed in Subsection (C)(2)(b) that provide the project a fifteen-year payback or provide a yield equal to or better than that earned on the reserve fund.
 3. Licensed design professionals providing services for a project and providing energy analyses pursuant to Subsection (C)(2) will be required to demonstrate capability and experience with energy analyses, or to hire consultants with the necessary expertise.
 4. The City shall commission all building projects in accordance with the United States Green Building Council's enhanced commissioning guidelines for leadership in energy and environmental design (LEED) certification.
- D. For the purpose of educating the public on the benefits of energy efficiency, renewable energy production and greenhouse gas reduction:
1. Results of energy analyses submitted pursuant to this Article shall be documented and available via the City website.
 2. The results of Subsection (D)(1) shall be compared to the adopted minimum code requirements of St. Louis County and the State of Missouri.
 3. The energy efficiency and greenhouse gas reduction features incorporated into any project shall be publicized through educational displays during construction and in the completed building project.

4. Documentation of greenhouse gas reduction shall be consistent with audit practices necessary for trading carbon credits.
- E. For the purpose of developing renewable energy production facilities within or beyond the City limits for the benefit of the City and its residents:
1. The City will embark on renewable energy projects that demonstrate an ability to pay for themselves over a fifteen-year period or provide the City with a yield that is equal to or better than the yield on the reserve fund.
 2. To maximize the economic benefit to the City, the City will endeavor to develop partnerships with the private sector, where and when reasonable, in the development of renewable energy projects with the intent of monetizing tax benefits available to the private sector.
 3. For purposes of public education, the City will document and display for public information the amount of energy produced with renewable energy projects, the economic benefit of this production to the City and the effective reductions in carbon dioxide emissions.

ARTICLE XI
Explosives Code

Section 500.270. Adoption Of County Code. [Ord. No. 7063, 11-27-2017]

- A. The Explosives Code, as adopted by County of Saint Louis, Missouri, through last amendatory ordinance 18,693, and approved November 12, 1997, by the County of Saint Louis, Missouri, is hereby adopted as the Explosives Code of the City of University City, Missouri, a copy of which is attached to Ord. No. 7063 and held on file in the City offices, as if fully set out herein.
- B. All ordinances, parts of ordinances or provisions of the Municipal Code of the City of University City, Missouri, in conflict with any provisions of this ordinance are hereby repealed.

Section 500.280. Explosives Code Of St. Louis County. [Ord. No. 7063, 11-27-2017]

Explosives Code Chapter 711

711.010 Citation of Chapter. This Chapter shall be known and may be cited as "The Explosives Code."

(O. No. 2703)

711.020 Definitions. When used in this Chapter:

- (1) *County*: Unless otherwise specified, shall mean that part of St. Louis County outside of incorporated cities and towns and villages.
- (2) *Director*: Shall mean the Director of Public Works of St. Louis County, Missouri, and shall include his authorized agents.
- (3) *Explosives and explosive materials*: When used herein shall mean gunpowder used for blasting, all forms of high explosives, fuses, detonators and other detonating agents, smokeless powders, and any chemical compound or mechanical mixture that is commonly used or intended for the purpose of producing an explosion containing any oxidizing and combustible units or other ingredients in such proportions, quantities, or packing, that ignition by fire, by friction, by concussion, by percussion, by detonation of, by any part of the compound or mixture may cause such a sudden generation of highly heated gasses that the resultant gas pressures are capable of producing destructive effects on contiguous objects or of destroying life or limb; but explosives shall not include small arms ammunition, gasoline, kerosene, or oils, greases or other petroleum products intended for lubrication purposes. For the purposes of this ordinance, explosives shall be classified as Class A, high explosives and Class B, low explosives and said classifications shall be as follows:

Class A, high explosives: Those explosives possessing detonating qualities such as dynamite, nitroglycerin, picric acid, lead azide, fulminate of mercury, smokeless powder, blasting caps and detonating primers.

Class B, low explosives: Those explosives not otherwise specified herein as Class A Explosives, including, but not limited to, explosives presenting a flammable hazard such as propellant explosives and photographic flash powder.

- (4) *Blasting agent*: Shall mean any material or mixture consisting of a fuel and oxidizer intended for blasting, not otherwise classified herein as an explosive, in which none of the ingredients are classified as explosives provided that the finished product, as mixed and packaged for use or shipment, cannot be detonated by means of a No. 8 test blasting cap when unconfined.
- (5) *Blasting Cap No. 8*: A No. 8 test blasting cap is one containing two (2) grams of a mixture of eighty percent (80%) mercury fulminate and twenty percent (20%) potassium chlorate or a cap of equivalent strength.
- (6) *Pyrotechnics*: Shall mean and include any combustible or explosive composition or manufactured articles designated and prepared for the purpose of producing audible or visual effects which are commonly referred to as fireworks.
- (7) *Person*: Shall mean any individual, firm, co-partnership, corporation, company, association, joint stock association, and including any trustee, receiver, assignee or personal representative thereof.
- (8) *Singular and plural*: Words used in the singular number shall include the plural and in the plural the singular.
- (9) *Small arms ammunition*: Shall mean any shotgun, rifle, pistol or revolver cartridge.
- (10) *Scaled distance*: Shall mean the actual distance (in feet) to the nearest structure, divided by the square root of the maximum explosive weight (in pounds) per eight-millisecond (or greater) delay. If delay intervals less than eight (8) milliseconds are employed or if instantaneous blasting is employed, scaled distance shall be computed by dividing the actual distance (in feet) by the square root of the total explosive weight in pounds.
- (11) *Uncontrolled structures*: Shall mean any building not owned or controlled by the explosives user.

(O. No. 17057, 6-6-94)

711.025 Contracting with Municipalities for Code Enforcement. The Director of Public Works, with the approval of the County Executive of St. Louis County, is hereby authorized to contract with municipalities within St. Louis County, Missouri, to provide appropriate Explosives Code enforcement and further to collect fees for applicable permits, licenses and inspections issued or made pursuant to such contracts. Contracts shall be approved by the Director of Public Works and shall be approved as to legal form by the County Counselor. No contract shall be entered into until the municipality desiring to contract with St. Louis County for Explosives Code enforcement shall first have duly adopted appropriate legislation authorizing said contract (a certified copy to be attached to and made a part of the contract) and duly adopted an Explosives Code identical in substance to this code.

(O. No. 18693, 11-12-97)

711.030 Explosives Control Advisory Board — Creation, Duties. There is hereby created an Explosives Control Advisory Board, composed of three (3) resident freeholders holding no other County Office who shall be appointed by the County Executive, subject to confirmation by the Council. Of the members appointed first, one (1) shall serve a term of one (1) year, one (1) a term of two (2) years, and one (1) a term of three (3) years, but thereafter all members shall serve for a term of three (3) years except those appointed to fill a vacancy occurring during the term of a member. Each of those appointed shall have had at least five (5) years' experience in the handling, manufacture, or use of explosives. The Explosives Control Advisory Board shall meet at least once a month and at such other times as may be set by the Board, or at the request of the Director and as may be determined by the Board, for the purpose of assisting and advising with the Director in connection with the provisions of this Chapter.

(O. No. 2703)

711.040 Scope. This Chapter shall apply to the manufacture, storage, sale, transportation or use of explosives and blasting agents in the County. It shall not apply to the discharge of small arms ammunition when discharged in connection with hunting or target shooting or other lawful uses connected with firearms.

(O. No. 2703)

711.050 Exception. Military or Governmental Use. Nothing contained in this Chapter shall be construed as applying to the regular military or naval forces of the United States, the duly authorized Militia of the State, the Police or Fire Departments or to regular employees of the County in the proper performance of their official duties.

(O. No. 2703)

711.060 Exception. Amount of Explosives. It shall be unlawful for any person to possess, store, stock or hold for resale, any amount of explosives, blasting agents or blasting caps unless such person has first obtained a written permit therefore from the Director as hereinafter provided, except for the following items and amounts:

- (1) Thirty (30) pounds of smokeless powder and one thousand (1,000) small arms primers for hand loading of small arms ammunition.
- (2) Thirty (30) pounds of explosives or blasting agents in industrial research laboratories and laboratories of technical institutes, colleges, universities and similar institutions.
- (3) Pyrotechnics which shall be governed by other ordinances of the County.

(O. No. 10039, 1-9-81)

711.070 Permit — Storage of Explosives — Requirements. Application for such permit to possess, store, stock or hold for sale those items specified in Section 711.070 hereof shall be made to the Director at the Courthouse on forms provided and shall contain the following information:

- (1) Name of applicant.
- (2) Address of residence.
- (3) Place of business.
- (4) Occupation.
- (5) Age.
- (6) Experience in the use of explosives and such other information relative thereto as the Director may prescribe or require.
- (7) Maximum amount of each kind of explosives, blasting agents or blasting caps applicant intends to store or stock at any one (1) time and the location and type of construction of the magazine or storage place of same.

(O. No. 10039, 1-9-81)

711.080 Permit Shall Be Granted — When. A person shall be entitled to a permit to store or stock explosives or blasting agents in the County who has met the following requirements:

- (1) Filed an application as provided in Section 711.070 hereof.
- (2) Secured whatever construction, occupancy or other permits which the applicant may otherwise be required by law to obtain.
- (3) Obtained a proper storage facility for the storage of such explosives as the same may be required by this Chapter.

(O. No. 10038, 1-9-81)

711.090 Storage of Explosives.

1. No person shall store any explosive materials in a manner not in conformity to this Chapter.
2. Any change, addition, or modification to an approved storage facility shall not be made unless authorized by a new permit under Section 711.080.

(O. No. 10039, 1-9-81)

711.100 Types of Storage Facilities. For purposes of this Chapter, there shall be five (5) types of storage facilities. These types, together with the classes of explosive materials which shall be stored therein, are as follows:

- (a) Type 1 storage facilities. Permanent storage facilities for the storage of high explosives, subject to the limitations prescribed by sections 711.130 and 711.146. Other classes may also be stored therein.
- (b) Type 2 storage facilities. Portable indoor and outdoor storage facilities for the storage of high explosives, subject to the limitations prescribed by sections 711.130, 711.134(b) and 711.146. Other classes may also be stored therein.
- (c) Type 3 storage facilities. Portable outdoor facilities for the temporary storage of high explosives while attended (for example, a "day-box"), subject to the limitations prescribed by sections 711.130 and 711.146. Other classes may also be stored therein.
- (d) Type 4 storage facilities. Facilities for the storage of low explosives, subject to the limitations prescribed by sections 711.130(b), 711.138(b) and 711.146. Blasting agents may also be stored therein.
- (e) Type 5 storage facilities. Facilities for the storage of blasting agents, subject to the limitations prescribed by sections 711.130(a) and (c), 711.140(b), and 711.146.

(O. No. 10039, 1-9-81)

711.110 Inspection of Storage Facilities. Any person storing explosive materials shall open and inspect his storage facilities at intervals not greater than three (3) days to determine whether the explosives therein are intact and to determine whether there has been unauthorized entry or attempted entry into the storage facilities or the unauthorized removal of facilities or their contents.

(O. No. 10039, 1-9-81)

711.115 Storage Records to Be Kept. Records shall be kept of all Class A high explosives when such are kept in or on any premises in the portions of the County covered by this Chapter or when stored in facilities licensed under the terms of this Chapter. Such records shall consist of:

- a. Quantities of all materials entering or leaving the facility.

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- b. Dates and times of all material entering or leaving the facility or premise.
- c. A description, brand name and serial number(s) of all involved material.
- d. Names of the person(s) removing any involved material and the reason for the removal.
- e. Any other information that the Director may require in a written notification to the licensee or permittee.

Such written records shall be kept at or near the storage facility and shall be available at all times to the Director or his agent.

(O. No. 10039, 1-9-81)

711.120 Removal of Explosive Materials. All explosive materials must be kept in storage facilities meeting the standards prescribed by this Chapter unless they are:

- (a) In the process of manufacture, or
- (b) Being physically handled in the operating process of a licensee or user, or
- (c) Being used, or
- (d) Being transported to a place of storage or use by a permittee or by a person who has lawfully acquired explosive materials in the manner required by this Chapter.

(O. No. 10039, 1-9-81)

711.130 Location of Storage Facilities.

- (a) (1) Except as otherwise provided in this Chapter, storage facilities in which any explosive materials are stored shall be located at minimum distances from inhabited buildings, passenger railways, public highways, and from other storage facilities in which explosive materials are stored as specified in the American Table of Distances (Appendix A). Provided, that this table shall not apply to any indoor storage facility. When a storage facility is not barricaded, the distances shown in the American Table of Distances shall be doubled. For purposes of this paragraph, a storage facility shall be deemed barricaded when it is effectually screened from inhabited buildings, passenger railways, public highways, and other storage facilities in which explosive materials are stored either by a natural or artificial barricade of such height that a straight line from the top of any side wall of the storage facility to the eave line of such other inhabited building or storage facility, or to a point twelve (12) feet above the center of a passenger railway or public highway, will pass through such intervening barricade.

- (2) If any two (2) or more storage facilities are separated from each other by less than the distances specified in Appendix A, then such two (2) or more storage facilities, as a group, shall be considered as one (1) storage facility, and the total quantity of explosive materials stored in such group shall be treated as if stored in a single facility and shall comply with the minimum of distances specified in Appendix A from other storage facilities, inhabited buildings, passenger railways, and public highways.
- (b) Storage facilities in which low explosives are stored shall be located at minimum distances from inhabited buildings, passenger railways, public highways, and from other storage facilities in which explosive materials are stored as specified in the table of distances for storage of low explosives as set forth in 27 CFR Section 181.199. Provided, that this table shall not apply to any indoor storage facility. The distances shown therein shall not be reduced by the presence of barricades.
- (c) Ammonium nitrate and storage facilities in which blasting agents are stored shall be located at minimum distances from storage facilities containing high explosives or blasting agents as specified in the Table of Recommended Separation Distances of Ammonium Nitrate and Blasting Agents from Explosives or Blasting Agents as set forth in 27 CFR Section 181.200.

(O. No. 10039, 1-9-81)

711.132 Construction of Type 1 Storage Facilities. A type 1 storage facility shall be a permanent structure: a building, an igloo or Army-type structure, a tunnel, or a dugout. It shall be bullet-resistant, fire-resistant, weather-resistant, theft-resistant, and well ventilated.

- (a) Buildings. All building-type storage facilities shall be constructed of masonry, wood, metal, or a combination of these materials and shall have no openings except for entrances and ventilation. Ground around such storage facilities shall slope away for drainage.
 - (1) Masonry wall construction. Masonry wall construction shall consist of brick, concrete, tile, cement block, or cinder block and shall be not less than six (6) inches in thickness. Hollow masonry units used in construction shall have all hollow spaces filled with well-tamped coarse dry sand or weak concrete (a mixture of one (1) part cement and eight (8) parts of sand with enough water to dampen the mixture while tamping in place). Interior walls shall be covered with a nonsparking material.

