



Planning & Building Department

Guidelines for Mobile Homes

MAKE SURE YOUR PROPERTY IS ZONED FOR MOBILE HOMES. "A" AGRICULTURAL DISTRICT, BEFORE YOU DO ANYTHING ELSE! CALL (662)469-8023. Information about "AR" zoned properties is attached.

**** MOBILE HOMES MUST BE NO OLDER THAN 10 YEARS OLD. IF THE MOBILE HOME IS OLDER THAN 10 YEARS, A VARIANCE MUST BE OBTAINED.**

- STEP 1** Go to the Planning Department in the DeSoto County Administration Building. Bring your deed and plot plan, or legal description of your property. You must have at least 3 acres, 100 feet from side property line, and be zoned "A" Agricultural. Apply for permit. Mobile homes are a \$70.00 flat fee.
- STEP 2** Contact the Health Department at 855-220-0192 for all sewage treatment approvals.
- STEP 3** The State Health Department will send paper work to the Planning Department approving the location and type of system being used.
- STEP 4** Go to the DeSoto County Regional Utility Authority located on the 3rd floor of the county Administration Building with your papers from the Environmental Office. There will be a system development fee of \$1000.00. Bring this receipt back to the Planning Commission.
- STEP 5** A licensed DeSoto County electrician must file a permit with the Planning Commission, or, you the owner can get this permit if you going to do the electrical work. Electrical permits are a \$30.00 flat fee.
- NOTE:** THE ABOVE STEPS MUST BE DONE BEFORE ANY PIERS ARE DUG!!!!
- STEP 6** Dig pier holes. Call the Planning Commission for a footing inspection. Do not pour until you have an ok on the footings. Please consult the Building official on the use of ABS pads.



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STEP 7 Set up mobile home

*****FIRE MARSHALL MUST APPROVE SITE REVIEW*****

- A. Have final septic approval from the Environmental Office.
- B. Mobile home must be tied down, water, septic, and electrical hooked up, steps with rails, and a minimum 5x5 landing with rails at each door.
- C. An electrical inspection may be requested prior to a final inspection if needed to build porches, etc. If you request an electrical inspection, you have 2 weeks to complete your work and call in for a final inspection.
- D. Must have decal prior to final – Must be from Fire Marshall.

STEP 8 Call for final inspection.

DO NOT OCCUPY UNTIL YOU CALL FOR AND PASS YOUR FINAL INSPECTION

NOTE: On approval of final inspection, the inspector will leave on the inspection ticket, an electrical number. This is the number that you will carry to the power company, along with a number that you receive from registering your mobile home with the Tax Assessors Office. Then the power company will turn your power on.

MOBILE HOME IS READY TO BE OCCUPIED



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All mobile homes must meet the following setback requirements:

50 feet from the front lot line

50 feet from the rear lot line

100 feet from each side of the lot line

All mobile homes are required to have tie-downs

	<u>Up to 40'</u>	<u>41' to 60'</u>	<u>61'</u>
Diagonal Ties per side	3	5	
Over the Roof Ties	2	3	

NOTE: House number must be up at the time of final inspection.



Planning & Building Department

Regulations for AR Zoned property

Step 1 – Contact the Planning Department to begin formal application of Conditional Use. The Conditional Use process is in place to accommodate for family hardships and is issued on a temporary basis. The Planning Department will schedule the application to be heard at the next available date. The Board of Adjustment meets once a month, on the second Monday at 7 pm. The application must be approved by the Board of Adjustment prior to any activity on the site. Applications are due one month before the meeting.

Step 2 – Attend Board of Adjustment hearing. At this meeting you will need to explain your hardship. The Board of Adjustment bases their approvals on if the application will:

- Substantially increase traffic hazards or congestion.
- Substantially increase fire hazards.
- Adversely affect the character of the neighborhood.
- Adversely affect the general welfare of the county.
- Overtax public utilities or community facilities.
- Be in conflict with the Comprehensive Plan.

Common questions that are asked by the Board of Adjustment to address the qualifications above are:

- Who will be living in the mobile home? What is the family hardship?
- What length of hardship is requested?
- Location of proposed Mobile Home?
- Year Model and size of Proposed Mobile Home?
- Types of homes in surrounding neighborhood?

Step 3- Permitting If approved, the mobile home is ready to begin the permit process.



Planning & Building Department

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Notes:

All mobile homes shall have some type of underpinning before being approved on final inspections. This underpinning can be either masonry or factory exterior underpinning and must be approved by the Building Official.

