

ORDINANCE NO. 2532

AN ORDINANCE OF THE CITY OF BRYAN, TEXAS, AMENDING CHAPTER 14, ARTICLE IV “ELECTRICAL CODE”, OF THE BRYAN CITY CODE; REPEALING THE 2014 EDITION OF THE NATIONAL ELECTRICAL CODE, PUBLISHED BY THE NATIONAL FIRE PROTECTION ASSOCIATION AND ADOPTING THE 2020 EDITION OF THE NATIONAL ELECTRICAL CODE, PUBLISHED BY THE NATIONAL FIRE PROTECTION ASSOCIATION, ADOPTING LOCAL AMENDMENTS TO THE 2020 EDITION OF THE NATIONAL ELECTRICAL CODE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE FINDING AND DETERMINING THAT THE MEETING AT WHICH THE ORDINANCE IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; PROVIDING FOR CODIFICATION; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is the desire of the City Council of the City of Bryan, Texas to repeal the 2014 edition of the National Electrical Code and adopt the 2020 edition of the National Electrical Code, published by the National Fire Protection Association; and

WHEREAS, the adoption of additional local amendments to the code will facilitate proper inspection activities by the City of Bryan, Texas relating to the construction and maintenance of buildings within the corporate limits of the City and relating to public, health, safety and welfare; and

WHEREAS, the City of Bryan’s Board of Adjustment and Appeals recommended approving the adoption of the 2020 edition of the National Electrical Code with local amendments during a public meeting held on October 4, 2021.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL, OF THE CITY OF BRYAN, TEXAS:

1.

That Chapter 14, Article IV, “Electrical Code” is amended to read as follows:

Sec. 14-68. - National Electrical Code adopted by reference.

The National Electrical Code, 2020 Edition, is hereby adopted by this reference hereto as though it were copied hereon fully and verbatim with amendments as the electrical code for the city. A copy is on file with the chief building official.

Sec. 14-69. - Amendments to code.

The following sections of the National Electrical Code are hereby amended:

Article 110.26 Spaces About Electrical Equipment. NEC article 110.26 (B) Clear Space is amended to add the following sentence to end of first sentence: “Working space shall be painted/labeled on the floor and signage installed in commercial occupancies where the space/room or area containing electrical equipment is also used for storage as per directed/approved by building or fire official. In industrial occupancies the area around the electrical panels may be required to have guardrails to prevent damage from forklifts, etc. depending on use of area and per directed/approved by building or fire official.”.

Article 210.4. Multi-wire branch circuits. NEC Article 210.4 Add (E) Identification of ungrounded conductors is amended to read as follows:

Each ungrounded system conductor shall be identified by phase and system in the following manner:

A.	277/480	3 phase	Wye System
	A	B	C
	Brown	Orange	Yellow
B.	120/208	3 phase	Wye System
	A	B	C
	Black	Red	Blue
C.	120/240	3 phase	Delta System
	A	B	C
	Black	Orange	Blue

The Hi Leg (orange in color) is to be located on the right hand lug of the meter can and the "B" phase lug of the electrical panel or disconnect.

D.	120/240	1 phase	System
	A	B	
	Black	Red	
E.	480	3 phase	Corner Ground System
	A	B	C
	Brown	Orange	Purple (grounded leg)

The means of identification shall be permanently posted at each system phase conductor, wherever accessible, may be by separate color coding, marking tape, tagging or other equally effective means.

Article 210.5, Identification for branch circuits. NEC Article 210.5(A) Grounded conductor is amended to read as follows:

A.	277/480 volt	3 phase	Wye System
	Neutral—Gray		Ground—Green
B.	120/208 volt	3 phase	Wye System
	Neutral—White		Ground—Green
C.	120/240 volt	3 phase	Delta System
	Neutral—White		Ground—Green
D.	120/240 volt	1 phase	System
	Neutral—White		Ground—Green

E.	480 volt	3 phase	Corner Ground System
	Grounded Conductor—Purple		
	Equipment Ground—Green		

*Any other deviations are by special permission of the chief building official or his or her designee.