- (2) Fabricated metal wall construction. Metal wall construction shall consist of sectional sheets of steel or aluminum not less than number 14 gauge, securely fastened to a metal framework. Such metal wall construction shall be either lined inside with brick solid cement blocks, hardwood not less than four (4) inches in thickness, or shall have at least a six-inch sand fill between interior and exterior walls. Interior walls shall be constructed of or covered with a nonsparking material.
- (3) Wood frame wall construction. The exterior of outer wood walls shall be covered with iron or aluminum not less than number 26 gauge. An inner wall of nonsparking material shall be constructed so as to provide a space of not less than six (6) inches between the outer and inner walls, which space shall be filled with coarse dry sand or weak concrete.
- (4) Floors. Floors shall be constructed of a nonsparking material and shall be strong enough to bear the weight of the maximum quantity to be stored.
- (5) Foundations. Foundations shall be constructed of brick, concrete, cement block, stone, or wood posts. If piers or posts are used, in lieu of a continuous foundation, the space under the buildings shall be enclosed with metal.
- (6) Roof. Except for buildings with fabricated metal roofs, the outer roof shall be covered with no less than number 26 gauge iron or aluminum fastened to seven-eighth-inch sheathing.
- (7) Bullet-resistant ceilings or roofs. Where it is possible for a bullet to be fired directly through the roof and into the storage facility at such an angle that the bullet would strike a point below the top of inner walls, storage facilities shall be protected by one of the following methods:
 - (i) A sand tray shall be located at the tops of inner walls covering the entire ceiling area, except that necessary for ventilation, lined with a layer of building paper, and filled with not less than four (4) inches of coarse dry sand.
 - (ii) A fabricated metal roof shall be constructed of three-sixteenth-inch plate steel lined with four (4) inches of hardwood. (For each additional one-sixteenth-inch of plate steel, the hardwood lining may be decreased one (1) inch.)

- (8) Doors. All doors shall be constructed of one-fourth-inch plate steel and lined with two (2) inches of hardwood. Hinges and hasps shall be attached to the doors by welding, riveting or bolting (nuts on inside of door). They shall be installed in such a manner that the hinges and hasps cannot be removed when the doors are closed and locked.
 - (9) Locks. Each door shall be equipped with two (2) mortise locks; or with two (2) padlocks fastened in separate hasps and staples; or with a combination of mortise lock and a padlock; or with a mortise lock that requires two (2) keys to open; or a three-point lock. Locks shall be five-tumbler proof. All padlocks shall be protected with one-fourth-inch steel caps constructed so as to prevent sawing or lever action on the locks or hasps. All doors shall be kept locked at all times, except during placement and removal of stocks of explosives, or during repairs to storage facilities.
 - (10) Ventilation. Except at doorways, a two-inch air space shall be left around ceilings and the perimeter of floors. Foundation ventilators shall be not less than four (4) by six (6) inches. Vents in the foundation, roof, or gables shall be screened and offset.
 - (11) Exposed metal. No sparking metal construction shall be exposed below the top of walls in the interior of storage facilities, and all nails therein shall be blind-nailed or countersunk.
- (b) Igloos, Army-type structures, tunnels, and dugouts. Igloo, Army-type tunnel, and dugout storage facilities shall be constructed of reinforced concrete, masonry, metal, or a combination of these materials. They shall have an earth mound covering of not less than twenty-four (24) inches on the top, sides and rear. Interior walls and floors shall be covered with a nonsparking material. Storage facilities of this type shall also be constructed in conformity with the requirements of paragraph (a)(4) and paragraphs (a)(8) through (11) of this Section.

(O. No. 17057, 6-6-94)

711.134 Construction of Type 2 Storage Facilities. A type 2 storage facility shall be a box, a trailer, a semitrailer or other mobile facility. It shall be bullet-resistant, fire-resistant, weather-resistant, theft-resistant, and well ventilated. Except as provided in paragraph (c) of this Section, hinges and hasps shall be attached to the covers or doors in the manner prescribed in Section 711.132(a)(8) and the locking system shall be that prescribed in Section 711.132(a)(9).

- (a) Outdoor storage facilities. Outdoor storage facilities shall be at least one (1) cubic yard in size and supported in such a manner so as to prevent direct contact with the ground. The sides, bottoms, tops, and covers or doors shall be constructed of one-fourth-inch steel and shall be lined with two (2) inches of hardwood. Edges of metal covers shall overlap sides at least one (1) inch. The ground around such storage facilities shall slope away for drainage. When unattended, vehicular storage facilities shall have wheels removed or shall be otherwise effectively immobilized by kingpin locking devices or other methods approved by the Director.
- (b) Indoor storage facilities. No indoor facility for the storage of high explosives shall be located in a residence or dwelling. When located in a warehouse, wholesale, or retail establishment, such storage facilities shall be provided with substantial wheels or casters to facilitate removal therefrom. No more than two (2) indoor storage facilities shall be kept in any one (1) building. Two (2) storage facilities may be kept in the same building only when one (1) is used for the storage of blasting caps, squibs, or similar items and the other facility is used for the storage of other high explosives. Each storage facility shall be located on the floor nearest the ground level and within ten (10) feet of an outside exit. Indoor storage facilities within one (1) building shall be separated by a distance of not less than ten (10) feet. No indoor storage facility shall contain a quantity of high explosives in excess of fifty (50) pounds or more than five thousand (5,000) blasting caps. Indoor facilities shall be of wood or metal construction as prescribed in paragraphs (b)(1) or (2) of this Section.
 - (1) Wood construction. Wood indoor storage facilities shall have sides, bottoms, and covers or doors constructed of two-inch hardwood and shall be well braced at corners. They shall be covered with sheet metal of not less than number 20 gauge. Nails exposed to the interior of such facilities shall be countersunk.
 - (2) Metal construction. Metal indoor storage facilities shall have sides, bottoms, and covers or doors constructed of number 12 gauge metal and shall be lined inside with a nonsparking material. Edges of metal covers shall overlap sides at least one (1) inch.

- (c) Cap boxes. Storage facilities for blasting caps in quantities of one hundred (100) or less shall have sides, bottoms, and covers constructed of number 12 gauge metal and lined with a nonsparking material. Hinges and hasps shall be attached thereto by welding. A single five-tumbler proof lock shall be sufficient for locking purposes.

(O. No. 10039, 1-9-81)

711.136 Construction of Type 3 Storage Facilities. A type 3 storage facility shall be a "day-box" or other portable facility. It shall be constructed in the same manner prescribed for type 2 outdoor storage facilities in Section 711.134(a), except that it may be less than one (1) cubic yard in size, and shall be bullet-resistant, fire-resistant, weather-resistant, theft-resistant, and well ventilated. Hinges, hasps, locks, and lock protection shall be in conformity with the requirements of Section 711.132(a)(8) and (9). The ground around such storage facilities shall slope away for drainage. No explosive materials shall be left in such facilities if unattended. The explosive materials contained therein must be removed to types 1 or 2 storage facilities for unattended storage.

(O. No. 10039, 1-9-81)

711.138 Construction of Type 4 Storage Facilities. A type 4 storage facility may be a building, an igloo or Army-type structure, a tunnel, a dugout, a box, a trailer, or a semi-trailer or other mobile facility and shall be fire-resistant, weather-resistant, and theft-resistant. It shall be constructed of masonry, metal-covered wood, fabricated metal, or a combination of these materials. The walls and floors of such storage facilities shall be lined with a nonsparking material. The doors or covers shall be metal or solid wood covered with metal. The foundations, locks, lock protection, hinges, hasps, and interior shall be in conformity with the requirements of Section 711.132(a)(5), (8), (9), and (11).

- (a) Outdoor storage facilities. The ground around such storage facilities shall slope away for drainage. When unattended, vehicular storage facilities shall have wheels removed or shall be otherwise effectively immobilized by kingpin locking devices or other methods approved by the Director.
- (b) Indoor storage facilities. No indoor facility for the storage of low explosives shall be located in a residence or dwelling. When located in a warehouse, wholesale, or retail establishment, such storage facilities shall be provided with substantial wheels or casters to facilitate removal therefrom. No more than one (1) indoor storage facility shall be kept in any one building. It shall be located on the floor nearest the ground level and within ten (10) feet of an outside exit. No indoor storage facility shall contain a quantity of low explosives in excess of fifty (50) pounds.

(O. No. 10039, 1-9-81)

711.140 Construction of Type 5 Storage Facilities. A type 5 storage facility may be a building, an igloo or Army-type structure, a tunnel, a dugout, a bin, a box, a trailer, or a semitrailer or other mobile facility and shall be theft-resistant. The doors or covers thereof shall be solid wood or metal. The hinges, hasps, locks, and lock protection shall be in conformity with the requirements of Section 711.132(a)(8) and (9).

- (a) Outdoor storage facilities. The ground around such storage facilities shall slope away for drainage. When unattended, vehicular storage facilities shall have wheels removed or shall be otherwise effectively immobilized by king-pin locking devices or other methods approved by the Director.
- (b) Indoor storage facilities. No indoor storage facility for the storage of blasting agents shall be located in a residence or dwelling.

(O. No. 10039, 1-9-81)

711.143 Smoking and Open Flames. Smoking, matches, open flames, and spark-producing devices shall not be permitted in, or within fifty (50) feet of, any outdoor storage facility.

(O. No. 10039, 1-9-81)

711.146 Storage of Blasting Caps. Blasting caps shall not be stored with other explosive materials in the same storage facility.

(O. No. 10039, 1-9-81)

711.150. Storage Within Types 1, 2, 3, and 4 Facilities.

- (a) Explosive materials within a storage facility shall not be placed directly against interior walls. Any devices constructed or placed within a storage facility shall not interfere with ventilation.
- (b) Containers of explosive materials shall be stored by being laid flat with top sides up. Corresponding classes, grades, and brands shall be stored together within a storage facility in such a manner that class, grade, and brand marks are easily visible upon inspection. Stocks of explosive materials shall be stored so as to be easily counted and checked.
- (c) Except with respect to fiberboard containers, containers of explosive materials shall not be unpacked or repacked inside a storage facility or within fifty (50) feet thereof, and shall not be unpacked or repacked in close proximity to other explosive materials. Containers of explosive materials shall be securely closed while being stored.

- (d) Tools used for opening or closing containers of explosive materials shall be of nonsparking materials, except that metal slitters may be used for opening fiberboard containers. A wood wedge and a fiber, rubber, or wooden mallet shall be used for opening or closing wood containers of explosive materials. Metal tools other than nonsparking transfer conveyors shall not be stored in any storage facility containing high explosives.

(O. No. 10039, 1-9-81)

711.160 Transportation of Explosives in County — Duties of Consignee. When explosives or blasting agents are brought into the County by railroad or other conveyance or means of transportation, for delivery to a consignee, the person in charge of such delivery for such railroad or public conveyance shall notify the consignee immediately upon arrival of such explosives at a railroad station or any other place customarily used by public conveyance for receipt and delivery of shipments, and if said consignee does not remove said explosives from said location within twenty-four (24) hours after such notification, then the person in charge of such railroad station or other conveyance shall immediately notify the Director, and shall remove said explosives beyond the limits of the County, or to a magazine authorized by the Director. The time allowance may be extended by special written permission from the Director, when the Director determines that conditions beyond the control of the consignee prevent the consignee from complying with the provisions of this Section.

(O. No. 2703)

711.170 Failure to Remove Explosives on Arrival — Unlawful. It shall be unlawful for any owner, consignee, agent or employee thereof, having been notified of the arrival of the shipment of explosives as provided in Section 711.160 above, to fail to remove or cause the removal of said explosives within twenty-four (24) hours after receipt of said notice or by the time set by the Director, to some place meeting the requirements of this ordinance.

(O. No. 2703)

711.180 Transportation of Explosives — General Provisions.

1. Explosives shall not be transported through any prohibited vehicular tunnel, subway or over any prohibited bridge, roadway or elevated highway.
2. No person shall smoke, carry matches or any other flame-producing device, or carry any firearms or loaded cartridges while in or near a motor vehicle transporting explosives; or drive, load or unload such vehicle in a careless or reckless manner.
3. Explosives shall not be carried or transported in or upon a public conveyance or vehicle carrying passengers for hire.

4. Explosives may be loaded into and transported on any truck and a full trailer attached thereto provided that there shall be no more than one (1) truck and one (1) trailer comprising the combination.
5. Explosives shall not be transferred from one vehicle to another within the County without first informing the Director and the St. Louis County Police Department. In the event of breakdown or collision, the Director and the St. Louis County Police Department shall be promptly notified to help safeguard such emergencies. Explosives shall be transferred from the disabled vehicle to another only when proper and qualified supervision is provided.
6. It shall be unlawful for any person to transport, haul or otherwise convey blasting caps on the streets and highways of the County on the same vehicle with explosives except that not more than fifty (50) pounds of explosives and not more than twenty-five (25) blasting caps may be transported on the same vehicle if the blasting caps are transported in a container approved by the Director.

(O. No. 2703)

711.190. Transportation Vehicles — Requirements.

1. Vehicles used for transporting explosives shall be strong enough to carry the load without difficulty and be in good mechanical condition. If vehicles do not have a closed body, the body shall be covered with a flame-proof and moistureproof tarpaulin or other effective protection against moisture and sparks. All vehicles used for the transportation of explosives shall have tight floors and any exposed spark-producing metal on the inside of the body shall be covered with wood or other nonsparking materials to prevent contact with packages of explosives. Packages of explosives shall not be loaded above the sides of an open-body vehicle.
2. Every vehicle used for transporting explosives shall be marked or placarded on both sides, front and rear with the word "Explosives" in letters not less than three (3) inches in height in contrasting and clearly readable colors. In addition to such marking or placarding, the vehicle may display, in such a manner that it will be readily visible from all directions, a red flag eighteen (18) inches by thirty (30) inches, with the word "Explosives" painted, stamped or sewed thereon in white letters at least six (6) inches in height.
3. Every motor vehicle used for transporting explosives shall be equipped with one of the following minimum fire extinguishing units:
 - (1) One (1) 2A 40BC fire extinguishing unit; or

- (2) Two (2) 2A 20BC fire extinguishing units.
Only extinguishers listed or approved by Underwriters' Laboratories, Inc., Underwriters' Laboratories of Canada, Factory Mutual Laboratories or by some other nationally recognized fire equipment testing laboratory, shall be deemed suitable for use on explosive-carrying vehicles. Extinguishers shall be filled and ready for immediate use and located near the driver's seat. Extinguishers shall be examined periodically by a competent person.
4. All motor vehicles used for transporting explosives shall meet the following requirements for safe transportation of explosives:
 - (1) Fire extinguishers shall be filled and in working order.
 - (2) All electrical wiring shall be completely protected and securely fastened to prevent short circuiting.
 - (3) Chassis, motor, pan and underside of body shall be reasonably clean and free of excess oil and grease.
 - (4) Fuel tank and feed line shall be secure and have no leaks.
 - (5) Brakes, lights, horn, windshield wipers and steering apparatus shall function properly.
 - (6) Tires shall be checked for proper inflation and defects.
 - (7) The vehicle shall be in proper condition in every other respect and acceptable for handling explosives.
5. Vehicles transporting explosives shall only be drive by, and be in charge of, a driver who is physically fit, careful, capable, reliable, able to read and write the English language, and not addicted to the use or under the influence of intoxicants or narcotics, and not less than twenty-one (21) years of age. He shall be familiar with the traffic regulations, state laws and the provisions of this Chapter.
6. Except under emergency conditions, no vehicle transporting explosives shall be parked before reaching its destination, even though attended, on any public street adjacent to, or in proximity to, any bridge, tunnel, dwelling, building or place where people work, congregate or assemble.
7. No spark-producing metal, spark-producing metal tools, oils, matches, firearms, electric storage batteries, flammable substances, acids, oxidizing materials or corrosive compounds shall be carried in the body of any motor truck and/or vehicle transporting explosives.
8. Vehicles transporting explosives shall avoid congested areas and heavy traffic. Where routes through congested areas have been designated, such routes shall be followed.