Porches or landing must be a minimum of 5x5 feet for each door or access point. See section R-312.1 – Handrails and Guardrails (See attached)

The time limit for building permits for mobile homes will be 90 days from permit issuance.

State Fire Marshall – Must have inspection decal issued by State Fire Marshall's Office before final inspection. The State Fire Marshall's office can be reached at 601-359-1076. Additional information is attached.

**SECTION R312
GUARDS AND WINDOW FALL PROTECTION**

R312.1 Guards.

Guards shall be provided in accordance with Sections R312.1.1 through R312.1.4.

R312.1.1 Where required.

Guards shall be located along open-sided walking surfaces, including stairs, ramps and landings, that are located more than 30 inches (762 mm) measured vertically to the floor or grade below at any point within 36 inches (914 mm) horizontally to the edge of the open side. Insect screening shall not be considered as a guard.

R312.1.2 Height.

Required guards at open-sided walking surfaces, including stairs, porches, balconies or landings, shall be not less than 36 inches (914 mm) high measured vertically above the adjacent walking surface, adjacent fixed seating or the line connecting the leading edges of the treads.

Exceptions:

1. Guards on the open sides of stairs shall have a height not less than 34 inches (864 mm) measured vertically from a line connecting the leading edges of the treads.
2. Where the top of the guard also serves as a handrail on the open sides of stairs, the top of the guard shall not be less than 34 inches (864 mm) and not more than 38 inches (965 mm) measured vertically from a line connecting the leading edges of the treads.

R312.1.3 Opening limitations.

Required guards shall not have openings from the walking surface to the required guard height which allow passage of a sphere 4 inches (102 mm) in diameter.

Exceptions:

1. The triangular openings at the open side of stair, formed by the riser, tread and bottom rail of a guard, shall not allow passage of a sphere 6 inches (153 mm) in diameter.
2. Guards on the open side of stairs shall not have openings which allow passage of a sphere 4 $\frac{3}{8}$ inches (111 mm) in diameter.

R312.1.4 Exterior woodplastic composite guards.

Woodplastic composite guards shall comply with the provisions of Section R317.4.

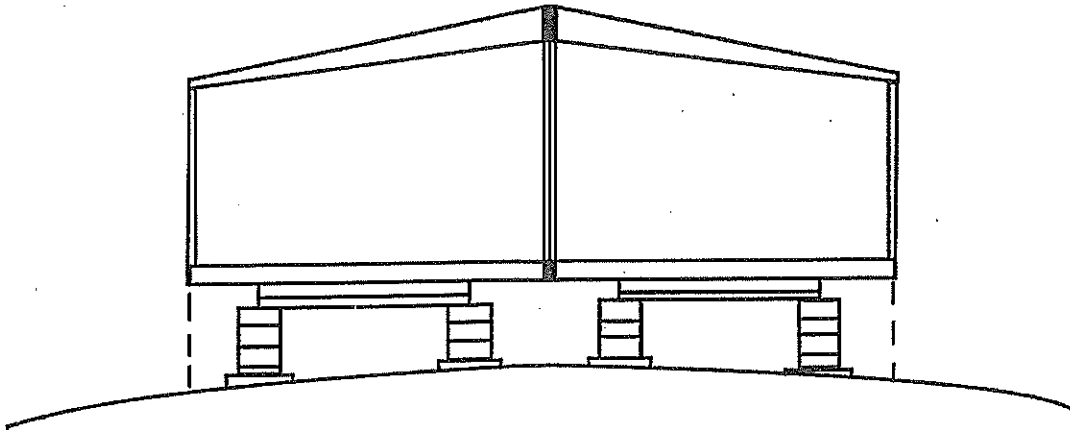


Planning & Building Department

Guidelines for Mobile Homes

IMPORTANT!

The site should be crowned and graded to slope away from the home to prevent moisture from accumulating under the home (See detail below).





