

Proposed Amendment #2 to AO 2020-85

AN ORDINANCE REPEALING AND REENACTING ANCHORAGE MUNICIPAL CODE TITLE 23 TO ADOPT THE FOLLOWING CODES AND LOCAL AMENDMENTS: 2018 ...

Submitted by: Assembly Member Weddleton

PROPOSED AMENDMENT

Purpose/Summary of amendments:

Anchorage's Home Builders have stated concerns that conflicts between new municipal rules and long established AHFC rules would be inevitable and hard to reconcile. The AHFC requirements are well known and typically used so homes can take part in AHFC financing programs. AHFC has a system for testing and certifying energy improvements so the MOA will not have to create a parallel system.

Changes here parallel AO 2016-52 with updated page and line numbers.

TEXT OF AMENDMENT

(adding new language, [DELETING CURRENT CODE LANGUAGE] and [~~Deleting words proposed by the unamended AO that are not in current code~~])

AO section 1, p.160 lines 24-29, amend as follows:

23.60.R101 through 23.60.R505 – Residential Provisions. Delete Chapter 11 of 23.85.R100. Energy conservation provisions for residential buildings shall comply with the Alaska Housing Finance Corporation's Alaska-specific amendments to the International Energy Conservation Code 2018, First Printing, August, 2017 (IECC 2018) adopted by the Alaska Housing Finance Corporation (AHFC).

~~[Energy conservation provisions for residential buildings regulated by the International Residential Code (IRC) shall comply with IRC Chapter 11, as amended under Chapter 23.85. Energy conservation provisions for residential buildings regulated by the International Building Code (IBC) shall comply with the International Energy Conservation Code.]~~

or

Delete Chapter 11 of 23.85.R100. Energy conservation provisions for residential buildings shall comply with BEES. (See definition of BEES p. 202 This is in

amendments to Chapter 11 pages 202-205 so we don't want to delete this definition if we use it.)

Will there be any public or private economic effect to the proposed amendment?

YES NO (check one) **If yes, please detail below.**

Proposed Amendment #3 to AO 2020-85

AN ORDINANCE REPEALING AND REENACTING ANCHORAGE MUNICIPAL CODE TITLE 23 TO ADOPT THE FOLLOWING CODES AND LOCAL AMENDMENTS: 2018 ...

Submitted by: Assembly Members Weddleton, Dunbar and Kennedy

PROPOSED AMENDMENT

Purpose/Summary of amendments:

Costs to provide sprinklers are \$7 per square foot and would significantly increase new home costs. This will lead to even more migration to cheaper homes in the Valley.

Appraisers do not give value to sprinkler systems installed in residential homes. This means sprinkler installation for new homes would need to be paid for with cash. VA buyers who have earned zero downpayment loans will be affected by this change.

The home insurance cost decrease for having sprinklers is not significant compared to the cost of the sprinklers.

TEXT OF AMENDMENT

(adding new language, [DELETING CURRENT CODE LANGUAGE] and [~~Deleting words proposed by the unamended AO that are not in current code~~])

AO section 1, p.137 lines 8-10, amend as follows:

23.45.507.1 Required water supply.

Amend Section 507.1 by adding the following exception:

Exception: In areas of the jurisdiction not served by a water utility the following structures do not require a water supply:

- 1. Detached one- and two-family dwellings [~~regulated by the International Residential Code and protected throughout by an approved automatic fire sprinkler system~~];

...

<p>Will there be any public or private economic effect to the proposed amendment?</p> <p><input type="checkbox"/> YES <input type="checkbox"/> NO (check one) If yes, please detail below.</p>
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Proposed Amendment #4 to AO 2020-85

**AN ORDINANCE REPEALING AND REENACTING ANCHORAGE MUNICIPAL
CODE TITLE 23 TO ADOPT THE FOLLOWING CODES AND LOCAL
AMENDMENTS: 2018 ...**

Submitted by: Assembly Member Weddleton, Dunbar and Kennedy

PROPOSED AMENDMENT

Purpose/Summary of amendments:

These amendments respond to requests from the Anchorage Homebuilders neither of these sections modified are in the existing code.

Amendment A is needed as e-plans has not been reliable for most builders. As it is developed it will become the easy way to do business so will be the most often used method.

Amendment B responds to a fear that the audits will become cumbersome and defeat the speed and streamlining of work that the independent inspections allow.

TEXT OF AMENDMENT

4.A) AO section 1, p.28 lines 9-11, amend as follows:

D. The plans, calculations and all documents required under this section **may [shall]** be submitted electronically via the department's electronic plan review software known as eplans.

4.B) AO section 1, p.29 lines 21-24, delete section H. as follows:

~~[H. The building official may audit reviews conducted by independent reviewing professionals as necessary to enforce the provisions of this code.]~~

Will there be any public or private economic effect to the proposed amendment?

YES NO (check one) **If yes, please detail below.**

Proposed Amendment #5 to AO 2020-85

**AN ORDINANCE REPEALING AND REENACTING ANCHORAGE MUNICIPAL
CODE TITLE 23 TO ADOPT THE FOLLOWING CODES AND LOCAL
AMENDMENTS: 2018 ...**

Submitted by: Assembly Members Weddleton, Kennedy, and Dunbar

PROPOSED AMENDMENT

Purpose/Summary of amendments:

This amendment removes the EV rough in requirement.

TEXT OF AMENDMENT

AO section 1, p. 119 lines 29-37, delete section (L) as follows:

~~[(L) Electric vehicle (EV) charging rough-in for detached one- and two-family dwellings and townhouses. Detached one- and two-family dwellings and townhouses require a minimum of one EV charging rough-in per dwelling unit. The rough-in shall include an adequately sized conduit or cable wiring method terminated in a J-box with cover. The panel shall have sufficient space and capacity to feed a 50-amp circuit with 9.6 KVA EV load. The outlet shall be located inside a garage when the dwelling is served by a garage, otherwise, the outlet shall be located adjacent to onsite parking.~~

Will there be any public or private economic effect to the proposed amendment?

YES NO (check one) If yes, please detail below.