

1 **BILL NO. 2011-10**

2 **ORDINANCE NO. _____**

3 AN ORDINANCE TO ADOPT THE 2009 EDITION OF THE INTERNATIONAL BUILDING
4 CODE, TOGETHER WITH AMENDMENTS THERETO, AND TO PROVIDE FOR OTHER
RELATED MATTERS.

5 Sponsored by: Councilman Steven D. Ross

Summary: Adopts the 2009 Edition of the
International Building Code, together with
amendments thereto.

7 THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY ORDAIN
8 AS FOLLOWS:

9 SECTION 1: Title 16, Chapter 4, Section 10, of the Municipal Code of the City of
10 Las Vegas, Nevada, 1983 Edition, is hereby amended to read as follows:

11 **16.04.010:** A building code is established and adopted for the City. The building code adopted
12 by this Section, to be known as the City's Building Code, shall consist of the following documents,
13 which are adopted by this reference and [a copy] copies of which shall be maintained on file in the
14 Office of the City Clerk:

15 (A) The publication entitled ["International Building Code, 2006 Edition,"]
16 "International Building Code, 2009 Edition," as modified herein, including all Appendices, except as
17 otherwise specified. This publication, as modified, is designated as Part 1 of this Chapter.

18 (B) The document entitled ["Southern Nevada Amendments to the 2006
19 International Building Code,] "Southern Nevada Amendments to the 2009 International Building
20 Code," which amends, by adding to and deleting from, certain sections of the International Building
21 Code, [2006] 2009 Edition. This document is adopted as Part 2 of this Chapter.

22 (C) The publication entitled the "International Residential Code for One- and Two-
23 Family Dwellings, 2006 Edition" (also known as the "International Residential Code, 2006 Edition"),
24 as modified herein, including all chapters and Appendices, except as otherwise specified. This
25 publication, as modified, is designated as Part 3 of this Chapter.

26 (D) The document entitled "Southern Nevada Amendments to the 2006
27 International Residential Code," which amends, by adding to and deleting from, certain sections of
28 the International Residential Code, 2006 Edition. This document is adopted as Part 4 of this Chapter.

1 SECTION 2: The document entitled "Southern Nevada Amendments to the 2009
2 International Building Code" referred to in Section 1 of this Ordinance is hereby amended by adding
3 thereto a new Section 421 and a new Subsection 421.1, to read as follows:

4 **Section 421 Live/Work Units**

5 **421.1 Live/Work Units.** In accordance with Title 19 of the Las Vegas Municipal Code, live/work
6 units, as defined therein, are permitted in the Live/Work Overlay District. For purposes of addressing
7 fire and life safety issues raised by that type of occupancy, live/work units are permitted in accordance
8 with Title 19, subject to the following limitations:

- 9 a. The minimum floor area of a live/work unit shall be 750 square feet.
- 10 b. A maximum of 50 percent of the floor area of a live/work unit may be used or arranged
11 for residential purposes such as sleeping, kitchen, bathroom and closet area.
- 12 c. No interior wall separating the living portion from the work portion of a unit is required
13 if automatic fire alarm systems are installed throughout the building.
- 14 d. Each live/work unit shall be separated from other live/work units or other uses in the
15 building by a two-hour rated fire wall.
- 16 e. Access to live/work units shall be provided only from common access areas (halls or
17 corridors) and shall not be from other live/work units or other uses in the building.
- 18 f. Each live/work unit shall be fully sprinklered. Units of less than 1500 square feet may
19 use an NFPA 13R system. Units 1500 square feet or larger require a full NFPA 13 system.
- 20 g. An emergency mode of egress directly to the outside (other than through the work
21 portion) shall be provided from the sleeping portion of the live/work unit.
- 22 h. Live/work units shall not be used for storage of flammable liquids or hazardous
23 materials, welding or any open flame work.
- 24 i. Gas appliances, including gas stoves and water heaters shall be separated from the
25 sleeping areas per applicable codes.

26 SECTION 3: The document entitled "Southern Nevada Amendments to the 2009
27 International Building Code" referred to in Section 1 of this Ordinance, is attached hereto.

28 SECTION 4: The documents entitled "International Building Code, 2006 Edition"

1 and "Southern Nevada Amendments to the 2006 International Building Code," are hereby repealed.

2 SECTION 5: This Ordinance shall become effective on July 5, 2011.

3 SECTION 6: If any section, subsection, subdivision, paragraph, sentence, clause or
4 phrase in this ordinance or any part thereof is for any reason held to be unconstitutional or invalid or
5 ineffective by any court of competent jurisdiction, such decision shall not affect the validity or
6 effectiveness of the remaining portions of this ordinance or any part thereof. The City Council of the
7 City of Las Vegas hereby declares that it would have passed each section, subsection, subdivision,
8 paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections,
9 subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared unconstitutional,
10 invalid or ineffective.

11 SECTION 7: Whenever in this ordinance any act is prohibited or is made or declared
12 to be unlawful or an offense or a misdemeanor, or whenever in this ordinance the doing of any act is
13 required or the failure to do any act is made or declared to be unlawful or an offense or a
14 misdemeanor, the doing of such prohibited act or the failure to do any such required act shall
15 constitute a misdemeanor and upon conviction thereof, shall be punished by a fine of not more than
16 \$1,000.00 or by imprisonment for a term of not more than six months, or by any combination of such
17 fine and imprisonment. Any day of any violation of this ordinance shall constitute a separate offense.

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SECTION 8: All ordinances or parts of ordinances or sections, subsections, phrases, sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada, 1983 Edition, in conflict herewith are hereby repealed.

PASSED, ADOPTED and APPROVED this ____ day of _____, 2011.

APPROVED:

By OSCAR B. GOODMAN, Mayor

ATTEST:

BEVERLY K. BRIDGES, MMC
City Clerk

APPROVED AS TO FORM:

Val Steed 2-16-11
Date

1 The above and foregoing ordinance was first proposed and read by title to the City Council on the
2 ____ day of _____, 2011, and referred to the following committee composed of
3 _____ and _____ for recommendation;
4 thereafter the said committee reported favorably on said ordinance on the ____ day of
5 _____, 2011, which was a _____ meeting of said Council; that at said
6 _____ meeting, the proposed ordinance was read by title to the City Council
7 as first introduced and adopted by the following vote:

8 VOTING "AYE": _____

9 VOTING "NAY": _____

10 ABSENT: _____

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12 APPROVED:

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14 By _____
OSCAR B. GOODMAN, Mayor

15 ATTEST:

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17 BEVERLY K. BRIDGES, MMC
City Clerk

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