DeSoto
County MS
Planning & Building Department

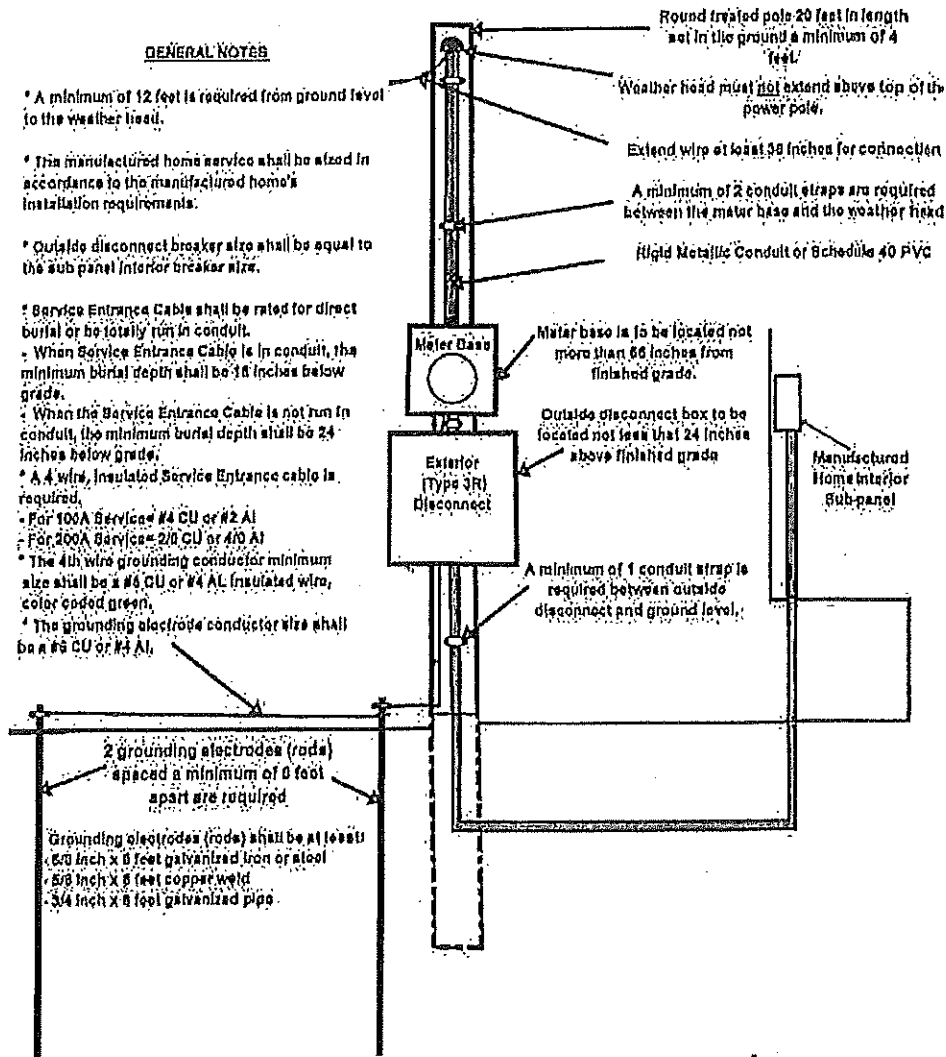
Guidelines for Mobile Homes

SERVICE POLE

WIRING SHALL MEET ALL REQUIREMENTS OF THE MOST CURRENT ADOPTED EDITION OF THE NATIONAL ELECTRICAL CODE AND ANY OTHER PRIVATE POWER UTILITY REGULATIONS

GENERAL NOTES

- * A minimum of 12 feet is required from ground level to the weather head.
- * The manufactured home service shall be sized in accordance to the manufactured home's installation requirements.
- * Outside disconnect breaker also shall be equal to the sub panel interior breaker size.
- * Service Entrance Cable shall be rated for direct burial or be totally run in conduit.
 - When Service Entrance Cable is in conduit, the minimum burial depth shall be 36 inches below grade.
 - When the Service Entrance Cable is not run in conduit, the minimum burial depth shall be 24 inches below grade.
- * A 4 wire, insulated Service Entrance cable is required.
- For 100A Service- #4 CU or #2 AL
- For 200A Service- 2#0 CU or #10 AL
- * The 4th wire grounding conductor minimum size shall be a #6 CU or #4 AL, insulated wire, color coded green.
- * The grounding electrode conductor wire shall be a #6 CU or #4 AL.





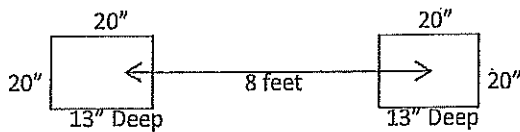
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The mobile home must be placed on a permanent foundation to meet the requirements of the DeSoto County Building Department. A person may construct either of the types of footings listed below and meet our requirements. The person should dig his footing and place grade stakes. After this is done he should call the Planning Commission Office (662-469-8170) for an inspection BEFORE THE CONCRETE IS POURED. After the concrete is poured and the mobile home has been set upon concrete blocks (2x8 or 1x8) and after you have received your final septic tank approval from the Health Department, you may call for a final inspection of your mobile home.

