

Discussion – Safeguards During Construction – Text Amendment

August 10, 2026

New text marked in **bold and underline**. No deleted text proposed. Dark gray highlights existing International Building Code (IBC) section headings and medium gray highlights existing excerpts from the IBC for reference. The International Residential Code (IRC) refers to the IBC regarding safeguards during construction.

IBC

5-1-13: AMENDMENTS TO INTERNATIONAL BUILDING CODE (IBC) 2018 (MODEL CODE):

...

IBC CHAPTER 33 – SAFEGUARDS DURING CONSTRUCTION

Safeguards during construction shall also apply to construction as regulated by the IRC and as amended in Section 5-1-14 of this code.

... [IBC language] ...

SECTION 3301 GENERAL

3301.1 Scope.

The provisions of this chapter shall govern safety during construction and the protection of adjacent public and private properties.

3301.2 Storage and placement.

Construction equipment and materials shall be stored and placed so as not to endanger the public, the workers or adjoining property for the duration of the construction project.

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3301.3.3.1 Responsible Party for Disposal of Construction Debris. Property owners and/or the prime contractor in charge of the construction site shall furnish non-combustible leak-proof containers for construction debris, garbage, trash and litter, and shall be the responsible parties for the disposal of same by private waste haulers.

3301.3.3.2 Containment of Debris, Garbage, Trash and Litter. All debris, garbage, trash and litter shall be picked up from the ground of the construction site and adjoining areas if scattered during the course of the day. All debris, garbage, trash and litter shall be placed in approved containers as set forth in section 3301.3.3.1 of this code.

3301.3.3.3 Air-Borne Dust and Particulate Matter. Air-borne dust and particulate matter shall be controlled such that adjoining properties within 500 feet of the construction site are not affected by air-borne dust and particulate matter.

3301.3.3.4 Public Right-of-Way. The public right-of-way shall be maintained in a broom swept condition at all times. Excavation and backfill materials shall not be allowed to accumulate on the public right-of-way.

3301.3.4 Security. Construction sites shall be maintained secure at all times from entry by unauthorized persons and from all trespassers. Construction gates shall be locked at all times workers are not on site.

3301.3.5 Signage. The contractor shall securely attach his sign to the construction fence in a location visible from the public right-of-way. The sign shall be a maximum of 18 inches high by 24 inches long. The sign shall include the following:

1. Name and address of the project;
2. Name of the general contractor; and
3. The contractor's contact information in case of an emergency.

3301.3.6 Unauthorized Use of Construction Site. Construction sites or sites used for storage of construction materials and/or equipment shall only be used for the activities approved by a permit(s) issued by the Village, and for the duration of permit(s) or license(s) issued.

Exception: Premises where additions, remodeling or renovations are being performed, and on which existing buildings or structures are currently occupied, in use, or have been determined to contain no imminent hazards associated with a use while construction is on-going, may be used for their originally approved building code classifications so long as safety hazards do not impact the safe use of the building during construction.

3301.3.7 Damages and Hazards to Adjacent Properties and Neighborhoods. Construction sites shall be used in a manner so as not to cause damage or hazards to adjacent public or private properties, residential neighborhoods or business districts. The contractor of record shall be responsible for the construction site and shall ensure that damage and hazards do not exist on adjacent public or private properties within proximity of the construction site. The building official is authorized to issue a stop-work order for a project until any damage or hazard to an adjacent property are corrected or abated.

... [IBC language] ...

SECTION 3302 CONSTRUCTION SAFEGUARDS

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SECTION 3303 DEMOLITION

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... [Village Code language begins] ...

3303.6 UTILITY SERVICE CONNECTIONS: Before a structure is demolished or removed ...

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IRC

5-1-14: INTERNATIONAL RESIDENTIAL CODE:

The International Residential Code (IRC) is adopted by reference, pursuant to this Section of Village Code and referenced as 5-1-14 is amended as set forth in this Village Code (5-1-14). Amendments to Building construction are incorporated into the IRC Chapters 1 through 10vv and are used for uniformity purposes throughout the Village. Chapters 11-43 of the IRC Code are

also adopted as amended as they relate to Energy, Mechanical, Electrical, Plumbing and similar special trades. The IRC and Village amendments attached shall not conflict with other construction code ordinances adopted in Title 5 of the Village Code. The following Chapter and/or section numbers used in this Village Code section shall refer to the like numbered applications for amended, added or deleted ("DELETE") sections of the International Residential Code sections (IRC) as referenced. The model IRC Code Subsections apply when no Village amendments or deletions are shown.

Safeguards during construction shall also apply to construction as regulated by the IBC and as provided in Section 5-1-13 of this code.

The Village Building Official shall interpret this Code as referenced in Section R103 of these amendments. This ordinance may reference the amended 2018 IBC Code (5-1-13) for construction regulations which also apply to Residential construction. Typically, any Village Code (VC) 5-1-13 residential regulations also apply to this amended Residential Code (5-1-14) where no specific amendments are provided herein. The Sections and Subsections listed below are added, amended or deleted in the following respects:

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