*Isolated ground circuits for 250 volts or below are allowed to use green with yellow stripe (refer to NEC 250.119)

Article 210.23 (A) 15- and 20- Ampere circuits. This section is amended to include the following sentence after said section: "However a circuit of 20 amperes /15 amperes shall not serve more than 10 openings unless detailed plans / calculations have been submitted with permit application, approved, and a city approved stamped set of plans / calculations are on site during inspections."

Article 210.52, Dwelling unit receptacle outlets. NEC Article 210.52(B) Small appliances is amended to read as follows: Unless detailed plans / calculations have been submitted with permit application, approved, and a city approved stamped set of plans / calculations are on site during inspections the following is required:

A dedicated 20-ampere small appliance branch circuit and a single 20-ampere receptacle are required for each of the following appliances: Washing machines, refrigerator, deep freezer, dishwasher, disposal, microwave oven, trash compactor, well pumps, outdoor loads, or any other load exceeding six (6) amperes. A minimum of two kitchen counter top circuits will be required.

Article 210.63, shall be amended to read as follows:

210.63 Heating, Air-Conditioning, Refrigeration, and Other Electrical Appliance Outlet.

A 125-volt, single-phase, 15- or 20- ampere-rated receptacle outlet shall be installed at an accessible location for the servicing of heating, air-conditioning, refrigeration, and other electrical equipment. This includes attics, equipment rooms, closets, and any other area where such equipment is installed, serviced, repaired, and replaced. The receptacle shall be located on the same level and within 7.5 m (25 ft.) of the equipment. The receptacle outlet shall not be connected to the load side of the equipment disconnecting means.

Article 230 Services. Shall be amended by adding the following: Services and Meter mounting heights shall also be per Bryan Texas Utilities (BTU) service entrance requirements.

Article 230.70 *General* shall be amended to include the following subsection:

230.70 (D) Outside Disconnect Locking Devices. Factory installed key operating locks shall only be used/allowed when approved by building or fire official.

Article 250, Grounding and Bonding. NEC Article 250.118 Types of equipment grounding conductors is amended to read as follows: The equipment grounding conductor run with or enclosing the circuit conductors shall be one or more or a combination of the following: 1) A copper conductor, this conductor shall be solid or stranded, insulated, covered or bare, and in the form of a wire or a bus bar of any shape; 2) The sheath of mineral insulated metal sheathed cable; 3) The metallic sheath or the combined metallic sheath and grounding conductors of Type MC cable.

NEC Article 250.120 Equipment grounding conductor is amended to read as follows:

An equipment grounding conductor shall be installed as follows, where it consists of a wire within a raceway or cable.

F.P.N.: All wiring systems shall require a grounding conductor contained within the wireway or conduit system.

Article 300.5 Underground Installation shall be amended to delete both exceptions under Article 300.5 (C) and add the following last sentence to said section: ...that is extended beyond the outside walls of the building.

Article 310, Conductors for general wiring. NEC Article 310.106 Conductors (B) Conductor material is amended to read as follows: Conductors in this article shall be of copper. Exception #1: Aluminum conductors allowed for service feeders size #1 or larger and only when installed by a licensed electrician. Exception #2: Aluminum conductors size 1/0 or larger may be used outside of a building/structure.

Article 320, Armored cable. NEC Article 320.10 Uses Permitted shall be amended to include the following subsection: " (6) #12 copper equipment grounding conductor must be installed inside of enclosure."

Article 340, Underground feeder and branch circuit cable: Type UF. NEC 340.10 Uses Permitted is amended to read as follows: Type U.F. cable shall be permitted for use in the installation of residential yard lighting, temporary installations as approved by the chief building official or his or her designee.

Article 352, Rigid Polyvinyl Chloride Conduit: Type PVC. NEC Article 352.10 Uses Permitted is amended to read as follows: For slabs and underground approved uses, as accepted by Bryan Texas Utilities for lateral risers at metering equipment, for feeders to M/H's, other use is by special permission of the chief building official or his or her designee.

Article 406 Receptacles, cord connectors, and attachment plugs (Caps) NEC Article 406.9 Receptacles in Damp or Wet Locations (C) Bathtub and Shower Space is amended to read as follows: A receptacle shall not be installed within a bathtub or shower space. This space shall be as defined in Article 410.10 (D).