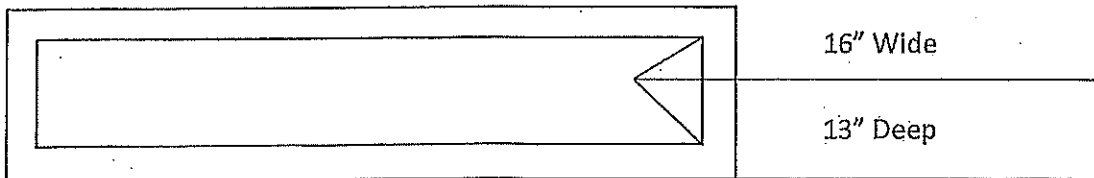
PIERS

The pier holes must be no less than 20 inches square and 13 inches deep. Grade stakes are placed in the holes so that no pier will have less than eight inches of concrete. The piers will be placed no more than eight (8) feet apart along the two supporting beams of the mobile home.



SOLID FOUNDATION

A solid foundation may be no less than 16 inches wide and 13 inches deep. The footing must run the length of the mobile home. The grade stakes will have to be placed in the footing so that no part of the footing will have less than eight (8) inches of concrete.



**MEMORANDUM OF UNDERSTANDING
BETWEEN
THE STATE FIRE MARSHAL'S OFFICE
OF THE
MISSISSIPPI INSURANCE DEPARTMENT
MISSISSIPPI PUBLIC SERVICE COMMISSION (BOAM)
FOR
PARTICIPATION IN MISSISSIPPI MANUFACTURED HOUSING
INSTALLATION INSPECTION PROGRAM**

SECTION I

PARTIES

The parties to this Memorandum are the State Fire Marshal's Office, Mississippi Insurance Department (MID), represented by the Chief Deputy State Fire Marshal on behalf of the Commissioner of Insurance and State Fire Marshal, the State of Mississippi, represented by its Mississippi Public Service Commission (MPSC), and the Building Official Association of Mississippi (BOAM), represented by its President.

SECTION II

PURPOSE

The purpose of the Memorandum is to memorialize cooperation between MID, MPSC, and BOAM in the Mississippi Manufactured Housing Installation Inspection Program conducted by the Factory-Built Home Division of the State Fire Marshal's Office under the authority of the Mississippi Insurance Department. Further, this Memorandum of Understanding (MOU) shall establish the guidelines for the cooperation between MID, MPSC, and BOAM in furthering the Mississippi Manufactured Housing Installation Inspection Program in the State of Mississippi in accordance with the provisions of §75-49-1 et seq. of the Code of Mississippi, Annotated, as amended, its rules and regulations, and certain provisions of the Federal HUD program.

SECTION III

BACKGROUND

The Factory-Built Home Division of the State Fire Marshal's Office is the direct agency responsible for the implementation of the Mississippi Manufactured Housing Installation Inspection Program for the Mississippi Insurance Department (MID) and is the designated State Administrative Agency (SAA) for the U.S Department of Housing and Urban Development (HUD). In this capacity, the MID has the specific responsibility of identifying and empowering additional organizations to participate in an associate capacity in the state-wide Inspection program.

The Mississippi Public Service Commission and the Building Official Association of Mississippi has a strong commitment to factory-built homes' installation safety within the State of Mississippi, as does MID, and is committed to promoting installation safety as reflected in their outreach efforts and emphasis on safety education. Empowering utilities companies' personnel and building officials to assist in the implementation of the Inspection Program while during their scheduled inspections/site visits will increase the possibility that a faulty installation will not go undetected and will provide a mechanism to interact positively with the general public.

Upon completion of a scheduled inspection/site visit by utilities companies' personnel and building officials, it is agreed that an examination of the home is conducted to determine whether an inspection decal has been affixed. The inspection decal represents that the home was installed in accordance with the Mississippi Installation Standards. Conversely, an absence of the inspection decal shows that the home is not complying with the Mississippi Installation Standards and that no utilities shall be allowed and no permit or local certificates of compliance should be issued.

SECTION IV

UNDERSTANDINGS OF THE PARTIES

A. State Fire Marshal's Office

- 1) The State Fire Marshal's Office has the responsibility to establish and maintain oversight over licensed factory-built homes' contracted installer and retailers.
- 2) The State Fire Marshal's Office has the responsibility to develop adequate safeguards and implement remedial measures necessary to correct identified deficiencies.
- 3) The State Fire Marshal's Office shall provide training to MPSC personnel and building officials, as needed, to qualify them to participate in the inspection program.