9. Delivery shall only be made to authorize persons and/or into authorized magazines or approved temporary storage or handling areas.

(O. No. 10039, 1-9-81)

711.200 Permit to Explode or Blast Required, Blaster's License.

1. It shall be unlawful, without first having received a permit from the Director, to explode or cause to be exploded, any gunpowder, dynamite, giant powder, gun cotton or other explosive for the purpose of blasting out rock, gravel, earth or other like substance within the County.
2. No person shall use or detonate explosives unless he is in possession of a valid license, obtained from the Director, to use explosives for blasting purposes. This license shall be known as a blaster's license. For the purpose of this Chapter, the Director is authorized to publish qualifications necessary for an applicant to obtain a blaster's license. Such qualifications shall take into consideration age, training, education, and experience in the knowledge and use of explosives and shall include a written examination. A license shall be issued by the Director to any applicant meeting the requirements set forth by the Director for such a license.
3. The handling of explosives may be performed by other employees provided the work is done under the direct supervision of the person holding the permit to use explosives and providing such employees are at least twenty-one (21) years of age.
4. The person possessing a valid blaster's license shall be in charge of all blasting operations. If there is more than one (1) person possessing such a license on any one operation, one (1) will be designated as being blaster in charge and shall be responsible for the entire operation.

(O. No. 2703)

711.210 Application for Permit to Blast — Requirements. Application for a permit to use explosives shall be made to the Director at the Courthouse on forms provided and shall contain the following information:

- (1) Name of applicant.
- (2) Address of residence.
- (3) Place of business.
- (4) Occupation.
- (5) Age.

- (6) The location where the blasting is to be done, the type of blasting material to be used in each charge, the number and location of charges and the manner in which the material is to be detonated.
- (7) The time and date of blasting when requested by the Director.
- (8) The name, age and address of the blaster or blasters who shall be the person or persons who shall actually detonate or have actual charge of the detonation of any explosive or blasting agent.
- (9) Blaster's license number.
- (10) When blasting operations are conducted on a continuous basis, such as quarry blasting and construction work, the Director may, in lieu of (6), above, direct that the applicant furnish the location where blasting is to be done, the type of blasting material generally used, the approximate frequency of detonations based on past performance and the manner in which the explosives are to be detonated.

In addition to the above information, there shall be attached to the application for a permit to blast, the following: A certificate of liability insurance in the minimum amount of five hundred thousand dollars (\$500,000.00) for injury to persons and property resulting from the blasting operations. Such insurance shall be carried in a firm or corporation which has been duly licensed or permitted to carry on such business in the State of Missouri and shall be kept and maintained continuously in force and effect for the duration of the blasting permit.

(O. No. 10039,1-9-81)

711.220 Blasting — Rules and Regulations. All blasting operations within the County shall be conducted in strict accordance with the following rules and regulations and it shall be unlawful for any person to fail to observe and follow said rules and regulations when blasting. In the event there is a violation of said rules and regulations, the Director shall have the power and it shall be his duty to revoke the blasting permit issued in connection with the operation, revoke the license of the blaster in charge, all in accordance with the terms of this Chapter, and in addition, the violator or violators may be punished as otherwise provided by this Chapter for violations thereof.

- (1) Blasting operations shall be carried on with the smallest possible number of persons present.
- (2) All drill holes shall be of sufficient size so that the cartridges of explosives can be easily inserted to the bottom of the hole without forcing or ramming.

- (3) Explosives should not be removed from the original wrapper before being loaded into bore holes except when irregularities of the hole make it impossible to load whole cartridges with safety or in block-holing where small charges are desirable. This rule shall not apply to free running explosives.
- (4) Excessive ramming should be avoided in loading or tamping explosives in a bore hole and wooden tools only, with no exposed metal parts, shall be used for this purpose. In tamping, only hardwood rods without metal parts, other than non-ferrous metal ferrules for extending the length thereof, shall be used.
- (5) When loading free running or bulk explosives, a bronze, wooden or heavy paper funnel should be used unless the explosives can be poured directly from a container into the hole in such a manner as to prevent scattering of loose explosives around the collar of the hole.
- (6) When priming with electric caps, said caps shall be tested with a blasting galvanometer after being loaded but before the hole is stemmed. Primers shall be made up just prior to loading. The cap must be properly embedded in the cartridge and the primer seated in the charge without rough handling.
- (7) When firing with a blasting machine, the blasting machine shall be located at a safe distance to be determined by the blaster.
- (8) When firing by means of a blasting machine, the leading wires shall be kept short-circuited until the shot is ready for firing and shall not be connected to the blasting machine until immediately before the time of firing and shall be disconnected from the blasting machine and short-circuited immediately after firing.
- (9) Electric detonators and blasting circuits shall be tested only by means of a blasting galvanometer designed for this purpose.
- (10) Before firing any blast, all means of access to the danger zone (the extent of which shall be determined by the blaster, but in no case to be closer to the explosion than the blaster himself), shall be effectively guarded to exclude all unauthorized personnel. When practical, the blaster shall then sound a warning of sufficient intensity and duration to be distinctly audible to all persons within the danger zone and all such persons shall retire beyond the danger zone. The danger zone shall then be examined by the blaster to make certain that all persons have retired therefrom to a place of safety. No blast shall be fired while any person is in the danger zone.

- (11) When the point of explosion is within three hundred (300) feet of a roadway, the blaster shall, just prior to the blast, designate a sufficient number of employees of the operator, each carrying a red warning flag, to stop all vehicular and pedestrian traffic on each possible route of travel within three hundred and fifty (350) feet of the point of explosion until the blast has been fired.
- (12) No person shall return to the danger zone until permitted to do so by the blaster as announced by audible or visual signal.
- (13) Immediately following the blast the area shall be examined by the blaster for evidence of misfired charges.
- (14) All misfires shall be reported at once to the superintendent or manager who shall then determine the safe and proper method of disposal. The unexploded charge shall be detonated if such can be accomplished without risk of injury to personnel or damage to property. If repriming is necessary, any stemming present in the hole may be removed by a jet of water. The jetting tool should be of nonsparking metal, rubber or plastic. If electric blasting caps are used for in-the-hole initiation, an air jet should not be used.
- (15) Drilling in any hole that is known to contain or have contained explosives is prohibited until complete neutralization is effected.
- (16) A complete record shall be kept by the blaster showing all misfires and method of disposal.
- (17) In case a charge fires but does not bring down the burden, it is permissible to reload the bore hole, if in suitable condition, but only after the temperature of the hole has been reduced by water or otherwise to not more than one hundred fifty degrees Fahrenheit (150° F.)
- (18) Each blast hole shall be stemmed to the collar or to a point high enough to provide efficient confinement of the charge and to minimize the chance of injury to personnel from flying material. Block holes shall contain at least eighty-five percent (85%) of stemming material. For toe holes, the collar stemming shall in no case be less than one-third the depth of the hole.
- (19) When electric blasting caps are transported in a motor vehicle, equipped with a radio transmitter, they shall either be in their original package or stored in a closed metal box that is lined with a cushioning material such as wood or sponge rubber. When the electric caps are being placed into or removed from the box, the transmitter shall not be used.
- (20) Unless otherwise expressly authorized in writing by the Director, all blasting operations shall be conducted at no less distance from any fixed or mobile radio transmitter than indicated in the following table:

**Minimum Distance
From Blasting
Operations Using**

Transmitter Power Output in Watts	Electric Blasting Caps, in Feet
5 – 25	100
25 – 50	150
50 – 100	220
100 – 250	350
250 – 500	450
500 – 1,000	650
1,000 – 2,500	1,000
2,500 – 5,000	1,500
5,000 – 10,000	2,200
10,000 – 25,000	3,500
25,000 – 50,000	5,000
50,000 – 100,000	7,000

When it can be demonstrated by means of approved tests that electric blasting may be carried out at lesser distances from the transmitter than required by the table shown, the Director may allow a variation from the requirements of said table.

When blasting operations are located near highways or other public ways, signs shall be erected at least five hundred (500) feet from the blast areas reading: "BLAST AREA-SHUT OFF ALL TWO-WAY RADIOS." The letters of these signs shall be not less than four (4) inches in height on a contrasting background.

- (21) In no case shall drilling be conducted closer than twenty-five (25) feet to a loaded hole or a hole that is being loaded.
- (22) Holes shall be checked prior to loading to determine depth and condition. Holes may be checked with a dolly or tamping block or by visual inspection with the aid of a mirror. After any explosives have been loaded, all measuring shall be done with a cloth tape or non-ferrous measuring device and lead plumb bob, or a wooden tamping pole or wooden dolly free of exposed metal parts.
- (23) Under no circumstances shall the amount of explosives taken within three hundred (300) feet of a potential point of explosion exceed the amount estimated by the blaster as necessary for the blast. Such explosives shall be stacked in piles at least twenty-five (25) feet from the nearest holes being loaded and at such distances apart, as provided in Section 32, that any premature explosion will not be likely to propagate from one (1) pile to another.

- (24) The explosives containers, if any, shall be opened at the pile and carried up to the hole, one (1) case or unit at a time for immediate loading or placed at a loading station not less than six (6) feet from the hole except that not more than one hundred (100) pounds of explosives shall be allowed at the loading station at any one time. All empty explosives containers (boxes, bags, crates, etc.) shall be properly disposed of, daily, in a safe manner.
- (25) Explosives shall be distributed in such a manner that the distances from storage piles to the allowable maximum quantity of one hundred (100) pounds of explosives at the loading station or between such one hundred pound-loading station piles shall not be less than the quantities shown in the following quantity-distance table:

Pounds of Explosives	Distance Between Piles of Explosives in Feet
Up to 50	21
100	25
200	32
300	37
400	41
500	44
750	50
1,000	55
1,500	64
2,000	70
2,500	75
5,000	96
10,000	123

- (26) Drill holes shall not be sprung when they are less than one hundred (100) feet from the nearest hole containing explosives. Holes that have been sprung shall not be charged with explosives until the maximum temperature in any portion of such holes has been reduced to one hundred fifty degrees Fahrenheit (150° F.). Where possible, water is to be used for cooling purposes.
- (27) When loading a blast primed with detonating fuse, the detonator or detonators required for firing the blast shall not be brought within fifty (50) feet of the hole area nor attached to the detonating fuse until all persons, except the blaster and his assistants, have been cleared from the danger zone.

- (28) In all blasting where the firing of any one (1) hole is likely to break into or damage another hole in the vicinity or where the firing of any hole may propagate the charge in a loaded hole in the vicinity, all holes which have been loaded shall be included and fired in the blast.
- (29) Water standing in blast holes should be bailed out, if possible, or the holes shall be loaded with an explosive of adequate water resistance.
- (30) Blasting crews shall consist of the minimum number of experienced men to do the work in an efficient manner and should be organized carefully and each man assigned to definite tasks to avoid confusion.
- (31) A blast shall be planned before the loading is started. The planned charge for each hole shall be recorded prior to the blast.
- (32) The condition of each hole to be loaded and the amount, height, and position of the explosives charge or charges placed in the hole shall be recorded on a loading chart prior to the blast.
- (33) Members of loading crews engaged in loading blast holes should be prohibited from wearing hobnail or steel-plated shoes to avoid striking sparks on rocks.
- (34) Large dynamite cartridges may be dropped in blast holes only when the hole is free from obstructions to the depth at which the cartridge is to rest.
- (35) Large dynamite cartridges shall not be dropped in blast holes containing excessive water until the charge is above the water level.
- (36) Large dynamite cartridges that have been wedged in a blast hole shall not be tamped with a dolly. After pouring water into the hole, attempts to dislodge or pierce them shall be made with a spear-shaped wooden tamping block or a small-diameter wooden pole.
- (37) Rough or ragged holes and holes partly closed by an obstruction that cannot be readily removed shall be loaded with cartridge dynamite lowered with a rope, with free running powder or dynamite cut in small pieces.
- (38) When loading a long line of holes with more than one (1) loading crew, the crews shall be separated by the greatest practical distance which can be maintained as the loading operations progress and which is consistent with efficient operation and supervision of the crews. Every effort shall be made to keep the loading crews a minimum of twenty-five (25) feet apart and to prevent the simultaneous loading of adjacent holes.
- (39) Excessively large amounts of explosives shall not be delivered to the loading area at one (1) time. If deliveries of explosives are made by truck, the quantity permitted at or near the loading operations shall be limited to one (1) truck load. Other trucks loaded with explosives shall wait or be unloaded in separate safe places away from the loading operations.

- (40) Explosives should be delivered first to the holes farthest from the truck to avoid driving or walking among piles of explosives.
- (41) Explosives in excess of immediate requirements when removed from the main storage magazine and delivered in the vicinity of a blasting operation, shall be stored in a Class II magazine.
- (42) The required stemming or tamping material shall be placed by each hole before the delivery of explosives to the holes is started. Stemming material shall be screened or free from excessively coarse pieces.
- (43) Stemming shall be placed in each hole to avoid damage to the detonating fuse or leg wires of electric detonators.
- (44) A single hole or any number of holes in a row should not be fired when adjacent to or near one (1) or more other holes which are loaded and which are not intended to be fired.
- (45) All detonating fuses shall be covered with adequate stemming where physically possible to reduce noise.
- (46) The detonating fuse shall extend from the hole a distance of one (1) or two (2) feet more than sufficient to compensate for any subsidence, should be drawn taut and made secure on the top where it will not interfere with loading operations or come in contact with explosives on the ground.
- (47) The detonating fuse shall be checked each time before stemming material is used to see that it has not been broken; if it has, it shall be repaired before proceeding.
- (48) When a detonating fuse is used, main or trunk line splices shall be factory splices or tight square knots. No splices or knots shall be used in the drill hole.
- (49) All branch line connections and all connections in the main line other than splices shall be tight and at right angles.
- (50) The main or trunk line shall be laid out free of kinks or coils and all connections shall be inspected before firing the blast.
- (51) When connecting an electric blasting cap to detonating fuse, a connector for the purpose shall be used in accordance with the Director's instructions. The cap may also be securely taped to the detonating fuse.
- (52) Caps shall not be brought to the loading area nor attached to the detonating fuse until all is in readiness to fire the blast.
- (53) Plain detonating fuse may be used for trunk lines or in shallow drill holes, but reinforced or wire protected types shall be used in deep or ragged holes.

- (54) Toe hole blasting is defined as the removing of ledges or high bottoms that remain after a main or primary shot or blast using moderate quantities of explosives loaded in small diameter holes. In toe hole blasting, the charge of explosives shall be pushed to the end of the hole with a wooden pole using care not to block the hole or suitable free-running blasting agents may be blown into the hole with an approved pneumatic loader.
- (55) Secondary blasting is defined as the reduction of oversize material by the use of explosives to facilitate shovel operations or to be accompanied by the crusher. It shall include mud-capping and blockholing. In secondary blasting, wherever practicable, oversize fragments shall be reduced to shovel or crusher size by use of the drop-ball method, except as otherwise directed by the Director.
- (56) Charges of explosives shall be confined in all cases (drill holes) by suitable, inert stemming material
- (57) No person, except the blaster and any others directly engaged in loading block holes, shall be permitted within the immediate area while loading is being performed. Loading of any block hole shall be completed in one (1) continuous operation including insertion of the primer and the stemming.
- (58) Blast matting (which may include earth) shall be required when blast operations and/or geological conditions create fly rock that could damage or injure persons or property, or at the decision of the Director.
- (59) In all blasting operations, except as hereinafter otherwise provided, the maximum peak particle velocity of any one (1) of three (3) mutually perpendicular components of the ground motion in the vertical and horizontal directions shall not exceed two (2) inches per second.
- (60) Instrumentation shall be in good operating condition and be properly calibrated with a current (within one (1) year of date of use) calibration sticker affixed to each instrument. If an instrument(s) is found to be not operating properly or out of calibration, blasting operations shall be halted until the appropriate repairs or recalibration are performed or a proper instrument(s) is provided. Seismograph operator shall be trained in the use of that instrument(s).
- (61) Seismographic instrumentation shall be required on any blast site where the nearest uncontrolled structure or public utility is located within a scaled distance of sixty-five (65) (as defined in Rule 69) or at the request of the Director. An uncontrolled structure is defined as any occupied building not owned or controlled by the explosives user. The seismograph shall be placed at or near the closest uncontrolled structure(s).