Article 410 Luminaires, Lampholders, and Lamps, VIII Installation of Lampholders is amended to add:

- (A) Uses permitted:
 - 1. In residential garage area;
 - 2. In residential attic area.

Article 422, Appliances. NEC Article 422.31 Disconnection of permanently connected appliances, (A) Rated at not over 300-volt amperes or 1/8th horsepower is amended to read as follows: For permanently connected appliances rated at not over 300 volt amperes or 1/8th horsepower, the branch circuit over current device shall be permitted to serve as the disconnecting means, with exception to the following appliances that shall be plug and cord connected: a) washing machines, b) refrigerators, c) deep freezers, d) dishwashers, e) disposal, f) microwave ovens, g) trash compactors, h) air handling units (120 volt units), i) hydromassage units, j) range vent hoods, k) water heaters, l) ranges, m) cook tops, and n) ovens.

Article 440, Air Conditioning and Refrigeration Equipment. NEC Article 440.1, Scope, is amended to read as follows: The provisions of this article apply to electric motor driven air-conditioning and refrigeration equipment, and to a separate three- or four-wire type circuit provided of suitable size and conductor and ampacity rating and voltage to the equipment and/or their controllers. It provides for the special considerations necessary for circuits supplying hermetic refrigerant motor-compressors and for any air conditioning and their related blower units and/or refrigerating equipment which are supplied from an individual branch which supplies a hermetic refrigerant motor compressor.

Article 517, Health Care Facilities. NEC Article 517.12, Wiring Methods, is amended to read as follows: Except as modified in this article, wiring methods shall comply with the applicable requirements of chapters 1 through 4 of this code. All electrical power systems shall be contained within a metal conduit system.

Article 545, Manufactured Buildings. NEC Article 545.4(A) Methods Permitted is amended to read as follows: All raceway and cable wiring methods included in the wiring system of a manufactured building will be by approval of the chief building official or his or her designee.

Article 680, Swimming Pools, Fountains, and Similar Installations. NEC Article 680.26 Equipment Bonding is amended by replacing "8 AWG" with "6 AWG" throughout the section. In addition item "(D)" is added to end of said section per below:

(D) Swimming pool reinforcement steel in pool structure and surrounding deck structure shall contain not less than 4 bonding loops with 6 AWG copper wire that is connected to all metal pool features such as diving boards, handrails, etc. The bonding loops shall be bonded back to the pump motor per this code.

Sec. 14-70. - Scope.

- (a) The provisions of this division shall not apply to the installation of railway cars, automotive equipment, electrical railway companies, or installations used by electrical public utility telephone-telegraph companies or radio transmission stations in the generation, transmission, or distribution of electricity for the operation of signals or transmission of intelligence in installations or facilities located outside or in buildings used exclusively for that purpose. These regulations shall apply to all wiring and equipment installed or on the consumer's premises to which power is supplied in the city.
- (b) This code establishes the authority to regulate materials, equipment, and quality of workmanship by refusal or removal of service to any installation not meeting the requirements of this code.

Sec. 14-71. - Administration.

- (a) Electrical inspector. It shall be the duty of the chief building official or his or her designee to enforce the provisions of this code in accordance with approved administrative policies and procedures.
- (b) Right of entry.
 - (1) Whenever necessary to make an inspection to enforce any of the provisions of this code, or whenever the chief building official and/or his or her designee has reasonable cause to believe that there exists in any building, or upon any premises an unsafe, dangerous or hazardous electrical system, the chief building official and/or his or her designee may enter such building, structure or premises at all reasonable times to inspect the same or to perform any duty imposed upon the chief building official and/or his or her designee by this code, provided that if such building or premises is occupied, he or she shall first present proper credential and request entry. If such building, structure, or premises is unoccupied, he or she shall first make a reasonable effort to locate the owner or other persons having charge or control of such and request entry. If entry is refused, the chief building official and/or his or her designee shall have recourse to every remedy provided by law to secure entry.
 - (2) When the chief building official and/or his or her designee shall have first obtained a proper inspection warrant or other remedy provided by law to secure entry, no owner or occupant or any other persons having charge, care or control of any building, structure, or premises shall fail or neglect, after proper request is made as herein provided, to promptly permit entry therein by the chief building official and/or his or her designee for the purpose of inspection and examination pursuant to this code.