B. Mississippi Public Service Commission

- 1) The Public Service Commission shall advise all telecommunications, electric, gas, water and sewer utilities as a matter of policy to examine all factory-built homes for an inspection decal and notify the State Fire Marshal's Office when an inspection decal is not affixed.
- 2) The Public Service Commission shall advise all telecommunications, electric, gas, water and sewer utilities as a matter of policy not to allow the utility connection of all factory-built homes without an inspection decal until at such time an inspection decal is affixed.

C. Building Officials

- 1) The building officials of every municipality or county within the State of Mississippi agrees to accept the inspection decal issued by the State Fire Marshal's Office as indicating the installation complies with the Mississippi Installation Standards and to examine all factory-built homes for an inspection decal and notify the State Fire Marshal's Office when an inspection decal is not affixed. It shall be understood between all parties that the inspection decals shall not be cause for exemption from any other code requirement or local regulations.
- 2) The building officials of every municipality or county within the State of Mississippi shall, as a matter of policy, not issue a permit or certificate of compliance or occupancy until such time as an inspection decal is affixed. The building officials shall make every effort to comply with the terms of this agreement, but do not make warranties as such, and it is understood between all parties that building officials, as well as the jurisdictions they represent, shall be held harmless of any and all errors and/or omissions related to verification of the inspection decals.

SECTION V

EFFECTIVE DATE

This MOU becomes effective on the date signed by all signatures and shall continue indefinitely until such time that either party terminate this MOU. This MOU shall be reviewed annually and may be modified at any time upon mutual consent by all parties. The State Fire Marshal's Office, Mississippi Insurance Department (MID), the Mississippi Public Service Commission (MPSC) or the Building Official of Mississippi (BOAM), upon given a 30-day written notice to others, may terminate this MOU.

AGREED:

FOR MISSISSIPPI PUBLIC SERVICE COMMISSION

Commissioner Brandon Presley
Chairman, Northern District

Date

Commissioner Lynn Posey
Vice Chairman, Central District

Date

Commissioner Leonard Bentz
Southern District

Date

Brian U. Ray
Executive Secretary

Date

FOR BUILDING OFFICIAL ASSOCIATION OF MISSISSIPPI

Mr. Bill Rodgers
President

Date

FOR MISSISSIPPI INSURANCE DEPARTMENT

Mike Chaney
Commissioner of Insurance/State Fire Marshal

Date

Mark Haire
Deputy Commissioner of Insurance

Date

Ricky Davis
Chief Deputy State Fire Marshal
Phone # 6-----

Date

**PLEASE READ AND FOLLOW THE INSTRUCTIONS FOR THE
MODULAR HOME PROPERTY LOCATOR/
CERTIFICATE OF INSTALLATION FORM**

RETAILER/DEVELOPER/MODULAR CONTRACTOR: To ensure compliance with Regulation ME-2007-3 and Miss. Code Ann. § Section 75-49-9(2), it shall be the responsibility of each Retailer/Developer/Modular Contractor to submit a legible and properly completed Modular Home Property Locator/Certificate of Installation, signed by the Retailer/Developer/Modular Contractor and the Installer/transporter, to the Factory-Built Home Division of the State Fire Marshal's Office for all modular homes within seventy-two (72) hours (3 days) prior to the delivery or installation of the home during regular business hours.

The Retailer/Developer/Modular Contractor is required to provide the following:

- a. Request in writing a serial numbered Installation Decal from the Factory-Built Home Division of the State Fire Marshal's Office prior to the home being delivered to the site.
- b. Attach a copy of the Installer's Certification from the Manufacturer to the Modular Home Property Locator/Certificate of Installation.

INSTALLER/TRANSPORTER: To ensure compliance with Regulation ME-2007-3 and Miss. Code Ann. § Section 75-49-9(2), it shall be the responsibility of each Installer/transporter to submit a legible and properly completed Modular Home Property Locator/Certificate of Installation form to the Factory-Built Home Division of the State Fire Marshal's Office for all Secondary Installations of factory-built, modular homes within seventy-two (72) hours (3 days) prior to the delivery or installation of the home during regular business hours.

The Installer/Transporter is required to provide the following:

- a. Request in writing a serial numbered Installation Decal from the Factory-Built Home Division of the State Fire Marshal's Office prior to the home being delivered to the site.
- b. Submit a copy of the Installer's Certification from the Manufacturer to the Modular Home Property Locator/Certificate of Installation.

