

RESOLUTION 74-C

WHEREAS, the City council of the Town of Annetta, Texas, desires to effect local modifications to the Uniform Administrative Code which are necessary to meet the unique construction needs of the citizens of Annetta, Texas,

WHEREAS, the City Council of the Town of Annetta, Texas has reviewed the Uniform Administrative Code and the fees set therein and has determined that certain modifications are necessary to more fully meet the needs of the Town of Annetta, Texas,

THEREFORE, BE IT RESOLVED that the City Council of the Town of Annetta, Texas, does hereby make the following changes to Ordinance 74-B adopting the 1997 Uniform Codes fees:

Exception to Uniform Building Code 303.3 Plan Review Fees:

When submittal documents are required by Section 303, a plan review fee shall be paid at the time of submittal. This plan review fee shall be set at \$250.00 and shall be a separate fee from the building fee as set forth in Section 504.3 of the Uniform Administrative Code. This plan review fee shall expire within sixty (60) days of finished review and a new review fee shall be required if the building permit has not been applied for.

Setting Plat Fees as Follows:

Preliminary Plat Fee: \$150.00 plus \$100.00 per lot greater than two (2) or more lots within two (2) years
Final Plat Fee: \$100.00 plus \$50.00 per lot greater than Two (2) or more lots within two (2) years
Zoning Change: Review Fee \$250.00

Request for Zoning Variance \$200.00 plus actual cost if the variance requires an outside review from a Civil Engineer.

Combination of Preliminary/Final Plat: \$150.00 plus \$100.00 per lot greater than two (2) lots within a two year period.

MBC
7-19-01

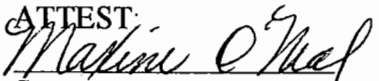
APPROVED BY the City Council of The Town of Annetta, Texas, on

The 19th day of July, 2001, and shall become an
Attachment to Ordinance 74-B.



Mayor

ATTEST:



Secretary

ORDINANCE 74-D

EXHIBIT 'D' AMENDMENT TO ORDINANCE # 74:

WHEREAS, the City Council of the Town of Annetta, Texas, desires to effect local modifications to the Uniform Administrative Code which are necessary to meet the unique construction needs of the citizens of Annetta, Texas;

WHEREAS, the City Council of the town of Annetta, Texas has reviewed the Uniform Administrative Code and the fees set therein and has determined that certain modifications are necessary to more fully meet the needs of the Town of Annetta, Texas;

THEREFORE, BE IT ORDAINED that the City Council of the town of Annetta, Texas does hereby repeal Ordinance 74/B, and amendment to Ordinance #74 and does hereby adopt the following modifications to the building codes:

SECTION I

The Town of Annetta, Texas does hereby repeal Amendment #74/B and Resolution 74-C and sets fees as follows:

Requiring separate permits for Electrical – Building - \$100.00

Requiring separate permits for Mechanical – Building - \$100.00

Requiring separate permits for Plumbing – Building - \$100.00

Adopting Table 3-B, article 2 of the Administrative Code –

Swimming pools electrical \$50.00 , plumbing \$50.00 plus Evaluation.

Adopting Table 3-d article 5 and 6– Administrative Code – Lawn Sprinklers, vacuum breakers and backflow protection devices, \$50.00 plumbing plus permit fee of \$50.00.

Adopting Table 3-a – Grading – fees as set forth in Administrative Code.

Each of the above fees shall have added administrative cost of \$15.00.

Establishing plan review fees at \$250.00 separate from the building Permit fee as set forth in the Administrative Code Section 504.3.

This plan review will expire and a new fee required if building Permit has not been applied for with 60 days.

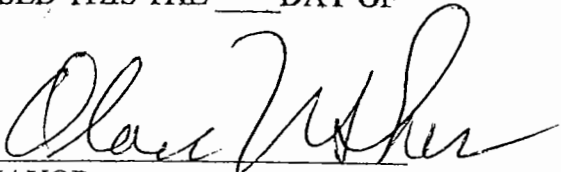
Establishing fees that are set forth in the Administrative Code, Chart 3-A, using a regional modifier, inspections fees set at \$47.00 per inspection (includes administrative cost, mileage and equipment).