- (c) Stop work orders. Upon notice from the chief building official and/or his or her designee, work on any electrical system being done contrary to the provisions of this code or in a dangerous, or unsafe manner, shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property or to his or her agent, or to the person doing the work, and shall state the conditions under which work may be resumed. Where an emergency exists, the chief building official and/or his or her designee, shall not be required to give a written notice prior to stopping work.

Sec. 14-72. - Permits.

- (a) When required. Any electrical contractor who desires to erect, install, enlarge, alter, repair, remove, convert or replace any electrical system (the installation of which is regulated by the technical codes), or to cause any such work to be done, shall first make application to the chief building official and/or his or her designee, and obtain the required permit for the work, inclusive of the city.
- (b) Permit intent. An electrical permit issued shall be construed to be a license to proceed with the work and not as authority to violate, cancel, alter, or set aside any of the provisions of the technical codes, nor shall issuance of a permit prevent the chief building official and/or his or her designee, from thereafter requiring a correction of errors in plans, construction, or violations of this code. Every permit issued shall become invalid unless the work authorized by such permit is commenced within six months after its issuance, or if work authorized by such permit is suspended or abandoned for a period of six months after the time the work is commenced; no refund of permit fees shall be made. The life of a permit shall be 12 months. Work not completed for final inspection within this 12-month period of time shall require a new permit.
- (c) Eligible permittee. State licensed electrical contractors shall be the only individuals (except qualifying homeowners), who shall be allowed to be issued permits for electrical work or installations within the city limits. The state department of highways and transportation and the railroad commission shall be required to obtain electrical permits, for all locations within the city limits, at no cost, but are subject to inspection by the electrical inspector. A list of personnel allowed to obtain electrical permits for these entities will be required by the office of the chief building official.
- (d) Emergency permit. The chief building official and/or his or her designee may issue, or enforce any rules or regulations he or she may deem necessary in granting emergency permits.
- (e) Permits issued under false pretenses. Permits issued under false pretenses shall, if discovered, be canceled at any stage of work and a stop work order will be issued. Even if the job has been completed, legal actions will be taken against the permit holder and no refund of permit fees shall be made.
- (f) Refunds for permits. If, before any work is started, the owner or the permit holder determines that work for which the permit was issued will not be done, the person who paid the permit and inspection fees shall request that the permit be canceled. Upon presentation of the receipt for payment of the permit and correspondence stating the reason for the refund request, a refund will be made. The city will retain the greater of ten percent of the fee paid or \$10.00 and refund the balance to the person who paid the fees.
- (g) Active permits. No job may have more than one active permit at any time except upon the special permission of the chief building official and/or his or her designee. Any contractor installing an electrical system on a job of any nature must have an electrical permit. Permit charges shall be for work done and shall not allow for a refund of any kind.
- (h) Cancellation of permits. Permits may be canceled by the property owner, general contractor, or permitting master electrician by giving written notice to the inspection services division of the city. No other master electrician may permit the job for 72 hours during which time no electrical work shall be done.

- (i) Installations not requiring permit. The installation, alteration, or repair of electrical equipment for the operation of signals, the transmission of intelligence by wire by a communication agency, the installation of electrically operated traffic-control devices by the state department of highways and public transportation or their authorized representative shall not require a permit, except and excluding all installations within a building. The installation, alteration or repair of electrical equipment installed by or for an electrical supply agency for the use of such agency in the generation, transmission, distribution of electricity shall not require a permit. Control wiring of voltage less than 50 volts shall not require a permit.
- (j) Penalty for work started or performed without a permit. When any work is started for which a permit is required, the chief building official and/or his or her designee is empowered to stop further work at once and order all persons engaged therein to cease and desist therefrom until the proper permit is obtained and the work is made to comply with all prevailing codes and ordinances of the city. A late permit fee must be paid before a permit will be issued.
- (k) Fees. Fees shall be set by resolution of the city council of the city. Single-family residential homes and manufactured homes in manufactured housing land lease communities shall pay a single permit fee. This fee will include electrical, building, gas, plumbing, and mechanical permit fees. Said fee shall be set by resolution of the city council.
- (l) Penalty fee for work started or performed without permit. Such fee shall be five times the normal permit fee.