- (62) Blasting operations without instrumentation will be considered as being within the limits set forth in this Subsection if at a specified location on at least five (5) blasts instrumentation has shown that the maximum peak particle velocity at the specified location is fifty percent (50%) or less of the limit set forth in this Subsection, and with written permission from the Director, provided, that for all future blasts the scaled distance is equal to or greater than the scaled distance for the instrumental blast. However, if a scaled distance less than thirty-five (35) is employed, a seismograph is required regardless of the seismic readings of previous blasts. "Scaled distance" means the actual distance in feet divided by the square root of the maximum explosive weight in pounds that is detonated per delay period for delay intervals of eight (8) milliseconds or greater. If delay intervals less than eight (8) milliseconds are employed or if instantaneous blasting is employed, scaled distance shall be computed by dividing the actual distance in feet by the square root of the total explosive weight in pounds. When blasting operations are contemplated which would result in ground vibrations that would have a particle velocity of any one (1) of three (3) mutually perpendicular components in excess of two (2) inches per second, blasting operations may proceed after receiving written consent from the property owner or owners affected and the Director.
- (63) (A) Airblast shall be controlled so that it does not exceed the maximum limits specified below at any uncontrolled structure (as defined in rule 68(A)).

Lower frequency limits of measuring system, Hz

	Maximum
(+ 3dB)	level in dB
0.1 Hz or lower — flat response	134 peak
2 Hz or lower — flat response	133 peak
6 Hz or lower — flat response	129 peak
C-weighted, slow response	105 peak dBc

- (B) All measuring systems used shall have a flat frequency response of at least 200 Hz at the upper end.
- (C) The permittee may satisfy the provisions of this Section by meeting any of the four (4) specifications in the chart in Rule 73 of this Section; provided however, the 0.1 Hz or lower-flat response or C-weighted slow response can only be used if approved by the Director.

- (64) When blasting in the vicinity of uncontrolled structures (as defined in Rule 59(A)) the explosives user will determine the structures lying within a scaled distance of thirty-five (35).

The distance will be determined by the following:

D = 35 (W2)

Where D is the distance limit and W is the maximum charge weight per 8 ms delay interval. The explosives user will make a good faith effort to contact the owner of structures within the distance limit and offer to have a pre-blast inspection performed on their structure at no cost to the owner.

(O. No. 17057, 6-6-94)

711.230 Blasting Agents — Transportation, Storage and Use. Unless otherwise set forth in this Chapter, blasting agents shall be transported, stored and used in the same manner as explosives.

(O. No. 2703)

711.240. Buildings Used for Mixing of Blasting Agents — Location. Buildings or other facilities used for mixing blasting agents shall be located, with respect to inhabited buildings, passenger railroads and public highways in accordance with the American Table of Distance (Appendix "A").

- (1) Any oxidizer stored at a closer distance to the blasting agent storage area than as provided in (2) below shall be added to the quantity of blasting agents to calculate the total quantity involved for application of the aforementioned Table.
- (2) Minimum intra-plant separation (distances between mixing units and the oxidizer) storage areas and blasting agent storage areas shall be determined by competent persons and these distances shall be approved by the Director.

(O. No. 2703)

711.250 Buildings Used for Mixing of Blasting Agents — Construction.

1. Buildings used for the maximum of blasting agents shall conform to the requirements of this Section unless otherwise specifically approved by the Director.
 - (1) Buildings should preferably be of noncombustible construction or sheet metal on wood studs.
 - (2) The layout of the mixing building shall be such as to provide physical separation between the finished product storage and the mixing and packaging operation.
 - (3) Floors in storage areas and in the processing plant should be of concrete. Isolated fuel storage shall be provided to avoid contact between molten oxidizer and fuel in case of fire.
 - (4) The building shall be well ventilated.
 - (5) Heat shall be provided exclusively from a unit outside the building.

2. The design of the mixer should minimize the possibility of frictional heating, compaction, and especially, confinement. Open mixers are preferable to enclosed mixers. Bearings and gears should be protected against the accumulation of oxidizer dust. All surfaces should be accessible for cleaning. Mixing and packaging equipment should be constructed of materials compatible with the fuel-oxidizer composition. Mobile equipment, such as ready-mix concrete trucks, shall not be used for blending fuels with oxidizers while in transit on public highways. The provisions of this Section shall be considered when determining blasting agent composition. The sensitivity of the blasting agent shall be determined by means of a No. 8 test blasting cap at regular intervals and after every change in ingredients or composition, or as may be requested by the Director.
3. Oxidizers of small particle size, such as crushed prills or fines, may be more sensitive and hazardous than the ordinary prills and should be handled with greater care.
4. No liquid fuel with higher volatility than that of No. 2 diesel fuel (minimum flash point of one hundred forty-five degrees Fahrenheit (145° F.), ASTM closed-up procedure) shall be used.
5. Crude oil and crankcase oil should not be used because they may contain light ends that offer increased vapor-explosion hazards or gritty particles that tend to sensitize the resulting blasting agent.
6. If solid fuels are used, they shall be chosen so as to minimize dust-explosion hazard.
7. Metal dusts (aluminum powder, etc.), peroxides chlorates, or perchlorates shall not be used unless such operations are conducted in a manner approved by the Director.
8. Unusual compositions shall not be attempted except under the supervision of competent personnel equipped to determine the overall hazard of the resulting compositions.
9. All electrical switches, controls, motors and lights, if allocated in the mixing room, should conform to the requirements of Article 502, Class II, Division 2 of the Electrical Code of St. Louis County; otherwise they should be located outside the mixing room. The frame of the mixer and all other equipment that may be used shall be electrically bonded and provided with a continuous path to the ground.

10. Washdown facilities should be provided. An automatic water-deluge system with adequate capacity is recommended to protect mixers and the finished-explosives storage area in the plant. Floors shall be constructed so as to eliminate open floor drains and piping into which molten materials could flow and be confined in case of fire. The floors and equipment of the mixing and packaging room shall be washed down frequently to prevent accumulation of oxidizers or fuels and other sensitizers. The entire mixing and packaging plant shall be washed down periodically to prevent excessive accumulation of dust.
11. Smoking or open flames shall not be permitted in or within fifty (50) feet of any building or facility used for the mixing of blasting agents.
12. Empty oxidizer bags shall be disposed of daily in a safe manner.
13. Not more than one (1) day's production of blasting agents or the limit determined by the American Table of Distances (Appendix A), whichever is less, shall be permitted in or near the mixing and packaging plant or area. Larger quantities shall be stored in separate warehouses or magazines.

(O. No. 2703)

711.270. Transportation of Blasting Agents.

1. When blasting agents are transported in the same vehicle with explosives, all of the requirements of Section 711.180 of this Chapter shall be complied with.
2. Vehicles transporting blasting agents shall only be driven by and be in charge of a driver at least twenty-one (21) years of age who is capable, careful, reliable and in possession of a valid motor vehicle operator's license. Such a person shall also be familiar with the State vehicle and traffic laws.
3. No sparking metal, sparking metal tools, oils, matches, firearms, acids or other corrosive liquids shall be carried in the bed or body of any vehicle containing blasting agents.
4. No person shall be permitted to ride upon, drive, load or unload a vehicle containing blasting agents while smoking or under the influence of intoxicants or narcotics.
5. It is prohibited for any person to transport or carry any blasting agents upon any public vehicle carrying passengers for hire.
6. Vehicles transporting blasting agents shall be in safe operating condition at all times.
7. When offering blasting agents for transportation on County roads and highways, they shall be packaged in a manner to render them safe for transportation and handling and marked or labeled so as to be readily identifiable.

(O. No. 2703)

711.280 Use of Blasting Agents. Persons using blasting agents shall comply with all of the applicable provisions of this Chapter for the use of explosives.

(O. No. 2703)

711.290 Records.

1. A record known as a log shall be kept for every primary blast in an approved manner and for such other blasting as the Director may require.
2. A blasting record, known as a log, shall be kept on the site of any blasting operations. This log shall be made available to the Director or his authorized agents upon demand. This record shall be maintained available for inspection for a period of six (6) months after such blasting operations are completed.
3. Minimum recorded data shall be as follows:
 - (a) Plan of the involved portion of the blasting site showing location of holes and spacing of holes.
 - (b) A cross-section of each hole showing overburden; burden at top of face and toe; height of face; depth of hole; kind and quantity of explosives including distribution of explosives load as deck charges, or otherwise as appropriate; length and kind of stemming material.
 - (c) Drilling record showing unusual joint or seam conditions in the rock.
 - (d) Amount of explosives used (weight).
 - (e) Kind of blasting caps, distribution of instantaneous or short-period delay blasting caps, or both; delay interval used; order of firing by switch.
 - (f) Comments by blaster in charge regarding character of breakage; height of breakage; length of throw; effectiveness of shot; unusual results of effects.
 - (g) Weather conditions including direction and approximate velocity of wind; atmospheric temperature; relative humidity; cloud conditions.
 - (h) Date and time of firing of blast.
 - (i) Name of person in responsible charge of loading and firing; blaster's permit number.
 - (j) Name and location of blasting site.
 - (k) Signature and title of person making report.
4. Any falsification, alterations or misrepresentation of any records of blasting operations will be cause for suspension or revocation of blasting permits and blaster's license.

(O. No. 2703)

711.300. Fees. The fee for an annual blaster's license shall be fifty dollars (\$50.00). The fees for blasting and storage of explosives permits required by this Chapter shall be as prescribed in Sections 1100.210, 1100.220 and 1100.230, SLCRO 1974 as amended.

(O. No. 22015, 9-14-04)

711.310 Hours During Which Blasting Prohibited. It shall be unlawful for any person to explode, or cause to be exploded, any gunpowder, dynamite, giant powder, gun cotton or other explosives as herein defined for any purpose during the hours of 6:00 P.M. to 8:00 A.M., except that a special permit to use explosives during the hours of 6:00 P.M. to 8:00 A.M. may be issued by the Director when the Director determines that conditions beyond the control of the person seeking a special permit prevent such person from using explosives during regular hours permitted.

(O. No. 2703)

711.320 Permit — Licenses — Duration.

1. Blaster's licenses shall expire at the expiration of twelve (12) months from date of issuance, but may be renewed at the discretion of the Director without written examination.
2. Permits to store explosives or blasting agents shall expire at the expiration of twelve (12) months from date of issuance, or when location of magazine is changed.
3. Permit to blast shall expire on the date specified on the permit issued by the Director, but may be extended by the Director.
4. All permits and licenses issued pursuant to this Chapter may be suspended by the Director for good cause shown as hereinafter provided.

(O. No. 2703)

711.330 Right of Inspection.

1. The Director or any authorized police officer, may, at any reasonable time, inspect premises, buildings and installations used for storage or sale of explosives or blasting agents, or any premises on which blasting operations are being conducted for the purpose of determining whether the provisions of this Chapter are being complied with.
2. The Director or any authorized police officer may, during normal business hours, enter and inspect the premises, including places of storage, of any licensed importer, licensed manufacturer, licensed manufacturer-limited, licensed dealer, or permittee for the purpose of inspecting or examining any documents and records required to be kept by such person by law and any explosive materials kept or stored by such person.

3. Any person who shall hinder or obstruct the Director or any police officer in the performance of his official duties shall be guilty of a violation of the provisions of this Chapter and upon conviction thereof, shall be punished as provided in Section 711.390.

(O. No. 10039, 1-9-81)

711.335. Inspection of Fire or Accident Scene. The Director or any authorized police officer may inspect the site of any accident or fire in which there is reason to believe any explosive materials were involved. The Director or any authorized police officer may, at any reasonable time, enter into or upon any property where explosive materials have been used or are suspected of having been used, or have been found in an otherwise unauthorized location.

(O. No. 10039, 1-9-81)

711.340 Violation of Inspection — Notice to Violator.

1. If upon inspection by the Director or his agents, a violation of this Chapter is found to exist, the Director shall file with the person holding the permit a notice citing the violation and ordering its correction. If such order is not complied with within the time period specified in the notice, which may require immediate compliance, the Director may suspend any permit or license issued to the person involved. Nothing herein relating to revocation of permits shall be construed to abrogate or suspend any proceedings against or prosecution of the violator which may be instituted against the violator under the provisions of this Chapter.
2. Immediately after the suspension of the permit to store or to blast, the Director shall give the permittee written notice of the complaint or charge and shall fix the date for a hearing to be held within five (5) days of said notice, at which hearing the permittee shall have the right to counsel and to produce witnesses and other evidence in his behalf. For the purpose of said hearing, the Director is empowered to issue subpoenas and all necessary processes, administer oaths and take testimony at said hearing. All evidence offered at the hearing shall be preserved by the Director and oral testimony shall be recorded verbatim.
3. If the Director shall, after such hearing, decide that the operation for which the permit was issued was in violation of any provision of this Chapter, he may revoke any permit or license of the person involved permanently or for such lesser period of time as he shall determine.

(O. No. 10039, 1-9-81)

Section
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711.350 Conflict With State or Federal Regulation of Explosives — Suspension. During such time as any provision herein shall conflict with any State or Federal statute or regulation, such provision herein conflicting shall be suspended.

(O. No. 2703)

711.360 Reckless and Wanton Handling of Explosives — Prohibited. No person shall load, unload or otherwise handle explosives in a reckless and wanton manner, thereby endangering the life, limb or property of any person.

(O. No. 2703)

711.365 Stolen Explosives. No person shall, with the intent of depriving the owner of lawful possession thereof, use, possess, receive, conceal, transport, sell or dispose of any stolen explosive materials knowing or having reasonable cause to believe such materials were stolen.

(O. No. 2703)

711.370 Sale to Minors — Prohibited. It shall be unlawful for any person to sell, vend, give away or otherwise supply any explosive as defined herein in any quantity to any person under the age of twenty-one (21) years.

(O. No. 2703)

711.375 Theft or Loss of Explosives. Any person who has knowledge of the theft or loss of any explosive materials shall immediately report such theft or loss to the Director and the St. Louis County Police Department.

(O. No. 10039, 1-9-81)

711.380 Vendor to Keep Record of Sales — Duties. Every person who has a permit to store, stock or store for resale explosives as defined herein shall be required to maintain a bound ledger and shall record or cause to be recorded therein the following information in connection with every sale, vending or other disbursement of explosives:

- (1) Name of vendee.
- (2) Address of vendee.
- (3) Date and time of sale.
- (4) Type of explosive.
- (5) Quantity of explosive.

Such record shall be open to inspection by the Director or his agent during usual business hours. No licensed user of explosives or blasting agents shall be allowed to resell explosives or blasting agents except by the written authorization of the Director.