To access the State Fire Marshal's web site for the Modular Home Property Locator/Certificate of Installation form type in the following address link:

www.mid.ms.gov/sfm/pdf/ModularHomePropertyLocator-Certificate.pdf

To e-mail a scanned copy of the properly completed and signed Modular Home Property Locator/Certificate of Installation, please use the following address:

manhousing@mid.ms.gov

State of Mississippi Fire Marshal's Office
 Factory-Built Home Division
 P.O. Box 79
 Jackson, MS 39205-0079
 Fax #: (601) 359-1076 or e-mail: manhousing@mid.ms.gov

Revised 8/2017

MODULAR HOME PROPERTY LOCATOR/ CERTIFICATE OF INSTALLATION

Retailer/Developer/Modular Contractor Name: _____
 License No.: _____
 Address: _____
 City/State/Zip: _____
 Phone No.: _____
 Fax No.: _____
 Email (if available): _____
 Secondary Installation

Consumer's Name: _____
 Address: _____
 City/State/Zip: _____
 Phone No.: _____
 County Where Home is Located: _____
 Date of Installation: _____

Installers Name: _____
 License No.: _____
 Address: _____
 City/State/Zip: _____
 Phone No.: _____
 Fax No.: _____
 Email (if available): _____
 Certified Installer (Attach Copy of Manufacturer Certificate)

Serial #: _____
 Wind Zone: _____ Unit Size: _____
 New Home Single wide Double wide
 Used Home Triple wide: Other: _____
 Model: _____ Year: _____
 Manufacturer: _____
 Installation Decal #: _____

Hunting/Fishing Camp* Storage* (* If checked: Requires Affidavit of Homeowner Statement attached to this form)

FLOOD ZONE: Home is not in a flood zone Home is in a flood zone FEMA Engineered foundation drawing attached
SITE PREPARATION BY: Contractor Homeowner/Landowner Installer/Transporter Retailer/Developer
TYPE OF PAN FOUNDATION SYSTEM: Oliver Tie Down Minute Man Other: _____
VAPOR BARRIER: Used Home - Advised Homeowner that Installation Recommended New Home- Installation Required
TYPE OF FOUNDATION: Off-frame (Engineer Designed) On-Frame (Block Foundation with Tie Downs/Anchors)
SOIL DENSITY RESULTS: _____

Soil Classification Test Probe Information (Installer only):

Soil test probe reading (ft-lbs): _____	Soil test probe reading (ft-lbs): _____
Depth of Probe for reading (ft): _____	Depth of Probe for reading (ft): _____
(Right front) (Left front)	(Right rear) (Left rear)
Soil test probe reading (ft-lbs): _____	
Depth of Probe for reading (ft): _____	
(Front Center) (Rear center)	Class of anchor used**:

(**) If no soil tests were conducted C4 anchors shall be installed.

I HEREBY CERTIFY THAT THIS HOME IS INSTALLED ACCORDING TO THE MANUFACTURER'S SPECIFICATIONS OR, IF A USED HOME, ACCORDING TO ME-2007-3, AS AMENDED AND IS READY FOR INSPECTION ON THIS DATE:
 _____ DAY OF _____, 20____.

Retailer/Developer Modular Contractor (Print Name) _____ (Signature) _____

Installer _____ (Print Name) _____ (Signature) _____

Whoever fails to comply with an order issued by the State Fire Marshal's Office under the provisions of "The Uniform Standards Code for Factory-Built Homes Law" (ME-2007-3) Section 75-49-19, Mississippi Code 1972, Annotated, shall be subject to penalties as described by law.

Date Inspected: _____ Fire Marshal's Signature: _____

DIRECTIONS TO HOME: Directions must start from a known (be specific) starting point so that the inspector may proceed to the location of the manufactured home. For example, use route # and pertinent street and road names. Use left, right and preferably compass directions, (North, South, East, West). Refrain from the use of such landmarks as dealerships, vehicles, and service stations, as they are subject to name changes and physical relocation.

The Board of Supervisors (the "Board"), as the governing authority of DeSoto County, Mississippi (the "County"), took up for consideration the matter of adopting the 2012 Edition of the International Building Code, the 2012 International Residential Building Code with Appendixes E and G, the 2012 International Plumbing Code, the 2012 International Fuel Gas Code, the 2012 International Mechanical Code, and the 2011 National Electric Code, (collectively the "Building Codes") each with certain amendments. After a discussion of the subject, Supervisor Mark Gardner offered and moved the adoption of the following order:

**ORDER OF THE DESOTO COUNTY BOARD OF SUPERVISORS FOR THE
ADOPTION OF THE BUILDING CODES**

WHEREAS, Section 19-5-9 authorizes county government units to adopt and maintain up-to-date guides and standards for building, plumbing, electrical, gas, sanitary and other codes related to building construction; and

WHEREAS, the Board, so as to protect the health, safety and welfare of the citizens residing in the unincorporated areas of the County, previously adopted the 2006 International Family of Codes regulating standards for residential and commercial building construction, safety and control; and

WHEREAS, the Board finds that it is in its best interest, so as to better protect the health, safety and welfare of its citizens residing in the unincorporated areas of the County, and the public at large, to adopt more current building code standards and desires to adopt the Codes each with amendments as recommended by staff, and with such codes replacing the codes previously adopted by the Board in their entirety; and

WHEREAS, the Board, during a properly advertised public hearing has received, reviewed and considered provisions of the Codes, the recommendations of County staff and the comments of members of the public. Based upon all information received, materials considered and comments heard, the Board finds the adoption of the Codes, each with the amendments as recommended by staff, is appropriate and necessary.

