

**COMMONWEALTH OF KENTUCKY  
SHELBY COUNTY FISCAL COURT  
ORDINANCE NO. 05-18-02, SERIES 2021**

**AN ORDINANCE REPEALING SHELBY COUNTY CODE OF ORDINANCES  
CHAPTER 150: BUILDING REGULATIONS, AND SIMULTANEOUSLY  
ENACTING A NEW ORDINANCE ADDRESSING BUILDING  
REGULATIONS IN SHELBY COUNTY, KENTUCKY**

WHEREAS, Shelby County, Kentucky, acting through the Shelby County Fiscal Court, previously adopted the uniform state building code as promulgated in 815 KAR 7:120 and 125 by the Board of Housing, Buildings and Construction of the Commonwealth of Kentucky, in Ordinance No. 04-19-04, Series 2005, as amended in Ordinance No. 07-07-11, Series 2009, which was codified in Title XV, Chapter 150, of the Shelby County, Kentucky Code of Ordinances, and

WHEREAS, the Shelby County Fiscal Court has reviewed that ordinance and determined that it is necessary to repeal that ordinance and simultaneously enact a new ordinance addressing building regulations in Shelby County, Kentucky,

NOW, THEREFORE, BE IT ORDAINED by Shelby County, Kentucky, through the Shelby County Fiscal Court, Shelby County Code of Ordinances Chapter 150, Building Regulations, is repealed and a new ordinance addressing building regulations in Shelby County, Kentucky is simultaneously adopted which shall read as follows:

**SECTION 1: ADOPTION OF KENTUCKY BUILDING CODE**

(A) The *International Building Code* and *Kentucky Building Code*, and any future editions or amendments as promulgated in 815 KAR 7:120 and 125 by the Board of Housing, Buildings and Construction, Commonwealth of Kentucky, are hereby adopted in full as an ordinance of Shelby County of the Commonwealth of Kentucky as if set out at length herein.

(B) A copy of the *International Building Code* and *Kentucky Building Codes* shall be filed with the Shelby County Clerk where they can be kept for public reference purposes.

(C) An attested copy of this newly enacted ordinance shall be transmitted to the Department of Housing, Buildings and Construction of the Commonwealth of Kentucky by the Shelby County Code Enforcement Office.

DOCUMENT NO: 472900  
RECORDED: May 19, 2021 09:41:00 AM  
TOTAL FEES: \$0.00  
COUNTY CLERK: SUE CAROLE PERRY  
DEPUTY CLERK: SUE CAROLE PERRY  
COUNTY: SHELBY COUNTY  
BOOK: O2019 PAGES: 593 - 597

## SECTION 2: DESIGNATED ENFORCEMENT OFFICER

The Building Code Enforcement Officer shall be designated as the local enforcement agent/agency for the *Kentucky Building Code*. All building code inspections shall be performed by persons certified by the Kentucky Department of Housing, Buildings, and Construction. All electrical inspections shall be performed by a certified electrical inspector specifically approved by the appropriate state agency.

## SECTION 3: BUILDING INSPECTION PROGRAM

Pursuant to KRS 198B.060(8), a building inspection program is hereby established in Shelby County, Kentucky, for application to all buildings, including single-family dwellings as provided in the adopted codes.

## SECTION 4: PERMITS AND FEES

(A) Residential permit and inspection fees shall be as follows:

<u>Construction Type</u>	<u>Fee</u>
New home (including all areas under roof)	\$250 or .16 per sq. foot, whichever is greater
Townhome or Condominium (including all areas under roof)	\$250 or .16 per sq. foot, whichever is greater
Additions	\$125 or .16 per sq. foot, whichever is Greater
Alterations/Remodels	Based upon the building cost as reflected in Section 5, Per Cost Schedule
Basement Finish	Based upon the building cost as reflected in Section 5, Per Cost Schedule
Under roof non-airconditioned deck or porch	Based upon the building cost as reflected in Section 5, Per Cost Schedule
Uncovered deck or porch	\$50
Demolition	\$50

Accessory structure, which includes barns, garages, tool sheds, storage sheds, retaining wall and other residential use structures, except one-story detached structures of less than 200 square feet which do not require a building permit