(O. No. 2703)

711.390 Penalties. Any person violating any of the provisions of this Chapter shall, upon conviction thereof, be punished by a fine not to exceed five hundred dollars (\$500.00) or imprisoned in the County Jail not to exceed one (1) year or both and each such violation shall constitute a separate offense. In addition to the penalties prescribed herein, the County Executive may take such other action, either legal or equitable, that he deems necessary in order to execute and enforce the provisions of this Chapter.

(O. No. 2703)

711.400 Right to Appeal.

1. Any applicant, permittee or other person aggrieved by any order of the Director issued pursuant to this Chapter, except the revocation of a permit which is covered elsewhere in this Chapter, may file an appeal with the Director within ten (10) days of such order, and the Director shall fix a time and place for hearing to be held not less than five (5) days nor more than ten (10) days of the filing of appeal at which hearing the permittee shall have the right to counsel and to produce witnesses and other evidence in his behalf. For the purpose of said hearing, the Director is empowered to issue subpoenas and all necessary processes, administer oaths and take testimony at said hearings. All evidence offered at the hearing shall be preserved by the Director and oral testimony shall be recorded verbatim.
2. The decision and action of the Director at the hearing to revoke the permit shall be reviewable in a court of competent jurisdiction by a writ of certiorari filed by the permittee so affected or by any other person aggrieved by the action of the Director, within ten (10) days after said decision in writing has been made and forwarded to said permittee.

(O. No. 2703)

APPENDIX A

The American Table of Distances for storage of Explosives as revised and approved by the Institute of Makers of Explosives, September 30, 1955, which is a part hereof and is designated herein as Appendix A reads and provides as follows:

Quantity-Distance Tables

American Table of Distances for Storage of Explosives*

TABLE INSET:

Explosives

Distances in Feet When Storage in Barricaded**

Pounds Over	Pounds Not over	Inhabited Buildings	Passenger Railways	Public Highways	Separation of Magazines
2	5	70	30	30	6
5	10	90	35	35	8
10	20	110	45	45	10
20	30	125	50	50	11
30	40	140	55	55	12
40	50	150	60	60	14
50	75	170	70	70	15
75	100	190	75	75	16
100	125	200	80	80	18
125	150	215	85	85	19
150	200	235	95	95	21
200	250	255	105	105	23
250	300	270	110	110	24
300	400	295	120	120	27
400	500	320	130	130	29
500	600	340	135	135	31
600	700	355	145	145	32
700	800	375	150	150	33
800	900	390	155	155	35
900	1,000	400	160	160	36
1,000	1,200	425	170	165	39
1,200	1,400	450	180	170	41
1,400	1,600	470	190	175	43
1,600	1,800	490	195	180	44
1,800	2,000	505	205	185	45
2,000	2,500	595	220	190	49
2,500	3,000	580	235	195	52
3,000	4,000	635	255	210	58
4,000	5,000	685	275	225	61
5,000	6,000	730	295	235	65
6,000	7,000	770	310	245	68
7,000	8,000	800	320	250	72
8,000	9,000	835	335	255	75

Explosives**Distances in Feet When Storage in Barricaded****

Pounds Over	Pounds Not over	Inhabited Buildings	Passenger Railways	Public Highways	Separation of Magazines
9,000	10,000	865	345	260	78
10,000	12,000	875	370	270	82
12,000	14,000	885	390	275	87
14,000	16,000	900	405	280	90
16,000	18,000	940	420	285	94
18,000	20,000	975	435	290	98
20,000	25,000	1,055	470	315	105
25,000	30,000	1,130	500	340	112
30,000	35,000	1,205	525	360	119
35,000	40,000	1,275	550	380	124
40,000	45,000	1,340	570	400	129
45,000	50,000	1,400	590	420	135
50,000	55,000	1,460	610	440	140
55,000	60,000	1,515	630	455	145
60,000	65,000	1,565	645	470	150
65,000	70,000	1,610	660	485	155
70,000	75,000	1,655	675	500	160
75,000	80,000	1,695	690	510	165
80,000	85,000	1,730	705	520	170
85,000	90,000	1,760	720	530	175
90,000	95,000	1,790	730	540	180
95,000	100,000	1,815	745	545	185
100,000	110,000	1,835	770	550	195
110,000	120,000	1,855	790	555	205
120,000	130,000	1,875	810	560	215
130,000	140,000	1,890	835	565	225
140,000	150,000	1,900	850	570	235
150,000	160,000	1,935	870	580	245
160,000	170,000	1,965	890	590	255
170,000	180,000	1,990	905	600	265
180,000	190,000	2,010	920	605	275
190,000	200,000	2,030	935	610	285
200,000	210,000	2,055	955	620	295

Explosives		Distances in Feet When Storage in Barricaded**			
Pounds Over	Pounds Not over	Inhabited Buildings	Passenger Railways	Public Highways	Separation of Magazines
210,000	230,000	2,100	980	635	315
230,000	250,000	2,155	1,010	650	335
250,000	275,000	2,215	1,040	670	360
275,000	300,000	2,275	1,075	690	385

*As revised and approved by the Institute of Markers of Explosives, September 30, 1955.

** "Barricaded" means that a building containing explosives is effectually screened from a magazine, building, railway, or highway, either by a natural barricade, or by an artificial barricade of such height that a straight line from the top of any sidewall of the building containing explosives to the eave line of any magazine, or building, or to a point twelve (12) feet above the center of a railway or highway, will pass through such intervening natural or artificial barricade. "Natural barricade" means natural features of the ground, such as hills, or timber of sufficient density that the surrounding exposures which require protection cannot be seen from the magazine when the trees are bare of leaves. "Artificial barricade" means an artificial mound or revetted wall of earth of a minimum thickness of three (3) feet.

Note: When a building containing explosives is not barricaded, the distances shown in the Table shall be doubled.

NOTES TO AMERICAN TABLE OF DISTANCES FOR STORAGE OF EXPLOSIVES

Note 1. "Barricaded" means that a building containing explosives is effectually screened from a magazine, building, railway or highway, either by a natural barricade or by an artificial barricade of such height that a straight line from the top of any sidewall of the building containing explosives to the eave line of any magazine or building or to a point twelve (12) feet above the center of a railway or highway, will pass through such intervening natural or artificial barricade.

Note 2. "Natural barricade" means natural features of the ground, such as hills or timber of sufficient density that the surrounding exposures which require protection cannot be seen from the magazine when the trees are bare of leaves.

Note 3. "Artificial barricade" means an artificial mound or revetted wall of earth of a minimum thickness of three (3) feet.

Note 4. When a building containing explosives is not barricaded, the distances shown in the Table shall be doubled.

Note 5. When two (2) or more storage magazines are located on the same property, each magazine must comply with the minimum distances specified from inhabited buildings, railways and highways, and in addition, they should be separated from each other by not less than the distances shown for "Separation of Magazines", except that the quantity of explosives contained in cap magazines shall govern in regard to the spacing of said cap magazines from magazines containing other explosives. If any two (2) or more magazines are separated from each other by less than the specified "Separation of Magazines" distances, then such two (2) or more magazines, as a group, must be considered as one (1) magazine, and the total quantity of explosives stored in such group must be treated as if stored in a single magazine located on the site of any magazine of the group, and must comply with the minimum distances specified from other magazines, inhabited buildings, railways and highways.

Note 6. The permanent storage of more than 300,000 pounds of commercial explosives in one (1) magazine or in a group of magazines which is considered as one (1) magazine is not permitted except by specific approval of the Director.

Note 7. This Table applies only to the manufacture and permanent storage of commercial explosives. It is not applicable to transportation of explosives or any handling or temporary storage necessary or incident thereto. It is not intended to apply to bombs, projectiles, or other heavily encased explosives. For storage in connection with transportation, see Section 711.180.

Note 8. All types of blasting caps in strengths through No. 8 cap shall be rated at 1 1/2 pounds of explosives per 1,000 caps. For strength higher than No. 8 cap, consult the Director.

(O. No. 2703)

ARTICLE XII
Land Disturbance Code

Section 500.290. Adoption Of County Code. [Ord. No. 7065, 11-27-2017]

- A. The Land Disturbance Code as adopted by the County of Saint Louis, Missouri, through last amendatory ordinance 25,494 approved on July 31, 2013, by County of Saint Louis, Missouri, is hereby adopted as the Land Disturbance Code of the City of University City, Missouri, as it pertains to major land disturbance, a copy of which is attached to Ord. No. 7065 and held on file in the City offices, as if fully set out herein.
- B. All ordinances, parts of ordinances or provisions of the Municipal Code of the City of University City, Missouri, in conflict with any provisions of this ordinance are hereby repealed.

Section 500.300. Land Disturbance Code Of St. Louis County. [Ord. No. 7065, 11-27-2017]

ST. LOUIS COUNTY ORDINANCES 1974, AS AMENDED TITLE XI
PUBLIC WORKS AND BUILDING REGULATIONS
CHAPTER 1114 - LAND DISTURBANCE CODE

- A. 1114.100 — Chapter 1 — Administration.

- 1. SECTION 101.0 SCOPE.

101.1 Title: These regulations shall be known as the "Land Disturbance Code" of St. Louis County, Missouri, hereinafter referred to as "this Code."

101.2 Introduction: On construction or land disturbance sites, soil is highly vulnerable to erosion by wind and water. Eroded soil endangers water resources by reducing water quality and causing the siltation of aquatic habitat for fish and other desirable species. Deposits of eroded soil also necessitate maintenance of sewers and ditches and the dredging of lakes. In addition, clearing and grading during construction cause the loss of native vegetation necessary for terrestrial and aquatic habitat. Construction activities also utilize materials and generate wastes, which if not properly controlled can pollute receiving waters.

101.3 Purpose: The purpose of this Code is to safeguard persons, protect property, and prevent damage to the environment in St. Louis County. This Code will also promote the public welfare by guiding, regulating, and controlling the design, construction, use, and maintenance of any development or other activity that disturbs or breaks the topsoil or results in the movement of earth in St. Louis County.

101.4 Scope: This Code provides for the safety, health and welfare of the public by regulating and controlling the design, construction, use, and maintenance of any development or other activity that disturbs land surfaces or results in the movement of earth in the unincorporated part of St. Louis County, Missouri or any municipality in St. Louis County contracting with the County for Land Disturbance Code enforcement.

101.5 Definitions: For the purpose of this Code, the following terms, phrases, words, and their derivations shall have the meanings given herein. Where terms are not defined by this Section, such terms shall have ordinarily accepted meanings such as the context implies.

Best management practices or BMP: Practices, procedures, methods, devices, or a schedule of activities to reduce the amount of sediment and other pollutants in storm water discharges associated with construction and land disturbance activities.

Board: The Board of Appeals or Building Commission as provided for in Section 4.330, St. Louis County Charter.

Borrow pit or site: An area where material (usually soil, gravel, or sand) is excavated for use at another location.

Clearing: Any activity that removes the vegetative surface cover or destroys the root system.

Code or this Code: The "Land Disturbance Code" of St. Louis County, Missouri, as adopted by St. Louis County Ordinance.

Commercial: A development for or consisting of any type of use other than Residential as defined in this code.

Community garden: A single piece of land gardened collectively by a group of people for the purpose of growing fresh vegetables and similar produce for their own consumption or to donate to others.

Construction site or land disturbance site: A parcel or contiguous parcels, where land disturbance activities are performed as part of a proposed development.

County: St. Louis County, Missouri.

Department of Health: The County Department of Health, acting through its Director, or his/her duly authorized designee.

Department of Highways and Traffic: The County Department of Highways and Traffic, acting through its Director, or his/her duly authorized designee.

Department of Planning: The County Department of Planning, acting through its Director, or his/her duly authorized designee.

Department of Public Works: The County Department of Public Works, acting through its Director, or his/her duly authorized designee.

Disaster: A disaster shall include but not necessarily be limited to flood, windstorm, tornado, severe storm, earthquake, bomb blast, explosion or similar natural or man-made type event. The Code Official shall make the determination whether an event shall be declared a disaster.

Drainage way: Any channel that conveys surface runoff through a site.

Emergency: An event or occasion that requires immediate action in order to preserve or restore the public peace, health, safety or welfare.

Erosion: The wearing away of land surface through the action of wind or water.

Erosion control: Any best management practices (BMP) that prevents or minimizes erosion.

Grading: Reshaping the ground surface through excavation and/or fill of material.

Land disturbance activities: Clearing, grading or any related work which results in removal of the natural site vegetation or destruction of the root zone or otherwise results in leaving the ground surface exposed to soil erosion through the action of wind or water.

Land disturbance, major: Any land disturbance activity involving one (1) acre or more of land, or a site involving less than one (1) acre that is part of a proposed development that will ultimately disturb one (1) acre or more.

Land disturbance, ordinary: Any land disturbance activity involving less than one (1) acre of land.

Land disturbance permit: A permit issued by the authority having jurisdiction authorizing a land disturbance activity at a specific site subject to conditions stated in the permit. A permit may be for any one (1) or more major or ordinary land disturbance activities.

Perimeter control: A barrier that prevents sediment from leaving a site by filtering sediment-laden runoff or diverting it to a sediment trap or basin.

Phasing: Clearing a parcel of land in distinct stages, with the stabilization of each phase substantially completed before the clearing of the next.

Qualified professional: A Missouri licensed professional engineer or person who has been tested and certified by an independent organization as having passed an examination in the principles and practices of erosion and sediment control and methods to prepare SWPPPs and who is also knowledgeable in the principles and practices of erosion and sediment control, including the best management practices described in this Code.

Registered design professional: An individual who is registered or licensed to practice his/her respective design profession as defined by the statutory requirements of the professional registration laws of the State of Missouri.

Residential: A development for or consisting of detached single-family dwellings, detached two-family dwellings, or multiple single-family dwellings (townhouses).

Runoff coefficient: The fraction of total rainfall that exits at the outfalls from a site.

Sediment control: Any best management practices that prevent eroded sediment from leaving a site.

Site construction plans: Written, graphic and pictorial documents prepared or assembled for describing the design, location and physical characteristic of land disturbance activities and related features, elements, and components of a project necessary for obtaining a land disturbance permit.

Special inspections: Inspection requiring special expertise of the erosion and sediment and other pollutant control measures, outfalls, and off-site receiving waters, the purpose of which is to ensure the proper installation, operation, and maintenance of the best management practices (BMP) and to determine the overall effectiveness of the storm water pollution prevention plan (SWPPP) and the need for additional control or corrective measures.

Stabilization: The use of best management practices (BMP) that prevent exposed soil from eroding from a land disturbance site.

Start of construction: The first land disturbance activity associated with a development.

Stockpile: A temporary pile or storage location on a commercial site for materials that can be used as approved fill material under this Code as future on-site fill or as fill at another approved location for proposed development that is in the permit/review approval process.

Storm water pollution prevention plan (SWPPP): A management plan, the purpose of which is to ensure the design, implementation, management and maintenance of best management practices (BMP) in order to reduce the amount of sediment and other pollutants in storm water discharges associated with land disturbance activities, comply with the standards of the County and ensure compliance with the terms and conditions of the applicable state permits, including adherence to the land disturbance program contained in Missouri MS4 NPDES permits.

Water course: A natural or artificial channel or body of water, including but not limited to lakes, ponds, rivers, streams, ditches and other open conveyances that carry surface runoff water either continuously or intermittently.