NOW, THEREFORE, BE IT ORDERED by the Board, as follows:

1. The 2012 Edition of the International Building Code, and each and all of the regulations, provisions, penalties, conditions and terms thereof are hereby referred to, adopted and made a part of this Order as if fully set out herein, with the additions, insertions, deletions and changes set forth herein.

2. The 2012 Edition of the International Building Code, as adopted hereby, is revised and amended as follows:

a. Deletions:

i. Section 103.

ii. Section 113 and insert in its place, Articles XVI and XVII of the DeSoto County Zoning Ordinance.

3. The 2012 Edition of the International Residential Building Code, including Appendixes E and G and each and all of the regulations, provisions, penalties, conditions and terms thereof are hereby referred to, adopted and made a part of this Order as if fully set out herein, with the additions, insertions, deletions and changes set forth herein.

4. The 2012 Edition of the International Residential Building Code, as adopted hereby, is revised and amended as follows:

a. Deletions:

i. Section 103

ii. Section 112 and insert in its place, Articles XVI and XVII of the DeSoto County Zoning Ordinance.

iii. Chapter 11 (Energy Efficiency) and replace with Chapter 11 of the 2006 International Residential Building Code

b. Amendments.

i. As an alternative to complying with the seismic requirements of Section R301.2.2 thru R301.2.2.4 and Map Section R301.2(2), homebuilders are allowed to continuously sheath exterior walls of structures in 1/2" plywood or OSB material as opposed to the use of brace wall panels and hold downs.

ii. Fire Resistant Construction: R302

a. Table R302.1(2) Exterior Walls- Dwellings with Fire Sprinklers. Minimum wall fire separation distance shall be equal to lesser building setbacks, but in no event less than three feet. No exceptions allowed.

b. R302.2 Townhouses. Each townhouse shall be considered a separate building and shall be separated by fire-resistance rated wall assemblies meeting the requirements of Section R302.1 for exterior walls.

Exception: A common 2-hour fire-resistance-rated wall assembly tested in accordance with ASTM E 119 or UL 263 is permitted for townhouses if such walls do not contain plumbing or mechanical equipment, ducts, or vents in the cavity of the common wall. This rating may be reduced to 1-hour when the townhouses on both sides of such wall are equipped throughout with an automatic sprinkler installed in accordance with NFPA 13D. The wall shall be rated for fire exposure from both sides and shall extend to and be tight against exterior wall and tight against the underside of the roof sheathing. Electrical installations shall be installed in accordance with Chapter 34 through 43. Penetrations of electrical outlet boxes shall be in accordance with Section R302.4.

c. R302.2.4 Each individual townhouse shall be structurally independent.

Exception: Townhouses separated by a common wall conforming with Section 302.2

d. R302.5.1 Opening protection. Openings from private garage directly into a room used for sleeping purposes shall not be permitted. Other openings between the garage and residence shall be equipped with solid doors not less than one and three eighths (1 3/8) inches (35mm) thick, or twenty (20) minute fire rated doors.

iii. Section R313 Automatic Fire Sprinkler Systems

- a. R313.1 Townhouse automatic fire sprinkler systems. An automatic fire sprinkler system shall be optional and not mandatory in townhouses.
- b. R313.2 One and two family dwellings automatic residential fire sprinkler systems. An automatic residential fire sprinkler system shall be optional and not mandatory in one and two family dwellings.
- c. R313.2.1 Design and Installation. When installed automatic residential fire sprinkler systems for one and two family dwellings and townhouses shall be designed and installed in accordance with NFPA 13D

iv. Section 315 Carbon Monoxide Alarms

a. R315.1 Carbon monoxide alarms. For new construction an approved carbon monoxide alarm shall be installed outside of each separate sleeping area in the immediate vicinity of the bedroom in dwelling units within which fuel fired appliances are installed.