SECTION II

The material contained in Exhibit "D" although fully adopted and incorporated by reference, shall not be included in the formal municipal codification of ordinances. The material instead shall be maintained of public record in the office of the City Secretary and the office of the Building Inspector. This Exhibit "D" will be available for public inspection and copying during regular business hours. If any person begins construction without obtaining a permit that is covered by this ordinance, the permit fee will be doubled.

Attached to and becomes a part of Ordinance #74.

APPROVED AND PASSED THIS THE ____ DAY OF
_____, 2001


MAYOR

ATTEST:

CITY SECRETARY

RECEIVED DEC 7 2000



TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS

George W. Bush
GOVERNOR

Daisy A. Stiner
EXECUTIVE DIRECTOR

December 4, 2000

BOARD MEMBERS
Michael E. Jones, *Chair*
James A. Daross, *Vice Chair*
Donald R. Bethel
Margie Lee Bingham
Robert O. Brewer
C. Kent Conine
Florita Bell Griffin, Ph. D.
Lydia Saenz
Marsha L. Williams

Honorable Bruce Moore (561 808)
Mayor
City of Annetta
1200 Old Annetta Road
Annetta, TX 76008

Re: Program For Contracting Manufactured Home Installation Inspections

Dear Mayor:

The Texas Department of Housing and Community Affairs (TDHCA) invites you to contract with TDHCA for the inspection of manufactured home installations within your jurisdiction. TDHCA's Manufactured Housing Division believes that, with your involvement and assistance, we can significantly improve the general welfare and safety for purchasers and occupants of manufactured housing in Texas. The Texas Manufactured Housing Standards Act, Article 5221f, Sections 4(h) and 11(a) authorize this program.

TDHCA will reimburse your unit of local government \$20 for the inspection of each non-permanent installation inspection performed under contract with the Department. If you would like a copy of the standard contract form or further information, please contact:

Mr. David Schuler
Engineering Assistant (Phone: 512-475-3536)
Manufactured Housing Division
Texas Department of Housing and Community Affairs
P.O. Box 12489
Austin, Texas 78711-2489

Yours very truly,

Handwritten signature of Edward R. Cervenka in cursive.

Edward R. Cervenka, P.E.
Chief Engineer
512-463-7354

Enclosure: Information Sheet

Visit us on the world wide web at: www.tdhca.state.tx.us

MANUFACTURED HOUSING DIVISION

507 SABINE - SUITE 1000 • P. O. BOX 12489 • AUSTIN, TEXAS 78711-2489 • (512) 475-2200 • (800) 500-7074

Printed on recycled paper

The following "ACTIVITIES DESCRIPTION" is in Exhibit A of the standard fiscal year 2000-2001 contract between TDHCA (Department) and a local government (Contractor) concerning the installation inspection of manufactured housing. Please note that in Item number 5, the Contractor shall not require any permit, fee, bond, or insurance for the installation of manufactured housing by a licensed retailer or installer, except as approved by Department. However, a contractor may require a utility service connection permit fee and inspection. Before a manufactured home is skirted, a **Contractor may inspect the manufactured home installation method during the utility service connection inspection.** The Contractor could keep a record of the installation inspection findings and write the findings on the inspection report that the Department sends to the Contractor later. The Contractor could also notify the Department after the Contractor identifies unreported homes installed by unlicensed installers.