101.6 Service to municipalities:

101.6.1 Contracting with municipalities: The County Executive, is hereby authorized to contract with municipalities within the County to provide appropriate services to enforce the requirements of this Code, and further to collect fees for applicable permits and inspections issued or made pursuant to such contracts. No contract for services under this Code shall be entered into until the municipality desiring to contract with the County for enforcement of this Code shall:

1. Contract with the County for explosives code enforcement services; and
2. Adopt a code identical in substance to this Code; and
3. Perform the functions associated with the authority and responsibilities of the Department of Planning identified in section 103.1 of this Code, or other mutually agreeable services; and
4. Perform the functions associated with the authority and responsibilities of the Department of Highways and Traffic identified in Section 103.3 of this Code with respect to municipal streets and roadways and flood plain administration and enforcement or other mutually agreeable services.

101.6.2 Municipal zoning approval: Except with respect to property owned or controlled by County, all plans for land disturbance activities within the corporate limits of any municipality that contracts with the County for code enforcement services shall be reviewed and approved by the contracting municipality for compliance with its zoning or other municipal regulatory ordinances or provisions prior to issuance of a County permit under this Code.

2. SECTION 102.0 APPLICABILITY.

102.1. Other laws: The provisions of this Code shall not be deemed to nullify any provisions of County, state or Federal law.

102.2. Referenced standards and manuals: The standards and manuals referenced below shall be considered a part of the requirements of this Code. Where conflicts occur between the provisions of County ordinances, including this Code, and the referenced standards and manuals, the provisions of County ordinances shall apply.

1. County's Model Best Management Practices for Land Disturbance - Sediment and Erosion Control Manual.
2. County's Design Criteria for the Preparation of Improvement Plans Manual.
3. County's Standard Specification for Highway Construction Manual.
4. Standard Method 2540 F from the Standard Methods for Examination of Water and Wastewater jointly published by the American Public Health Association (APHA), the American Water Works Association (AWWA), and the Water Environment Federation (WEF).

3. SECTION 103.0 ENFORCEMENT.

103.1 Department of Planning: The Department of Planning shall have the authority and responsibility to perform the following functions related to the enforcement of this Code as associated with major land disturbance permits:

1. Administer the determination, collection and release of land disturbance escrows required by this Code in coordination with the Departments of Public Works and Highways and Traffic.

103.2. Department of Public Works: The Department of Public Works shall have the authority and responsibility to perform the following functions related to the enforcement of this Code:

1. Receive applications for major land disturbance permits;
2. Coordinate the review of major land disturbance permit applications and accompanying documents with the Departments of Planning and Highways and Traffic;
3. Coordinate the issuance of the major land disturbance permit with the Departments of Planning and Highways and Traffic and issue such permits such permits may authorize any one (1) or more major land disturbance activity;
4. Inspect commercial land disturbance activities; and residential land disturbance activity associated with permitted construction of buildings or structures;
5. Inspect commercial land disturbance activities within or abutting areas designated one-hundred-year flood plain; and

6. Receive applications, perform plan review, inspect and issue of permits for ordinary land disturbance activities relating to best management practices (BMP) to be utilized to control erosion and sedimentation from leaving the site during construction and other land disturbance activities.

103.3. Department of Highways and Traffic: The Department of Highways and Traffic shall have the authority and responsibility to perform the following functions related to the enforcement of this Code:

1. Plan review of major land disturbance activities;
2. Plan review and inspection of land disturbance activities related to construction, repair, maintenance, or condition of roadways and roadway right-of-ways which are maintained by the County;
3. Plan review of land disturbance activities within or abutting areas designated one-hundred-year flood plain;
4. Inspect residential land disturbance activities within or abutting areas designated one-hundred-year flood plain; and
5. Inspect residential land disturbance activities except activities associated with permitted construction of buildings and structures.

103.4. Protection of adjacent property: No major land disturbance permit or ordinary land disturbance permit shall be issued where the Department of Highways and Traffic and/or the Department of Public Works finds that the proposed land disturbance activity would result in a material change in the amount or pattern of surface water run-off to the substantial injury of neighboring public or private property or right-of-way. All land disturbance activities shall be carried out in such a manner as to minimize inconvenience and harm to adjacent properties and property owners.

103.5. Rule-making authority. County departments having enforcement authority and responsibilities described in Section 103 of this Code shall have the authority, as necessary in the interest of public health, safety and general welfare, to adopt and promulgate rules and regulations to interpret and implement the provisions of this Code, in order to secure the intent thereof, and to designate requirements applicable because of local climatic or other conditions. Such rules and regulations shall not have the effect of waiving requirements specifically provided for in this Code or of violating accepted engineering practices involving the purpose of this Code.

4. SECTION 104.0 VIOLATIONS.

104.1. Unlawful acts: It shall be unlawful for any person, firm or corporation to perform any land disturbance activities, or cause or allow same to be done without obtaining the appropriate permit to do so, or to be otherwise in conflict with or in violation of any of the provisions of this Code.

104.2. Notices of violations: When the Department of Public Works or the Department of Highways and Traffic determines that a violation of this Code exists, the respective Director shall notify the violator. The notification shall be in writing and shall be delivered to the violator or his/her legally authorized representative or mailed to his last known address via first class mail postage prepaid. Any person having been notified that a violation exists and who fails to abate the violation within seven (7) calendar days after notification, shall be subject to the penalties enumerated in this Code.

104.2.1. Notices of violations on highways and traffic projects: The notice of violation will consist of the site storm water pollution prevention plan (SWPPP) construction site inspection report delivered to the contractor by the resident engineer or their assign. Any person having been notified that a violation exists and who fails to abate the violation within seven (7) calendar days after notification, shall be subject to the penalties enumerated in this Code and/or penalties issued by the Missouri Department of Natural Resources (MDNR) and/or the Environmental Protection Agency (EPA).

104.3. Prosecution of Violation: If the violator does not abate the violation promptly, the Department of Public Works or the Department of Highways and Traffic shall request the County Counselor to institute the appropriate proceeding at law or in equity to restrain, correct or abate such violation.

104.4. Violation, penalties: Any person, firm or corporation who shall:

1. Violate any provision of this Code, or
2. Fail to comply with any of the requirements of this Code, or
3. Perform work in violation of the approved construction documents or the storm water pollution prevention plan, or any directive of the Department of Public Works or the Department of Highways and Traffic, or of a permit or certificate issued under the provisions of this Code, or
4. Start any work requiring a permit without first obtaining a permit therefore, or
5. Fail to call for the required County inspections, or

6. Fail to cause or make the special inspector's regular and after-rain inspections or file the required special inspector weekly reports, or
7. Continue any work on or about the site after having been served a stop-work order, except for such work which that person, firm or corporation has been directed to perform to remove a violation or unsafe conditions, or
8. Assist in any violation of this Code, or
9. Maintain any property on which a violation of this Code exists, shall be guilty of a misdemeanor, punishable by a fine of not more than one thousand dollars (\$1,000.00) or by imprisonment not exceeding ninety (90) days, or both such fine and imprisonment. Each day that a violation continues shall be deemed a separate offense.

104.4.1. Failure to obtain a permit: In addition to the actions and penalties contained in Sections 104.3 and 104.4 above, County may implement the following procedure when work has been started prior to issuance of a permit required by this Code:

1. Issue a stop work order.
2. Assess an administrative penalty which shall not exceed the greater of five hundred dollars (\$500.00) or one percent (1%) of the cost of the land disturbance activities. In making the assessment, the Department will consider whether the violator has previously violated this Code and whether the occupation or experience of the violator indicates that he/she knew or should have known that a permit was required.

104.4.2. Failure to perform special inspections, produce special inspector reports, request inspections, or implement BMP: In addition to the actions and penalties contained in Sections 104.3 and 104.4 above, County may implement the following procedure, when a person fails to conduct special inspections, fails to submit special inspector reports, fails to schedule the required inspections, or fails to implement BMP), including re-establishing permanent vegetation on the site as required by this Code:

1. Issue a violation, and, if the violation is failure to perform special inspections or produce special inspection reports, also issue a stop work order.

2. Assess an administrative penalty which shall not exceed five hundred dollars (\$500.00); except that in addition, assess an administrative penalty of up to one hundred dollars (\$100.00) per day for failure to implement BMP. In making the assessment, the Department will consider whether the violator has previously violated this Code and whether the occupation or experience of the violator indicates that he/she knew or should have known that special inspector inspections, special inspector reports, or County inspections were required, or that BMP were required to be implemented.

104.5. Appeal: Appeals from County actions or penalties imposed pursuant to Section 104.4.1 or 104.4.2 shall be governed by provisions relating to appeals to the Board contained in Section 105.

104.6. Abatement of violation: The imposition of the penalties herein prescribed shall not preclude the County Counselor from instituting appropriate action to prevent unlawful construction or to restrain, correct or abate a violation, or to prevent illegal use of a property or to stop an illegal act.

104.7 Permit suspension or revocation: County may suspend or revoke any permit if the permit is issued in error or on the basis of incorrect, inaccurate, or incomplete information, or in violation of any County ordinance, including this Code, or any state or Federal regulation. In addition, County may suspend or revoke any permit when a land disturbance activity is conducted in violation of the requirements of this Code or the terms of the permit in such a manner as to materially adversely affect the safety, health or welfare of persons, or materially be detrimental or injurious to property or improvements.

104.8 Stop work order: In addition to the stop work orders issued pursuant to sections 104.4.1 and 104.4.2, upon notice from the Department of Public Works or the Department of Highways and Traffic that work on any property is being prosecuted contrary to the provisions of this Code or in an unsafe and dangerous manner, the person performing such work shall stop work immediately. The stop work order shall be in writing and shall be given to the owner of the property involved, or to the owner's agent, or to the person doing the work; and shall state the conditions under which work will be permitted to resume.

Any person, who shall continue any work in or about the property 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 condition, shall be subject to penalties as specified in this Code.

5. 105.0 APPEALS

105.1 Application for appeal: Any person shall have the right to appeal a decision of the Department of Planning, the Department of Public Works or the Department of Highways and Traffic to the Board. The Board shall consist of the members of the Building Commission created in Article IV, Section 4.330 of the St. Louis County Charter.

105.1.1. Filing procedure: All appeals shall be filed in writing with the Department of Public Works. All appeals shall be filed within thirty (30) days after the decision to be appealed is rendered by the departments identified in this Section.

105.1.2 Filing fee: All appeals must be accompanied by a fee in the amount specified in Chapter 1100, SLCRO 1974, as amended.

105.2 Notice of hearing on appeal: The Board shall meet upon notice from the Chairman, within thirty (30) days of the filing of an appeal, or at stated periodic meetings.

105.3 Open hearing: All hearings before the Board shall be open to the public. The appellant, the appellant's representative, the County department(s) having enforcement authority and responsibilities described in section 103.0 of this Code, and any person whose interests are affected, shall be given an opportunity to be heard.

105.4 Procedure: The Board shall adopt and make available to the public procedures under which a hearing will be conducted. The procedures shall not require compliance with strict rules of evidence but shall mandate that only relevant information be received.

105.5 Board decision: Decisions by the Board to reverse or modify a decision by a Department requires a minimum vote of three (3) members.

105.6 Resolution: The decision of the Board shall be in writing and shall consist of findings of fact and conclusions of law. Copies shall be furnished to the appellant and to the County department(s) having enforcement authority and responsibilities.

105.7 Court review: A party adversely affected by a decision of the Board may appeal to an appropriate court from such decision. Application for review shall be made in the manner and time required by law following the filing of the findings of fact and conclusions of law.

6. SECTION 106.0 LAND DISTURBANCE PERMITS REQUIRED.

106.1 County permit required: Any person who intends to conduct any land disturbance activity must obtain a permit prior to beginning the activity. The type of permit shall be as required by sections 106.1.1 or 106.1.2 in this Code.

Exception: Activities that do not require permits under Section 106.3 of this Code.

106.1.1 Major land disturbance permit: No person shall perform any major land disturbance activity prior to receipt of a major land disturbance permit. Applications for major land disturbance permits shall be filed with the Department of Public Works.

Exception: Activities that do not require permits under section 106.3 of this Code.

106.1.2 Ordinary land disturbance permit: No person shall perform any ordinary land disturbance activity prior to receipt of an ordinary land disturbance permit. Applications for ordinary land disturbance permits shall be filed with by the Department of Public Works.

Exceptions:

1. Activities that do not require permits under section 106.3 of this Code.
2. An ordinary land disturbance Permit is not required for County Highways and Traffic and Parks and Recreation projects; provided erosion and sediment control measures are provided until grass or other vegetation is established or other approved ground cover means are used.

106.1.2.1 County building construction permits and related ordinary land disturbance activities: The Department of Public Works may include ordinary land disturbance activities associated with the construction of a building, structure, or parking lot and installation of associated utilities, sewers, or equipment serving the building, structure, or parking lot authorized by a permit issued under the building, plumbing, electrical, and mechanical codes as an integrated permit for the proposed construction.

106.1.2.2 Land disturbance activities related to emergency work: Where work and associated land disturbance activities must be performed in an emergency situation to protect the health, safety and welfare of the general public, other than disaster response activities described in Item 1 of Section 106.3, the application for permit must be filed within forty-eight (48) hours (two (2) business days). Every person shall immediately report all emergency work to the Department of Public Works, or in the case of work within a roadway to the Department of Highways and Traffic and apply for appropriate permits pursuant to procedures directed by the Department.

106.2 Limitation on transfer of land disturbance permits: Any person who buys land from a person who has been issued a land disturbance permit under sections 106.1.1 or 106.1.2 of this Code must obtain a separate land disturbance permit from County.

Exceptions:

1. Portions of a site having a major land disturbance permit may be transferred to a new land owner provided the original permit holder obtains the approval of the Department of Planning and the Department of Public Works to retain responsibility for the land disturbance activities on the remaining portions of such property not transferred to the land owner.

106.3 Exceptions — Land disturbance permits not required: Land disturbance permits are not required for the activities identified as items 1 and 7 in this Section, nor are such permits required for the activities identified in items 2, 3, 4, 5 and 6, provided the activity does not alter, or cause to be altered, the present surface of the ground: a) by any cut or fill at the property line; b) by any cut or fill that would permanently divert one (1) drainage area to another drainage area; c) by any cut or fill which would deposit mud or harmful silt, or create erosion or damage to adjoining properties; d) by any cut or fill that would block or affect an existing swale or drainage path in a manner to cause damming and ponding; e) by any cut or fill within a flood plain without a floodplain study being approved by the County, or f) by any cut or fill within a creek or waterway channel.

1. Any disaster response activity that is immediately necessary for the protection of life, property, or natural resources.
2. Existing farming, nursery and agricultural operations conducted as a permitted or accessory use.
3. Land disturbance activities involving less than thirty (30) cubic yards of earth/soil moved and less than two thousand (2,000) square feet of disturbed area provided the land disturbance activity is for the improvement of the property. Erosion and sediment control measures shall be provided when necessary, until grass or other vegetation is established or other approved means of ground cover means are used.
4. Land disturbance activities associated with additions to and accessory structures for one- and two-family dwellings.

5. Removal of existing or dying grass or similar vegetation by disturbing not more than ten thousand (10,000) square feet and re-sodding or re-seeding with new landscaping to include preparation of the seed bed; provided erosion and sediment control measures are provided until the grass or other vegetation is established. Any cut or fill in conjunction with the preparation of the seedbed shall not exceed thirty (30) cubic yards.
6. Gardening and similar activities on property occupied by one- or two- family dwellings and community gardens less than two thousand (2,000) square feet in area, provided there is a vegetative buffer around the perimeter of the garden or other approved method to prevent eroded sediment from leaving the site.
7. Land disturbance activities by any public utility for the installation, inspection, repair or replacement of any of its equipment or for its collection or distribution lines or piping systems; provided erosion and sediment control measures are provided until grass or other vegetation is established or other approved ground cover means are used. This exception does not apply to any land disturbance activity associated with work that requires a building permit or special use permit.