Sec. 14-73. - State license and city requirements.

- (a) All individuals performing electrical work within the city shall possess a state issued electrical license per Texas Department and Licensing Regulations.
Exceptions:
 - (1) Homeowners (see section 14-75, Homestead Permits).
- (b) Full-time maintenance personnel. A person employed by a company on company property may perform electrical work and or repairs with appropriate state issued electrical license. The licensed maintenance person or persons must be regularly employed on a permanent basis by the company and perform work only in the confines of a building or premises owned by their employer. The work shall be the keeping in safe repair of all electrical installation, apparatus or equipment within the premises of their employment. Work performed shall include moving or relocating of existing electrical installations, but does not include installing of new and additional wiring or equipment apparatus.
- (c) State license contractors shall register their license with the city before an electrical permit is issued by the city. Before any license is registered with the city, the applicant shall have adequate insurance coverage for general liability as provided by state law for the respective trade.
- (d) Supervision of work; limitation on employment of apprentices. In actual work of installing, maintaining, altering or repairing any electrical conductors or equipment for which this article or other ordinance requires a permit, there shall be present and in direct supervision a qualified electrician for the proper classification. An electrical contractor or master electrician shall be liable and responsible for layout and technical supervision of any work which requires a permit and a properly classified electrician shall be in direct "on the job" supervision of work carried on specified in this article. Should it come to the attention of the building official or electrical inspector that such supervision and control are not being maintained, the building official, inspector, or his or her designee may order the work to be discontinued and the person to whom the permit has been issued shall discontinue further work until proper supervision has been employed or supplied. Nothing in this section shall be construed as

prohibiting the employment of apprentices assisting a person duly registered and qualified under the provisions of this article and the state.

- (e) Journeyman electrician and journeyman sign electrician; performance of work; supervision and ratio. A journeyman electrician may perform electrical or electrical sign work under the general supervision of a master electrician or a master sign electrician on behalf of an electrician or electrical sign contractor. A journeyman electrician or journeyman sign electrician may direct and supervise the work of an electrical apprentice provided that a ratio of six electrical apprentices to one journeyman electrician is not exceeded.

Sec. 14-74. - Bond requirements.

State licensed contractors or individuals shall register their license with the city before an electrical permit is issued by the city. Before any license is registered with the city, the applicant shall have adequate insurance coverage for general liability as provided by state law for the respective trade.

Sec. 14-75. - Homestead permits.

Any bona fide homeowner may personally install electrical conductors or equipment within an existing residence owned and occupied by him or her, providing that all of the following requirements are met:

- (a) File with the electrical inspector proof from the county tax office that the property is his or her homestead.
- (b) File with the electrical inspector approved electrical plans and specifications for the work to be performed.
- (c) Satisfy the electrical inspector of his or her ability to install electrical wiring.
- (d) Apply for and receive a homestead electrical permit to perform work.
- (e) Request and receive all required inspections and receive a completion tag for work performed.
- (f) Installation shall be by the owner only. No other person shall be employed to assist him or her. No homestead permit may be used by another person or on property to be sold or rented.
- (g) If the electrical inspector finds work not in good practice or not in compliance with code, the city reserves the right to revoke permit and require a licensed electrical contractor to obtain a new electrical permit and repair and finish the work.
- (h) The owner has not secured a homestead permit for another residence within the prior 12-month period.
- (i) Present a picture ID when obtaining a homestead permit and on site when asked by electrical inspector.
- (j) Homestead permits will not be issued for electrical service repairs/replacements, generators, solar panels, new construction, mobile, manufactured, or modular home. A homestead permit will not be issued for mobile, manufactured, or modular home located in a mobile home park, mobile home community, or other commercial premises.

Sec. 14-76. - Inspections.

- (a) Inspection requests shall be made by the permitting master electrician to the building services division by telephone, in person, or in writing. All requests for inspections must include the exact street address, the type of inspection to be done, and the permit number for that job.