ACTIVITIES DESCRIPTION

Installation Inspection of Manufactured Housing

1. Contractor shall make and perform inspection and enforcement activities related to the construction of nonpermanent foundation systems and the erection and installation of temporary manufactured housing at homesites within the service area of Contractor.
2. When specifically requested in writing by Department, Contractor shall make and perform inspection and enforcement activities related to the construction of permanent foundation systems and the erection and installation of manufactured housing on permanent foundation systems within the service area of Contractor.
3. Contractor shall complete and return Department inspection report forms within 20 working days of receipt, if there are no deviations. If the Contractor detects one or more deviations, the Contractor shall give a written notice to the licensed installer and require corrective action within 40 calendar days of receipt of the notice. The Contractor may withhold the approval of the utility service connections to a manufactured home until deviations are corrected, if the contractor has the authority to do so by local ordinance. If the Contractor has no authority to withhold the approval of the utility service connections and/or all deviations are not corrected by the installer within 40 calendar days of receipt of the written notice, the Contractor shall complete the inspection forms and return them to the Department with a copy of the written notice. The completed inspection report forms shall include descriptions of observed deviations and corrective actions, if any.
4. Contractor shall be responsible for appropriate inspections to ensure that on-site anchoring and support system installations and the connections of multiple sections are in accordance with the applicable standards, plans, and specifications as approved by the Department, and rules and regulations promulgated by the Department. Contractor must inspect installation systems in the crawl space of the manufactured home in order to be reimbursed.
5. Contractor shall not require any permit, fee, bond, or insurance for the installation of manufactured housing by a licensed retailer or installer, except as approved by Department.
6. If the Contractor returns inspection forms and does not report corrections of observed deviations, the Department will take action to assure compliance by the licensed installer and may specifically request in writing that the Contractor reinspect a home installation after any corrections reported by the installer.
7. Department shall reimburse Contractor \$20.00 for the inspection and, if specifically requested in writing, reinspection of each nonpermanent foundation. Department shall reimburse Contractor \$100.00 for the inspection of each permanent foundation that Contractor has made when specifically requested in writing to do so by Department.

AMENDMENT TO
ORDINANCE #74

CAPTION to read: 1999 National Electric Code

Paragraph #4 to read: 1999 National Electric Code

SECTION #1: Paragraph #1 to read:

That the Uniform Administrative Code, Uniform Building Code Vol. I, II, III and appendices Chapters 4,15,18,19,21, 23,29, and Chapters 31, Div. 3, 33, and 34, Div. 1 and 3, Mechanical code, Plumbing Code, Fire Code, published By the International Conference of Building Officials, the 1999 National Electric Code published by N.E.C., is hereby adopted subject to Exhibit A (Code Books to be on file in the City Secretary's Office for reference).

AMENDED this the 19th day of Oct-2000.


CITY SECRETARY

ORDINANCE # 74

AN ORDINANCE ADOPTING THE 1997 ADMINISTRATIVE CODE, UNIFORM BUILDING CODE, VOL. I, II, III, AND APPENDICES CHAPTERS 4, 15, 18, 19, 21, 23, 29, CHAPTERS 31, DIV. 3, 33, 34, DIV. I AND 3, MECHANICAL CODE, PLUMBING CODE, UNIFORM FIRE CODE, 1997 NATIONAL ELECTRICAL CODE, ESTABLISHING FEES (SEE EXHIBIT "B") AND CHARGES FOR VARIOUS ADMINISTRATIVE FUNCTIONS SUCH AS INSPECTIONS AND THE ISSUANCE OF PERMITS, PROVIDING THAT THIS ORDINANCE IS CUMULATIVE OF ALL ORDINANCES; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; PROVIDING FOR A PENALTY CLAUSE, PROVIDING FOR A SAVINGS CLAUSE, AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Annetta, Texas, is a Type-A General Law municipality located in Parker county and operating pursuant to the enabling legislation of the State of Texas; and

WHEREAS, the City of Annetta has established a system for regulating the erection, construction, enlargement, alteration, repair, moving, removal, demolition, conversion, occupancy, equipment, use, height, area and maintenance of all buildings within the city limits of Annetta;

WHEREAS, the City Council of the City of Annetta has determined that certain guidelines should be established for the administration and the enforcement of various building codes and that reasonable fees should be charged for the regulation, inspection and permitting of the construction, use and occupancy of buildings and structures within the city limits;(See Exhibit "B")

WHEREAS, the City Council of the City of Annetta has determined certain administrative guidelines and charges established in the Uniform Administrative Code, Uniform Building Code, Vol. I, II, III and appendices, Mechanical, Plumbing, Fire Codes, and the 1997 National Electric Code, are applicable to the regulation, inspection, and permitting of buildings and structures in the City of Annetta and that such guidelines are reasonable;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ANNETTA, TEXAS;

SECTION I

That the Uniform Administrative Code, Uniform Building Code Vol. I, II, III and appendices Chapters 4, 15, 18, 19, 21, 23, 29, and Chapters 31, Div. 3, 33, and 34 Div. 1 & 3, Mechanical Code, Plumbing Code, Fire Code, 1997 National Electric Code published by the International Conference of Building Officials, is hereby adopted subject to Exhibit A (Code Books to be on display in the City Secretary's Office).