106.4 State of Missouri and other agency permits required: The permit applicant shall obtain a land disturbance permit from the State of Missouri Department of Natural Resources for any site where one (1) acre or more of land will be disturbed before beginning any site work authorized by a County permit. This requirement applies to sites of less than one (1) acre that are part of a proposed development that will ultimately disturb one (1) acre or more.

If permits are also required from other County Departments or from State or Federal agencies, the permit applicant shall obtain the required permits before beginning any site work authorized by a County land disturbance permit.

106.5 Specialized land disturbance permit: A specialized land disturbance permit may be issued for clearing and grubbing, borrow pits or sites, stockpiling of approved fill materials, rough grading, or similar specialized work provided applicant has submitted a SWPPP, adequate plans, and information complying with pertinent requirements of this Code for the advance work. The holder of such specialized permit shall proceed at their own risk with the scope of land disturbance work authorized without assurance that additional land disturbance activities will be approved. If County does not approve additional land disturbance activities, the holder of the specialized permit shall maintain temporary erosion and sediment control measures until permanent engineered BMP are installed, if required, and permanent vegetation on the site is reestablished.

106.6 Posting of permit and inspection placard: Work requiring a permit shall not commence until the permit holder posts the permit and inspection placard at the job site for the recording of inspections. The permit and inspection placard shall be placed in a transparent envelope or other approved transparent receptacle that provides weather protection and kept on the site of work in an approved location until the completion of the land disturbance work.

106.7. Expiration: Land disturbance permits shall expire and become invalid under any of the following conditions:

1. Work on the site does not commence within one hundred eighty (180) calendar days after issuance of the permit;
2. Work on the site is suspended or abandoned for a period of one hundred eighty (180) calendar days;
3. More than six (6) months has transpired since the issuance of an ordinary land disturbance permit, and no extension has been requested;
4. More than two (2) years have transpired since the issuance of the major land disturbance permit, and no extension has been requested;
5. The deposit agreement required by the Planning Department for the major land disturbance is no longer valid.
6. If requests for extension have not been granted.

The Department of Public Works may issue permits having a longer duration than indicated above for land disturbance activities associated with quarries, sand and gravel dredging operations, and similar long-term specialized borrow pit or site excavation operations. The Department shall collect the permit extension fees that normally would otherwise be collected in accordance with Section 106.7.1, along with fees for any additional inspections that may be required, at the time the permit having a longer duration is issued. Permits issued for longer durations shall have an expiration date. Upon expiration of the longer duration permit the Department of Public Works may grant additional extensions in accordance with Section 106.7.1.

106.7.1. Permit extensions: One (1) or more extensions of time, for periods not to exceed three (3) months each for an ordinary land disturbance and one (1) year each for a major land disturbance, may be granted subject to a permit extension fee at the rate prescribed in Chapter 1100, SLCRO. The request for a permit extension shall be submitted to the County in writing, and justifiable cause demonstrated, by the permit holder at least ten (10) working days before the expiration of the permit. The request shall also include a construction schedule that represents a reasonable good faith effort to complete the land disturbance work and re-establish permanent vegetation in a timely manner.

106.8 Correction of existing violations: The Department of Public Works may withhold issuance of a land disturbance permit if there are unabated written violations against the property until the violations are corrected and abated or proposed to be corrected and abated by the work to be done under the current application for permit.

106.9 Sites declared unsafe: The Department of Public Works may withhold issuance of a land disturbance permit on any site declared unsafe by any Federal, state or county agency.

106.10. Permit holder's responsibilities: Should the permit be abandoned and expire, become invalid, or be suspended or revoked, the permit holder shall continue to comply with applicable BMP provisions of this Code including maintaining temporary BMP erosion and sediment control measures until permanent engineered BMP are installed, if required, and/or permanent vegetation is re-established on the site.

7. SECTION 107.0 LAND DISTURBANCE PERMIT APPLICATIONS.

107.1 Permit applications: Applications for land disturbance permits required by this Code shall be in the form prescribed by and accompanied by the site construction plans and documents determined necessary by the County Department(s) responsible for reviewing and issuing the permit. Applications for major land disturbance permits shall include proof that proposed land disturbance and uses have received approvals from the County Department of Planning or zoning approval from the municipality in which the land disturbance activities will occur. The total estimated fee for the activities to be performed by the Departments of Public Works and Highways and Traffic shall be paid in advance. The filing fee shall be credited towards the total permit fee when the permit is issued. Filing fees are non-refundable should the application for permit be denied or cancelled.

107.1.1 Time limitation of application: An application for a permit for any proposed work shall be deemed to have been abandoned one hundred eighty (180) days after the date of filing, unless such application has been pursued in good faith or a permit has been issued; except that one (1) or more extensions of time for additional periods not exceeding ninety (90) days each may be granted subject to a non-refundable application extension fee at the rate prescribed in Chapter 1100, SLCRO, which shall be paid at the time the extension is granted. An additional inspection fee may also be charged for status inspections to verify work has not started. Application extension fees shall not be credited towards the total permit fee when the permit is issued.

107.2 Site construction plans required: All applications for permits shall be accompanied by site construction plans in the quantity determined by the Departments of Public Works and Highways and Traffic. Site Construction Plans for all Major Land Disturbances and for Commercial Ordinary Land Disturbances shall be prepared by a Registered Design Professional consistent with the professional registration laws of the State of Missouri. The cover or first sheet of the Site Construction Plans shall bear an original embossed or wet ink seal, the date, and original ink signature of the registered design professional. In addition, all other sheets shall bear an original embossed, wet ink, or mechanically reproduced seal of the registered design professional. The title block of the construction plans shall also include the name and address of the registered design professional that sealed them. Site Construction Plans for Residential Ordinary Land Disturbances may be prepared by the owner or contractor, providing the scope of work is relatively simple and there is no engineering required. A Registered Design Professional shall prepare and seal plans for Residential Ordinary Land Disturbances when the scope of work is complex and/or requires engineering.

107.2.1 Storm water pollution prevention plan required (SWPPP) for major land disturbance permits: All applications for major land disturbance permits shall be accompanied by a storm water pollution prevention plan; prepared for the specific site by or under the direction of a qualified professional as directed by County. Only the components and elements of the storm water pollution prevention plan (SWPPP) that do not require engineering may be prepared by a qualified professional other than a Missouri Licensed Professional Engineer. The storm water pollution prevention plan (SWPPP), when prepared by a Missouri Licensed Professional Engineer, may be incorporated into the site construction plans required by Section 107.2. The site construction plans shall contain a statement that any land clearing, construction, or development involving the movement of earth shall be in accordance with the storm water pollution prevention plan, and the applicant shall assume and acknowledge responsibility for compliance with this Code and the storm water pollution prevention plan at the site of the permitted activity.

107.3 Required land disturbance escrows for major land disturbance permits: Applicants for major land disturbance permits shall file a land disturbance escrow, naming County as beneficiary, in the form of cash, a letter of credit, or other improvement security in an amount deemed sufficient by the Department of Planning to cover all costs of improvements, landscaping, and maintenance of improvements for such period as specified by the Department of Planning. The land disturbance escrow shall include engineering and inspection costs sufficient to cover the cost of failure or repair of improvements installed on the site.

107.3.1 Release of escrows — Project closure: County will not release any land disturbance escrow to the property owner, site operator or permit holder until all of the following have been completed:

1. All temporary storm water control best management practices (BMP) have been removed and the site has been fully stabilized. A site is considered to be stabilized when perennial vegetation, pavement, buildings, or structures constructed of permanent materials cover all areas that were previously disturbed. Vegetative cover shall be established such that erosion no longer occurs. This typically requires a minimum of seventy percent (70%) fully established plant density over one hundred percent (100%) of the disturbed area.
2. All permanent storm water control best management practices (BMP) have been completed.

3. All final inspections/certifications have been completed by each of the government jurisdictions involved in authorizing the project.

8. 108.0 FEES.

108.1 Issuance of permits: Land disturbance permits shall not be issued until the fees associated with the permit are paid to the individual County Departments as specified in sections 108.1.1 through 108.1.3 of this Code.

Exception: Individual County departments may defer all or parts of fees to a later stage of site development.

108.1.1 Department of Planning: Fees for the activities of the Department of Planning related to Land Disturbance permits shall be in accordance with the fee rates set forth in Chapter 1003 "Zoning Ordinance" and Chapter 1005 "The Subdivision Ordinance of St. Louis County."

108.1.2 Department of Highways and Traffic: Fees for the activities of the Department of Highways and Traffic related to Land Disturbance permits shall be in accordance with the fee rates set forth in Chapter 1100 Code Enforcement Fee Schedules" and Chapter 1105 "Department of Highways and Traffic," and in Chapter 1005 "The Subdivision Ordinance of St. Louis County." The Department of Highways and Traffic is authorized to establish and collect inspection fees by estimating the total number of inspection hours required for the completion of the permitted work.

108.1.3 Department of Public Works: Fees for the activities of the Department of Public Works related to land disturbance permits shall be in accordance with the fee rates set forth in Chapter 1100 "Code Enforcement Fee Schedules." In applying the Code Enforcement Fee Schedule, the total estimated cost of land disturbance activities shall include applicable grubbing, site clearing, rough grading, sediment and erosion control measures, excavating, backfill, final grading, concrete flatwork, asphalt pavement, and final landscaping. The Department of Public Works may require a bona fide contract(s) or any affidavit of the owner of the project, in which the applicant and owner verify the total cost of the site improvements related to the permit. The Department of Public Works is authorized to establish the fee by determining the plan review cost and estimating the total number of inspections required, when in the opinion of the Department of Public Works, the fee resulting from this method more closely relates to the cost of enforcing the requirements of this code. Fees for land disturbance related inspections associated with construction authorized by a building permit shall be assessed to the building permit in accordance with the additional inspection fee rates set forth in Chapter 1100 "Code Enforcement Fee Schedules."

108.2 Refunds: In the case of revocation of a permit or projects where land disturbance activities have begun, no refund shall be permitted. Any excess fee for abandoned projects, where land disturbance work has not started, shall be returned to the permit holder upon written request received not later than twelve (12) months after the date the permit was issued. All application filing fees, application extension fees, plan examination and permit processing fees and all penalties that have been imposed upon the permit holder under the requirements of this Code shall be deducted from the refund or paid by the permit holder prior to any refund being issued.

9. 109.0 STORM WATER POLLUTION PREVENTION PLAN (SWPPP).

109.1 Content — Storm water pollution prevention plan (SWPPP): The design requirements in Chapter 2 of this Code shall be complied with when developing the storm water pollution prevention plan and the plan shall include the following:

- 1) Name, address and telephone number of the site owner and the name, address and telephone number of the individual who will be in overall responsible charge of construction/development activities at the site. When more than one (1) individual is responsible for the entire construction or land disturbance site, the areas of the site over which each individual has control shall be identified.
- 2) Site address or location description and parcel identification number(s). Description of the nature of the land disturbance and construction activities.
- 3) A site map showing the outlines of the total project area, the areas to be disturbed, existing land uses, locations and names of surface water bodies, locations of flood plains, locations of temporary and permanent best management practices (BMP) and such other information as may be required by the County department(s) having enforcement authority and responsibilities described in section 103.0 of this Code.

- 4) Existing contours of the site and adjoining strips of off-site property and proposed contours after completion of the proposed land disturbance and development, based on United States Geological Survey datum, with established elevations at buildings, walks, drives, street and roads; and information on necessary clearing and grubbing, removal of existing structures, excavating, filling materials brought to the site, spreading and compacting. Existing and proposed contours shall be shown at two-foot elevation intervals. Cross sections may be utilized in lieu of contours as approved by the Department of Highways and Traffic.
- 5) A natural resources map identifying soils, forest cover, and resources protected under other provisions of County Ordinances and a general map with enough detail to identify the location of the construction site and any waters of the United States or wetlands within one (1) mile of the site.
- 6) An estimate of the runoff coefficient of the site prior to disturbance and the runoff coefficient after the construction addressed in the permit application is completed.
- 7) Estimated quantity of land to be disturbed.
- 8) Details of the site drainage pattern both before and after major land disturbance activities.
- 9) Access to construction site.
- 10) Description of best management practices (BMP) to be utilized to control erosion and sedimentation during the period of land disturbance. A table or schedule listing each BMP to be utilized and the quantity or linear footage of each. Each BMP shall be identified as temporary or permanent.
- 11) Description of best management practices (BMP) to be utilized to prevent other potential pollutants such as construction wastes, toxic or hazardous substances, petroleum products, pesticides, herbicides, site litter, sanitary wastes and other pollutants from entering the natural drainage ways during the period of construction and land disturbance.
- 12) Description of best management practices (BMP) that will be installed during land disturbance to control pollutants in storm water discharges that will occur after land disturbance activity has been completed.

- 13) Location of temporary facilities such as off-street parking, wash-down area for related vehicles, on-site fueling facilities, concrete or asphalt batch plants, and other similar temporary facilities.
- 14) Sources of off-site borrow material or spoil sites, and all information relative to haul routes, trucks and equipment.
- 15) The anticipated sequence of construction and land disturbance activities, including installation of best management practices (BMP), removal of temporary best management practices (BMP), stripping and clearing; rough grading; construction utilities, infrastructure, and buildings; and final grading and landscaping. Sequencing shall identify the expected date (s) on which clearing will begin, the estimated duration of exposure of cleared areas, areas of clearing, installation of temporary erosion and sediment control measures, and establishment of permanent vegetation.
- 16) All erosion and sediment control measures necessary to meet the objectives of this Code throughout all phases of construction and after completion of site development. Depending upon the complexity of the project, the drafting of intermediate plans may be required at the close of each season.
- 17) Seeding mixtures and rates, types of sod, method of seedbed preparation, expected seeding dates, type and rate of lime and fertilizer application, and kind and quantity of mulching for both temporary and permanent vegetative control measures.
- 18) Provisions for maintenance of control facilities, including easements.
- 19) Plans for responding to any loss of contained sediment to include the immediate actions the permit holder will take in case of a containment failure. This plan must include documentation of actions and mandatory reporting to the Department of Public Works.
- 20) Schedules and procedures for routine inspections of any structures provided to prevent pollution of storm water or to remove pollutants from storm water and of the site in general to ensure all best management practices (BMP) are continually implemented and are effective.

- 21) Description of measures that will be installed during the construction process to control pollutants in storm water discharges that will occur after construction operations have been completed. During construction, strategies shall be implemented to protect post construction best management practices (BMP).
- 22) Description of any non-storm water discharges and any anticipated dewatering methods.
- 23) A signed and dated certification statement that the SWPPP was prepared in accordance with the requirements and regulations of the County and the Missouri Department of Natural Resources.

