

INTRODUCTION
Ordinance No. 287.1

AN ORDINANCE TO ENACT THE COMPREHENSIVE BUILDING REGULATIONS FOR THE CITY OF YOUNGSVILLE, LOUISIANA, RELATIVE TO THE BUILDING CODES, AND TO PROVIDE FOR RELATED MATTERS.

Be it ordained by the City Council of the City of Youngsville, in legal session convened, that Comprehensive Building Regulations for the City of Youngsville, Louisiana is hereby enacted to read as follows:

ARTICLE I.
UNIFORM CONSTRUCTION CODE ADOPTED

Pursuant to LA. R.S. 40:1730.21, et seq., there is hereby introduced, for the purpose of regulating the construction, alterations, repair, equipment, use and occupancy and maintenance of every building or structure or any appurtenance connected or attached to such buildings or structures, excluding farm structures and recreational camps, the Louisiana State Uniform Construction Code. The Louisiana State Uniform Construction Code is incorporated as fully as if set out at length herein and shall be controlling within the corporate limits of the city. The Louisiana State Uniform Construction Code shall consist of the following:

- (1) International Building Code, 20067 Edition, not including Chapter 1 – Administration Chapter 11-Accessibility, Chapter 27 – Electrical and Chapter 29 – Plumbing Systems. The applicable standards referenced in that code are included for regulations of construction within this state;
- (2) International Existing Building Code, 2006 Edition, not including Chapter 1 – Administration, and the standards referenced in that code of regulations of construction within this state;
- (3) International Residential Code, 2006 Edition, not including Parts I – Administrative, V-Mechanical, VII-Plumbing and VIII-Electrical. The applicable standards referenced in that code are included for regulation of construction within this state. Appendix J., Existing Buildings and Structures, is also included for mandatory regulation. For the purposes of this Part, IRC R301.2.1.1 (Design Criteria) Shall be amended as follows and shall only apply to the International Residential Code, 2006 edition:
 - (a) Amendment of R301.2.1.1 (Design Criteria);
 - (b) Item 6, The American Concrete Institute, Guide to Concrete Masonry Residential Construction in High Winds Areas, shall be added;
 - (c) Item 7, Institute for Business & Home Safety, Optional Code-plus Fortified for Safer Living, shall be added;
 - (d) Item 8, Federal Alliance for Safe Homes, Optional Code-plus Blueprint for Safety, shall be added;
- (4) International Mechanical Code, 2006 Edition, and the standards referenced in that code for regulation of construction within this state.
- (5) The Louisiana State Plumbing Code [Part XIV (Plumbing) of the State Sanitary Code] as amended by the state health officer acting through the Office of Public Health of the Department of Health and Hospitals. Nothing in this Part shall be construed so as to prevent the State Health Officer for enforcing Part XIV (Plumbing) of the State Sanitary Code, the enforcement of which is his statutory and regulatory responsibility.
- (6) International Fuel Gas Code, 2006 Edition, and the standards referenced in that code for regulation of construction within this state.
- (7) National Electrical Code, 2005 Edition.

**ARTICLE II
BUILDING SETBACKS**

- (1) Be it further ordained that the building set back for all new construction, alterations, equipment, use and occupancy and maintenance of every building or structure or any appurtenance connected to such buildings or structures shall be five (5) feet on the side, ten (10) feet at the rear, and twenty (20) feet at the front as measured from the relative property line. No variations of these setback measurements shall be allowed without specific approval of the Youngsville City Council. Council approved setback variations shall be noted on the final plat for new subdivisions.
- (2) The setback established by this ordinance shall prevail over any and all individual subdivision covenant setbacks.
- (3) There shall be no permanent structure constructed or installed within the defined setback of any property unless a variance has been approved by the city council of the City of Youngsville.
- (4) All approved setback variances shall be site specific. Setback variances shall not be construed to apply to any other property unless specifically stated as such.
- (5) Building setbacks and the regulation of construction, installation, maintenance, improvements, alterations, and operation of all mobile home or manufactured home subdivisions within the municipal limits of the City of Youngsville shall be governed by the City of Youngsville Ordinance No. 273, et sec.

ARTICLE III

Be it further ordained that if any provision of this Ordinance is held invalid, such invalidity shall not affect other provisions, items or applications of this Ordinance and are hereby declared severable.

ARTICLE IV

This ordinance was introduced on June 9, 2011 during the regular meeting of the city council of the City of Youngsville.

Wilson B. Viator, Jr., Mayor
City of Youngsville

I, Rebecca Gondron, duly appointed Clerk of the City of Youngsville, do hereby certify that the above Ordinance 287.1 was introduced by the City Council of the City of Youngsville at a regular meeting held on the 9th day of June, 2011.

Youngsville, Louisiana, the 10th day of June, 2011

Rebecca Langlinais
City Clerk
City Of Youngsville