Based upon building cost as reflected in Section 5., Per Cost Schedule

Electrical permit \$25

Rooftop solar panels \$50

Moving a residential structure \$100

(B) Commercial permit and inspection fees shall be as follows:

<u>Construction Type</u>	<u>Fee</u>
New	Based upon building cost as reflected in Section 5, Per Cost Schedule
Fit ups/Renovations	Based upon building cost as reflected in Section 5, Per Cost Schedule
Additions	Based upon building cost as reflected in Section 5, Per Cost Schedule
Accessory Structures	Based upon building cost as reflected in Section 5, Per Cost Schedule
Demolitions	Based upon building cost as reflected in Section 5, Per Cost Schedule
Moving a commercial structure	\$100
State reviewed/issued permits	\$.03 per square foot
Range hood/suppression	\$225
Sprinkler systems with 1-199 sprinkler heads	\$200
Sprinkler systems with 200 + sprinkler heads	\$250
Other fire suppression systems	\$200

SHELBY COUNTY  
**O2019 PG596**

Fire Alarm	\$250
Construction trailer	\$25
Temporary tents	\$25
(C) Other fees	

i. Second re-inspection-The cost of the preliminary footing, block foundation (crawl space), framing, insulation and final inspections as well as any follow-up inspections to address correction notices issued as a result of the preliminary inspections are included in the fees reflected above. In the event of a subsequent inspection is needed as a result of a failure to remedy any correction notice, or for any other reason, the fee for any such reinspection shall be \$50.00.

ii. Additional re-inspections-The fee for any re-inspections subsequent to a second re-inspection shall be twice the fee of the initial "second re-inspection."

iii. The fee for starting a project without the proper permit shall be the cost of the permit as established in this ordinance plus an additional fee in an amount that is twice the established permit fee or \$500, whichever is less.

iv. Plans or application revision-in the event that the name of the permit holder is changed, a voided permit must be re-activated, or if there are any needed changed to the previously approved plans or specifications, an additional fee of \$50.00 shall be assessed.

v. Fast track processing of commercial projects-For time sensitive commercial projects that require an expedited application and plan review, an additional \$100 fee shall be assessed.

vi. Retaining wall fee-An additional \$50.00 fee shall be assessed for any retaining wall that is four feet or more of unilateral backfill which shall also require an engineer letter.

**SECTION 5. PER COST SCHEDULE**

The Per Cost Schedule shall be as follows:

<u>Cost of Construction</u>	<u>Building Permit Fee</u>
Up to \$49,999	\$125
\$50,000-\$74,999	\$150
\$75,000-\$99,999	\$200
\$100,000-\$149,999	\$250
\$150,000-\$199,999	\$500

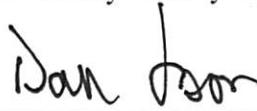
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**O2019 PG597**

\$200,000-\$299,999	\$750
\$300,000-\$399,999	\$1,000
\$400,000-\$499,999	\$2,000
\$500,000-\$749,999	\$3,000
\$750,000-\$999,999	\$4,000
\$1,000,000-\$2,499,999	\$5,000
\$2,500,000-\$4,999,999	\$7.500
\$5,000,000 and above	\$10,000

This ordinance shall take effect upon its passage, approval and publication as required by law.

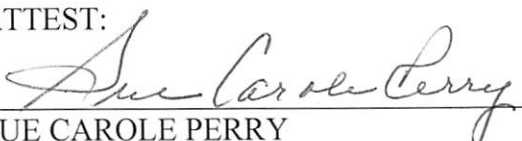
INTRODUCED, SECONDED AND GIVEN A FIRST READING AND APPROVAL at a duly convened meeting of the Shelby County Fiscal Court held on the 4th day of May, 2021.

INTRODUCED, SECONDED AND GIVEN A SECOND READING AND APPROVAL at a duly convened meeting of the Shelby County Fiscal Court held on the 10th day of May, 2021.



DAN ISON  
Shelby County Judge/Executive

ATTEST:

  
SUE CAROLE PERRY  
Shelby County Clerk

(05/03/2021)