SECTION II

This Ordinance shall be cumulative of all provisions of ordinances of the City of Annetta, Texas, and that Ordinance No. 29-02, 30-02, 32-01, 33-02, 34-02, and all amendments to said Ordinances thereafter are hereby repealed.

SECTION III

It is hereby declared to be the intention of the City Council of the Town of Annetta that the phrases, clauses, sentences, paragraphs, and sections of this ordinance are severable and if any phrase, clause, sentence, paragraph, or section of this Ordinance shall be declared unconstitutional by the valid judgement or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs, and sections of this Ordinance since the same would have been enacted by the City Council without the incorporation in this Ordinance of any such unconstitutional phrase, clause, sentence, paragraph, or section.

SECTION IV

Any person, firm or corporation who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this ordinance shall be fined not more than Two Thousand Dollars (\$2000.00) for all violations involving fire safety or public health and sanitation and shall be fined Five Hundred Dollars (\$500.00) for all other violations of this ordinance. Each day that a violation is permitted to exist shall contribute a separate offense.

SECTION V

The City Secretary of the City of Annetta is hereby directed to engross and enroll this Ordinance by copying the caption, penalty clause, publication clause and effective date clause in the minutes of the City Council and by filing the Ordinance in the Ordinance records of the City.

SECTION VI

The City Secretary of the City of Annetta is hereby directed to post or publish in the official newspaper of the City of Annetta, the caption, penalty clause, publication clause and effective date clause of this Ordinance ten (10) days as authorized by Section 52.011 of the Local Government Code..

SECTION VIII

This Ordinance shall be in full force and effect from and after its passage and publication as required by law and it is so ordained.

PASSED AND APPROVED THIS THE 21ST DAY
OF September 2000.

Bruce W. Men
Mayor

ATTEST:

Pat Perry
City Secretary

ORDINANCE 74/B

EXHIBIT "B" AMENDMENT TO ORDINANCE # 74

WHEREAS, the City Council of the Town of Annetta, Texas, desires to effect local modifications to the Uniform Administrative Code which are necessary to meet the unique construction needs of the citizens of Annetta, Texas;

WHEREAS, the City Council of the Town of Annetta, Texas has reviewed the Uniform Administrative Code and the fees set therein and has determined that certain modifications are necessary to more fully meet the needs of the Town of Annetta, Texas;

THEREFORE, be it ordained that the City Council of the Town of Annetta, Texas does hereby adopt the following modifications to the building codes:

SECTION I

The Town of Annetta, Texas does hereby establish Exhibit "B" as part of Ordinance # 74 waiving separate permits for electrical (Exception -Table 3-B, article 2, swimming pools), mechanical, plumbing (Exception - Table 3-d article 5 - Lawn sprinklers, vacuum breakers and backflow protection devices, article 6 - Private Swimming pools) and (Exception Table 3-H Grading) and includes administrative cost.

Establishing fees that are set forth in the Administrative Code, Chart 3-A, using a regional modifier, inspections fees set at \$47.00 (includes administrative cost, mileage, equipment). Setting fees and administrative cost for the following:

Exception to Uniform Building Code 303.3 Plan Review Fees

When submittal documents are required by Section 302.2, a plan review fee shall be paid at the time of submittal. This plan review fee shall be set at \$100.00. This fee shall be applied toward the building permit fee.

Preliminary Plat	\$150.00 + \$10.00/lot
Final Plat	100.00+\$10.00/lot

Request for Re-Zoning	200.00
Preliminary/Final Plat	200.00 + \$10.00/lot

SECTION II

The material contained in Exhibit "B" to Ord. # 74 although fully adopted and incorporated by reference, shall not be included in the formal municipal codification of ordinances. The material instead shall be maintained of public record in the office of the City Secretary, and the office of the Building Inspector. This Exhibit "B" will be available for public inspection and copying during regular business hours. If any person begins construction without obtaining a permit that is covered by this ordinance, the permit fee will be doubled.

WHEREAS, from time to time, the Town of Annetta has need to make changes to fees as are necessary to effect local modifications of the Administrative code, it shall therefore make these changes from this day foreword by resolution.

Attached to and becomes a part of Ordinance # 74

PASSED THIS THE 21ST OF September
2000.

Pat Perry
City Secretary