109.2 Required plan amendments — Storm water pollution prevention plan (SWPPP): The permit holder shall amend, or shall cause the Special Inspector or preparer of the SWPPP to amend, the storm water pollution prevention plan whenever:

- 1) Design, operation or maintenance of best management practices (BMP) is changed;
- 2) Design of the construction project is changed that could significantly affect the quality of the storm water discharges;
- 3) Site operator's inspections indicate deficiencies in the storm water pollution prevention plan (SWPPP) or any best management practices (BMP);
- 4) Inspections by County or by the Missouri Department of Natural resources indicate deficiencies in the storm water pollution prevention plan (SWPPP) or any best management practices (BMP);
- 5) The storm water pollution prevention plan (SWPPP) is determined to be ineffective in significantly minimizing or controlling erosion or excessive sediment deposits in streams or lakes;
- 6) The storm water pollution prevention plan (SWPPP) is determined to be ineffective in preventing pollution of waterways from construction wastes, chemicals, fueling facilities, concrete truck washouts, toxic or hazardous materials, site litter or other substances or wastes likely to have an adverse impact on water quality;
- 7) Total settleable solids discharging from a storm water outfall exceeds 2.5 ml/L per Standard Method 2540F for storm events up to but not exceeding the local two-year, twenty-four-hour storm. This limitation does not apply during storm events that exceed the local two-year, twenty-four-hour storm;

- 8) The County or the Missouri Department of Natural Resources determines violations of water quality standards may occur or have occurred.

When any of the above storm water pollution prevention plan (SWPPP) amendments cause engineering design changes, the permit holder shall cause the registered design professional to revise and re-submit the site construction plans to the County for approval. The County may require sampling and reporting as a result of illegal discharges, compliance issues, complaint investigations, or evidence of contamination from activities at the site.

109.3 Permit holder responsibilities for administration of storm water pollution prevention plan (SWPPP): The permit holder shall:

- 1) Notify all contractors and other entities (including utility crews, County employees, or their agents) that will perform work at the site, of the existence of the storm water pollution prevention plan (SWPPP) and what actions or precautions shall be taken while on site to minimize the potential for erosion and the potential for damaging any best management practices (BMP);
- 2) Determine the need for and establish training programs to ensure that all site workers have been trained, at a minimum, in erosion control, material handling and storage, and housekeeping;
- 3) Provide copies of the storm water pollution prevention plan (SWPPP) to all parties who are responsible for installation, operation or maintenance of any best management practices (BMP);
- 4) Maintain a current copy of the storm water pollution prevention plan (SWPPP) on the site during the installation, operation, and maintenance of the best management practices (BMP);
- 5) Cause regular weekly and after-rain special inspections of the land disturbance site by a County approved special inspector as required by Section 301.2; including notifying the special inspector of any rainfall event causing storm water runoff to leave the construction site;
- 6) Ensure that all off-site borrow-from or haul-to sites and similar construction support activities are properly permitted by the authority having jurisdiction;
- 7) Ensure that dates of major grading activities, construction temporarily or permanently ceased, and stabilization measures initiated are recorded; and
- 8) Ensure that State and County permits are posted at the construction site; and

- 9) Ensure that required County inspections are requested and that the storm water pollution prevention plan (SWPPP) and approved site construction plans, if not maintained on-site, are brought to the site for the Inspector's use during the inspections, including any additional or extra County inspections.

[O. No. 25494, 7-30-13]

B. 1114.200 — Chapter 2 — Design Requirements.

1. SECTION 201.0 GENERAL.

201.1 Design: The design of erosion and sediment controls required for land disturbance activities shall comply with the following minimum requirements:

1. Land disturbance, erosion and sediment control practices, and watercourse crossings shall be adequate to prevent transportation of sediment from the site.
2. Materials brought to any site or property under a permit issued under this Code, where said material is intended to be utilized as fill material at the site for land disturbance, erosion or sediment control, shall consist of clean uncontaminated earth, soil, dirt, sand, rocks, gravel or masonry materials or other approved materials.
3. Cut and fill slopes shall be no greater than 3:1 except as approved by the Department of Public Works or the Department of Highways and Traffic to meet other community or environmental objectives.
4. Clearing and grading of natural resources, such as forests and wetlands, shall not be permitted, except when in compliance with all other County Ordinances.
5. Clearing techniques that retain existing vegetation to the maximum extent practicable shall be used and the time period for disturbed areas to be without vegetative cover shall be minimized to the extent practical.
6. Clearing, except that necessary to establish sediment control devices, shall not begin until all sediment control devices have been installed and have been stabilized.
7. Phasing shall be required on all sites disturbing greater than thirty (30) acres of land. The size of each phase will be established by the Department of Planning at the time of plan review for the issuance of a major land disturbance permit.

201.2 Erosion control design: Erosion control requirements shall include the following:

1. Permit holder shall install temporary stabilization when soil disturbing activities will cease on any portion of the site and are not planned to resume for a period exceeding fourteen (14) calendar days. Temporary stabilization must be initiated immediately upon knowing the duration is more than fourteen (14) days. Temporary stabilization must be completed within seven (7) calendar days. Final stabilization of disturbed areas must be initiated immediately and completed within seven (7) calendar days whenever any clearing, grading, excavating or other earth disturbing activities have permanently ceased on any portion of the site. County may grant allowances to the seven-day completion period for temporary and final stabilization due to weather or equipment malfunctions. The use of allowances shall be documented in the SWPPP.
2. If seeding or another vegetative erosion control method is used, it shall become established within two (2) weeks or the site shall be re-seeded or a non-vegetative option employed.
3. Techniques shall be employed to ensure stabilization on steep slopes and in drainage ways.
4. Soil and material stockpiles must be stabilized or covered at the end of each workday or perimeter controls must be in place to prevent silt from the stockpile from leaving the site.
5. The entire site must be stabilized, using a heavy mulch layer or another method that does not require germination to control erosion, at the close of the construction season.
6. Techniques shall be employed to prevent the blowing of dust or sediment from the site.
7. Techniques shall be employed to divert upland runoff past disturbed slopes.

201.3 Sediment control design: Sediment control requirements shall include:

1. Settling basins, sediment traps, or tanks and perimeter controls.

2. Settling basins shall be provided for each drainage area within ten (10) or more acres disturbed at one (1) time and shall be sized to contain one-half (0.5) inch of sediment from the drainage area and be able to contain a two-year, twenty-four-hour storm. If the provision of a basin of this size is impractical, other similarly effective best management practices (BMP), as evaluated and specified in the storm water pollution prevention plan (SWPPP), shall be provided.
3. Settling basins shall be designed in a manner that allows adaptation to provide long-term storm water management, as required by the County department(s) having enforcement authority and responsibilities described in Section 103.0 of this Code.
4. Settling basins shall have stabilized spillways to minimize the potential for erosion of the spillway or basin embankment.
5. Protection for adjacent properties by the use of a vegetated buffer strip in combination with perimeter controls.

201.4 Watercourse design: Watercourse protection requirements shall include:

1. Encroachment into or crossings of active water courses/riparian areas and wetlands shall be avoided to the maximum extent practicable. All County, state and Federal permits and approvals shall be obtained by a permit holder prior to beginning work authorized by a County land disturbance permit.
2. Stabilization of any watercourse channels before, during, and after any in-channel work.

3. If a defined watercourse is to be re-aligned or re-configured, clearing and grubbing activities within fifty (50) feet of the watercourse shall not begin until all materials and equipment necessary to protect the watercourse and complete the work are on site. Once started, work shall be completed as soon as possible. Areas within fifty (50) feet of the watercourse shall be re-contoured and stabilized. Permit holder shall install temporary stabilization when soil disturbing activities will cease on any portion of the site and are not planned to resume for a period exceeding fourteen (14) calendar days. Temporary stabilization must be initiated immediately upon knowing the duration is more than fourteen (14) days. Temporary stabilization must be completed within seven (7) calendar days. Final stabilization of disturbed areas must be initiated immediately and completed within seven (7) calendar days whenever any clearing, grading, excavating or other earth disturbing activities have permanently ceased on any portion of the site. County may grant allowances to the seven-day completion period for temporary and final stabilization due to weather or equipment malfunctions. The use of allowances shall be documented in the SWPPP.
4. All storm water conveyances shall be designed according to the criteria of the County and the St. Louis Metropolitan Sewer District (MSD) and the necessary permits obtained.
5. Stabilization adequate to prevent erosion shall be provided at the outlets of all pipes and paved channels.
6. Except as otherwise permitted above, stream buffers along flood plain zoned streams and other natural waterways as required by Chapter 1003, County Zoning Code shall not be disturbed.

201.5 Construction site access design: Construction site access requirements for major land disturbance activities shall include:

1. A temporary construction access entrance, located to provide adequate sight distance, shall be provided at all land disturbance sites including a wash down area supporting all active sites.
2. The Department of Highways and Traffic may require other measures to ensure that construction vehicles do not track sediment onto public streets or roadways, or be washed with wash effluent channeled directly into storm drains.

201.6 Control of construction materials and waste: Control requirements for construction materials, construction wastes and other wastes generated on site at the land disturbance site, including facilities that process and handle materials and waste such as temporary concrete or asphalt batch plants, temporary recycling or waste incineration facilities, and similar temporary construction material and waste handling facilities shall include provisions, satisfactory to the County department(s) having enforcement authority and responsibilities described in section 103.0 of this Code for:

1. Spill prevention and control facilities for materials such as paint, solvents, petroleum products, chemicals, toxic or hazardous substances, substances regulated under the Resource Conservation and Recovery Act (RCRA) or the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA), and any wastes generated from the use of such materials and substances, including their containers. Any containment systems employed to meet this requirement shall be constructed of materials compatible with the substances contained and shall be adequate to protect both surface and ground water.
2. Collection and disposal of discarded building materials and other construction site wastes, including those listed in section 201.6. 1 above.
3. Litter control.
4. Control of concrete truck washouts.
5. Assurance that on-site fueling facilities will adhere to applicable Federal and state regulations concerning storage and dispensers.
6. Provision of sufficient temporary toilet facilities to serve the number of workers on major land disturbance sites as directed by the Department of Health.
7. Assurance that on-site temporary construction materials or waste handling equipment and facilities including, but not limited to, batch plants, recycling or grinding facilities, and temporary incineration equipment also adhere to County Department of Health regulations.

[O. No. 25494, 7-30-13]

C. 1114.300 — Chapter 3 — Inspections.

1. SECTION 301.0 GENERAL.

301.1 Department(s) of Public Works and Highways and Traffic — General: The County department(s) having enforcement authority and responsibilities described in section 103.0 of this Code shall make inspections as herein required and shall either approve that portion of the work completed or shall notify the permit holder wherein the work fails to comply with the storm water pollution prevention plan (SWPPP) and/or the Site Construction, Land Disturbance, Erosion and Sediment Control Plan as approved. Plans for land disturbance, stripping, excavating, and filling work bearing the stamp of approval of the County department conducting the review for compliance under this code and/or issuing the permit shall be maintained at the site by the permit holder during the progress of the work. Construction work shall be done in accordance with the approved plans. To obtain inspections, a permit holder shall notify the Department(s) of Public Works or Highways and Traffic as applicable, at least two (2) working days before the following:

- 1) Start of construction;
- 2) Installation of sediment and erosion measures;
- 3) Completion of site clearing;
- 4) Completion of rough grading;
- 5) Completion of final grading;
- 6) Close of the construction season;
- 7) Completion of final landscaping;

Exception 1: Inspections conducted by the Department of Highways and Traffic related to construction and maintenance of County highways and roadways.

Exception 2: When conditions are not favorable to maintain copies of the approved plans on-site, a sign shall be installed at the entrance to the site listing information pertinent to the location of the storm water pollution prevention plan (SWPPP), approved site construction plans and the twenty-four-hours (24) hours/seven-day a week phone number of the person in charge of them. The SWPPP and approved site construction plans shall be brought to the site and made available for the inspector's use during the above required inspections and any additional or extra inspections.

301.1.1 Additional inspections: In addition to the required inspections specified above the Departments of Public Works and Highways and Traffic are authorized to perform and charge fees for additional inspections which are reasonably necessary to enforce this Code and the zoning and building construction codes. These inspections may include, but not be limited to, interim status inspections due to length or complexity of project, BMP and subdivision escrow releases, compliance with approved site development plans, excavations for building foundations and underground utilities and sewers, and final finish grading and landscaping related to completion of the building construction project.

301.1.2 Extra inspections: In addition to the inspections otherwise required, the Departments of Public Works and Highways and Traffic are authorized to perform and charge fees for extra inspections or re-inspections which in their judgment are reasonably necessary due to non-compliance with the requirements of this Code, or work not ready or accessible for inspection when requested.

301.2 Permit holder special inspection and report responsibilities — Major land disturbances: The holder of a major land disturbance Permit, or his/her agent, shall cause regular and after-rain inspections of land disturbance sites by a qualified special inspector approved by the County. Inspections shall include examining all erosion and sediment and other pollutant control measures, outfalls, and off-site receiving waters in accordance with the inspection schedule outlined in the approved storm water pollution prevention plan (SWPPP). Inspections must be scheduled at least once per week. When rainfall causes storm water runoff to leave the site, the BMP must be inspected within forty-eighty (48) hours after the rain event has ceased during a normal workday and within seventy-two (72) hours on the next business day if the rain event ceases during a non-workday such as on weekends and holidays. The total rainfall measured for that day must be recorded on the inspection report. A properly maintained rain gauge must be kept on site or the storm event information must be obtained from a weather station that is representative of the site location. The purpose of such inspections will be to ensure proper installation, operation and maintenance of best management practices (BMP) and to determine the overall effectiveness of the storm water pollution prevention plan (SWPPP) and the need for additional control measures. All inspections shall be documented in written form on weekly and after-rain reports with copies submitted weekly to the Department(s) of Public Works or Highways and Traffic. The inspection reports must include the following minimum information:

- 1) Inspector's name and signature;
- 2) Date of inspection;

- 3) Observations relative to the effectiveness of the best management practices (BMP);
- 4) Actions taken or necessary to correct deficiencies; and
- 5) A listing of areas where land disturbance operations have permanently or temporarily stopped.

The special inspector shall immediately notify both the permit holder and the site contractor(s) responsible for any deficiencies identified so that deficiencies can be corrected within seven (7) calendar days of the weekly or after-rain inspection report. If weather conditions make it impossible to correct the problem within seven (7) calendar days, a detailed report of the problem (including pictures) shall be filed with the regular inspection reports. The permit holder shall be responsible for ensuring that the deficiencies are corrected.

The permit holder shall notify the County by the next working day whenever a special inspector is terminated, resigns, or is unable to conduct inspections for whatever reason. The permit holder shall retain a new special inspector from the County's list of approved special inspectors within five (5) calendar days to insure that the regular weekly and after rain inspections required by this Section are conducted and reported upon. The permit holder shall notify the County by the next working day whenever a new special inspector is retained. Only a County approved special inspector can be responsible for the inspection of BMP required under this Code.

301.2.1 Verification of permit holder's reports: The Department(s) of Public Works or Highways and Traffic may make and charge fees for extra inspections as deemed necessary to ensure the validity of the reports filed under section 301.2 of this Code or to otherwise ensure proper installation, operation and maintenance of storm water best management practices (BMP) and to determine the overall effectiveness of the storm water pollution prevention plan (SWPPP) and the need for additional control measures.

301.3 Removal from approved list of qualified special inspectors: Failure of the special inspector to conduct required inspections and file accurate valid inspection reports with the County as required by Section 301.2 shall constitute cause to remove the special inspector from the approved list of special inspectors. A special inspector that has been removed from the approved list has the right to appeal to the Board.

[O. No. 25494, 7-30-13]

D. 1114.400 — Chapter 4 — Implementation.

1. SECTION 401 EFFECTIVE DATE OF CODE PROVISIONS.

Section
500.300

BUILDING AND CONSTRUCTION

Section
500.300

401.1. Effective date of this Code: The provisions of this Code shall become effective ninety (90) days after its approval by the County Executive.

[O. No. 25494, 7-30-13]