

Chapter 5

BUILDING, CONSTRUCTION AND RELATED ACTIVITIES*

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***Cross references**--Floodplain regulations, Ch. 8; historic preservation, Ch. 9; public safety, Ch. 12; subdivisions, Ch. 17; trees and landscaping, Ch. 20; zoning, Ch. 22.

State law references--Governing body may enact standards to determine safety of buildings, Ga. Const., art. 1, sec. 4, par. 1; authority of city or county to provide codes, including building, housing, plumbing, and electrical codes, Ga. Const., art. 9, sec. 2, par. 3(12); providing of fire escapes by building owners, O.C.G.A. § 8-2-50; The Uniform Standards Code for Manufactured Homes Act, O.C.G.A. § 8-2-130 et seq.; The Uniform Act for the Application of Building and Fire Related Codes to Existing Buildings, O.C.G.A. § 8-2-200 et seq.; access to and use of public facilities by physically handicapped persons, O.C.G.A. § 30-3-1 et seq.; authority for municipalities to repair, close or demolish unfit buildings or structures, O.C.G.A. § 41-2-7.

Section 5-170A ARTICLE VIII. MECHANICAL CODE

Section 5-170D DIVISION 1. GENERALLY

Section 5-171 Adopted.

There is hereby adopted by the City of Thomasville for the purpose of establishing rules and regulations for the installation of mechanical systems, including alterations, repairs, replacement, equipment, appliances, fixtures, fittings and appurtenances, including ventilation, heating, cooling, air conditioning, incinerators, and other energy-related systems, that certain mechanical code known as the International Mechanical Code as adopted by the State of Georgia with Georgia State Amendments, and such code is hereby adopted and incorporated as fully as if set out at length in this article. One (1) copy is filed in the office of the building inspection department, and is available for review by the general public upon request.

(Code 1958, § 7-272; Ord. of 3-23-92, § VIII(a); Ord. of 10-23-95, § V; Ord. of 1-30-02: 7-23-

08)

Section 5-172 Amendments, modifications and deletions.

The 1991 Standard Mechanical Code adopted in section 5-171 is amended as follows:

- (1) Whenever the term "Mechanical Official" is used in the code, it shall be held to mean the chief building official of the city.
- (2) Whenever the term "Mechanical Department" is used in the Code, it shall be held to mean the building department of the city.

(Ord. of 3-23-92, § VIII(b))

Section 5-173 5-173--5-190. Reserved.

Section 5-190D DIVISION 2. REGULATION OF INSTALLATIONS

Section 5-191 Definition.

The following word, when used in this article, shall have the meaning ascribed to it in this section, except where the context clearly indicates a different meaning:

Mechanical contractor means any individual who is engaged in the installation of mechanical systems, including alterations, repairs, replacement, equipment, appliances, fixtures, fittings and appurtenances, including ventilating, heating, cooling, air conditioning and refrigeration systems, incinerators and other energy-related systems under express or implied contract, or who bids for, offers to perform, purports to have the capacity to perform, or does perform the mechanical systems described above under express or implied contract. The term "mechanical contractor" shall not include a person who is an employee of a mechanical contractor and who receives only a salary or hourly wage for performing mechanical work.

Cross reference--Definitions and rules of construction generally, § 1-2.

Section 5-192 Regulations adopted; compliance required.

All mechanical work done in the city shall be under the rules and regulations passed by the city council, and the following rules and regulations are hereby adopted for the installation of mechanical systems, including alterations, repairs, replacement, equipment, appliances, fixtures, fittings and appurtenances, including ventilating, heating, cooling, air conditioning and refrigeration systems, incinerators and other energy-related systems.

Section 5-193 Chief building official to direct work; appeals.