v. Appendix G Swimming Pools, Spas and Hot Tubs. Change language in AG105.2 AMENDED to read:

a. An outdoor swimming pool including an above ground shall be surrounded by a barrier which shall comply with the following:

- 1) The top of the barrier shall be at least 48 inches above grade.
- 2) The barrier shall be designed so as to restrict access by small children.
- 3) A privacy fence surrounding the boundary of the yard or area in which the pool is located shall be acceptable as a barrier.
- 4) All means of entry to the restricted area such as gates etc., shall afford a means of protection such as self-closing and latching (*latching devices shall be located beyond the reach of small children*) gates, hasp and lock, a gate or opening that is made permanently inoperable by nailing or screwing etc.
- 5) Where an above ground pool structure is used as a barrier or where the barrier is mounted on top of the pool structure and the means of access is a ladder or steps:

A) ladder or steps shall be capable of being secured, locked or removed to prevent access, or

B) pool shall meet barrier requirements listed above.

5. The 2012 Edition of the International Plumbing Code, excluding the International Private Sewage Disposal Code, and each and all of the regulations, provisions, penalties, conditions and terms thereof are hereby referred to, adopted and made a part of this Order as if fully set out herein, with the additions, insertions, deletions and changes set forth herein.

6. The 2012 Edition of the International Plumbing Code, as adopted hereby, is revised and amended as follows:

a. Deletions:

- i. Section 103 (By way of explanation, the subject matter of Section 103 is covered by certain Board of Supervisors Orders, County Administration, and Building Department Personnel Policies.)
- ii. Section 109 and insert in its place, Articles XVI and XVII of the DeSoto County Zoning Ordinance.

7. The 2012 Edition of the International Mechanical Code, and each and all of the regulations, provisions, penalties, conditions and terms thereof are hereby referred to, adopted and made a part of this Order as if fully set out herein, with the additions, insertions, deletions and changes set forth herein.

8. The 2012 Edition of the International Mechanical Code, as adopted hereby, is revised and amended as follows:

a. Deletions:

- i. Section 103
- ii. Section 109 and insert in its place, Articles XVI and XVII of the DeSoto County Zoning Ordinance.

9. The 2012 Edition of the International Fuel Gas Code, and each and all of the regulations, provisions, penalties, conditions and terms thereof are hereby referred to, adopted and made a part of this Order as if fully set out herein.

10. The 2012 Edition of the International Fuel Gas Code, as adopted hereby, is revised and amended as follows:

a. Deletions:

- i. Section 103
- ii. Section 109 and insert in its place, Articles XVI and XVII of the DeSoto County Zoning Ordinance.

11. The 2011 Edition of the National Electric Code, and each and all of the regulations, provisions, penalties, conditions and terms thereof are hereby referred to, adopted and made a part of this Order as if fully set out herein, with the additions, insertions, deletions and changes set forth herein.

12. The 2011 Edition of the National Electric Code, as adopted hereby, is revised and amended as follows:

a. Exceptions:

- i. It is the policy of the DeSoto County Board of Supervisors that the use of all sizes of aluminum wire in branch circuits of all residential structures in all unincorporated areas of DeSoto County shall be prohibited.
- ii. It is the policy of the DeSoto County Board of Supervisors that the Installation of Service Equipment attached to a manufactured home shall be prohibited except where underground service goes directly to the home and is attached to an approved mobile home meter box.

13. If any section, subsection, sentence, clause or phrase of the Codes are, for any reason, held to be unconstitutional, or in violation of any State or Federal law, such decision shall not affect the validity of the remaining portions of the Codes.

14. This order shall be signed by the President of the Board and attested by the Clerk of the Board. Thereafter this order shall be filed as a part of the record of the office of the Clerk, who shall not be required to transcribe and record the Codes in the minute book.

15. The Codes adopted by this order shall become effective sixty (60) days from the date of this order as directed by Mississippi Code Ann §19-5-9.

16. This order shall be published in a local paper three times within thirty days of the date hereof.

SO ORDERED, this the 1st day of December, 2014, upon motion made by Supervisor Mark Gardner and seconded by Supervisor Bill Russell, and approved by the following vote:

Supervisor Jessie Medlin	No
Supervisor Mark Gardner	Yes
Supervisor Bill Russell	Yes
Supervisor Lee Caldwell	Absent
Supervisor Michael Lee	Yes


Lee Caldwell, President

I, hereby, certify that the foregoing is a true copy of the Order adopted in the regular meeting of the DeSoto County Board of Supervisors on the 1st day of December, 2014.

ATTEST:

W.E. Davis Chancery Clerk

W.E. "Sluggo" Davis, Clerk

By: *Janet Knight bdc*