All mechanical work done in the City shall be done under the direction of the chief building official. Anywhere in this article where the term "inspector" or "mechanical inspector" is used, it shall be understood to mean the chief building official, or someone by him duly authorized as such. Such inspector or mechanical inspector shall be under the control and direction of the chief building official. Any person shall have the right to appeal from any ruling of the chief building official to the BUILDING CONTRACTORS EXAMINING BOARD.

(Ord. of 11-24-03)

Section 5-194 Examination, license required.

(a) Every person desiring to engage in the business of mechanical installation, construction and repair in the city shall before doing so obtain an occupational license.

(b) Every person desiring to engage in the business of conditioned air contracting shall before obtaining an occupational license, present to the chief building official a copy of his current conditioned air contractors license as required by the Georgia Construction Industry Licensing Board Act. Except for an occupational license, the city shall not require any additional licensing as provided by O.C.G.A. § 43-14-16(e).

Section 5-195 Expiration of license; prerequisite to obtaining license.

All occupational licenses shall expire on and shall be null and void after the first day of January of each year. No mechanical work shall be done by any contractor who has no such license, as provided in this division, in full force and effect at the time a permit for mechanical work shall be applied for.

Section 5-196 Supervision of helper.

Any person working as an employee of a contractor shall work only under the direct supervision of a licensed contractor who shall be on the same premises with such helper.

Section 5-197 Mechanical contractors' violations; show cause hearing; suspension; appeal.

(a) Any mechanical contractor who shall have been licensed as such under the provisions of this division, who violates any of the provisions of this article, or who certifies under oath to the mechanical inspector he has supervised the installation, construction or repair of any mechanical work, when in fact he has not, shall be cited by the mechanical inspector to appear before the city council to show cause why his certificate as a mechanical contractor should not be suspended, as provided for under O.C.G.A. § 43-14-12 of the Georgia Construction Industry Licensing Board Act. After such citation has been personally served upon the mechanical contractor he shall have the right to appear before the city council and offer such evidence in his behalf as he deems necessary.

(b) At the same time the mechanical inspector shall offer evidence showing the violations as charged. After hearing the evidence, the city council shall then, by a majority vote, find him guilty or not guilty as the evidence warrants. If found guilty, the city council may suspend or refuse to restore a license as provided under O.C.G.A. § 43-14-12 of the Georgia Construction Industry Licensing Board Act. If found not guilty, the charge shall be dropped. If the person so cited to appear shall fail to appear at the time and place specified in the citation, his license shall be automatically suspended by the city council. When a license has been suspended as herein provided, the licensee thereunder shall not be allowed to act as a mechanical contractor in the city until he has appealed his suspension to the state construction industry licensing board and the board has re-instated his license.

Section 5-198 Permits.

(a) *Persons qualified.* Permits to do mechanical work will be issued only to a conditioned air contractor with a current state license or, for other mechanical work covered by section 5-171, to

a person presenting evidence of his qualifications to hold a license.

(b) *Required signature.* The inspector shall sign all applications for mechanical work before a permit shall be issued.

(c) *Application procedure.* Application blanks for mechanical work, installing or connecting or constructing such mechanical work shall be furnished by the city. Application for such permit, describing the work to be done, shall be made in writing to the mechanical inspector by the contractor installing the work. The application shall be accompanied by specifications and schedules to determine whether the installation as described will be in conformity with the requirements of this article and when deemed necessary by the inspector shall be accompanied by drawings. If it be found that the installation as described will conform with all legal requirements, and if the applicant has complied with the provisions of this article, a permit for such installation shall be issued. No deviation may be made from the installation described in the permit without the approval of the mechanical inspector.

Section 5-199 Schedule of permit fees.

Heating and Air Conditioning permit fees are on file at the city clerk's office and the administrative offices of the building inspection department.

(Ord. of 1-27-94; Ord. of 12-28-94, § V; Ord. of 12-23-96(2), § IV; Ord. of 1-30-02)
(2002-5-199, Amended, 01/30/2002)

Section 5-200 5-200--5-215. Reserved.