- (b) Upon receipt of a request for inspection, the electrical inspector shall perform the inspection within 48 workday hours, excluding weekends and holidays.
- (c) After completion of the inspection, the electrical inspector shall leave a tag or sticker which states the work has been approved or disapproved and all work must be held open for correction.
- (d) Any work to be held open for inspection or re-inspection shall not be concealed by insulation, coil, or in any other manner until such wiring or work has been approved by the electrical inspector.
- (e) Special notice is required for inspection clearance for slab or ditch installations.
- (f) All cabinet and panel board covers or trims shall be left off for final inspection. Any fitting or cover that conceals any wiring or that may hinder the proper inspection of the electrical work shall be removed by the master electrician at the request of the electrical inspector.
- (g) Licensed electricians making extensions or additions to existing electrical systems shall, before proceeding with such work, ascertain from the electrical inspector whether any of the work must be changed or must be brought up to the requirements of governing codes.
- (h) Upon receipt of a final inspection request covering electrical work, the electrical inspector shall make the final inspection, and if such work is found to comply with the governing codes, a sticker or tag or other means of approval by the chief building official or designee will be issued stating the work has been done in compliance with the governing codes and the rules covering the respective class to which it belongs.
- (i) No work will be done on any part of a building or structure beyond the point indicated on each successive inspection without first obtaining the written approval of the chief building official. Approval tags will be given after each inspection.
- (j) On all installations the tag card furnished with the permit for electrical work shall be displayed in a readily accessible location throughout the time of such installation. Upon call for final inspection the card will be moved to the meter can for removal by the inspector. The card must be signed by the master electrician or the journeyman electrician doing the work.
- (k) Work not in keeping with good electrical practice shall be classed as defective and shall be immediately corrected by persons causing same. No work shall be done under the scope of the governing codes of the city unless under the direction of a duly licensed, bonded, master electrician.
- (l) Each disconnecting means required by the National Electrical Code or the governing codes of the city for motors, appliances or service, feeder or branch circuit at the point where it originates, shall be legibly marked to indicate its purpose unless located and arranged so the purpose is evident. The markings shall be of sufficient durability to withstand the environment involved.
- (m) Final inspection will be made only when markings or identification required by the power company are in place.
- (n) In a situation of imminent danger, the chief building official or his or her designee shall have authority to remove or cause the removal of the electrical service supply to any or all structures supplied by the city utilities and require repairs of such unsafe condition according to code requirements. For the purposes of this subsection, the term "imminent danger" shall mean situations where, in the opinion of the chief building official or his or her designee and at least one electrical inspector, injury or death to an individual or severe damage to property or interference to the safe and efficient work of the fire department would occur if the electrical service supply was not immediately removed.
- (o) Master electrician and master sign electrician or authorized qualified representative of that business shall be present when electrical work is performed. "Present" shall mean: on site, in the office, or available to be reached during construction times of when electrical work is performed. Upon request

of the building official or electrical inspector, master electricians shall make themselves available to meet on the job site.

- (p) It shall be unlawful for any person to cover or cause to be covered any part of a wiring installation with flooring, lath, wallboard, or other material until the electrical inspector has approved the wiring installation, in part, or as a whole, as required by this article.
- (q) Qualified electrician(s) may be required to be on site during inspections at the request of an electrical inspector, building official, or fire official while performing inspections. The qualified electrician(s) will need to be present to open panels or any other electrical equipment requiring inspection.

Sec. 14-77. - Vehicle identification requirements.

State electrical contractors shall affix the identification numbers and letters on the vehicle as provided by state law.

Sec. 14-78. - Inspection by the fire marshal's office.

Inspections shall be made by personnel of the fire marshal's office who, during the time of inspection of electrical wiring of any nature, shall be recognized assistants of the chief building official. Their authority shall become the same as that of the electrical inspector.

- (1) Each inspection made shall seek to cause correction of any deficiency or violation found. Written notice will be given designating the unsatisfactory condition.
- (2) The participation of the fire marshal's office is required in the inspections effort on all new commercial construction; the fire marshal's office will also make necessary inspections during construction. Acceptance of completion by the office of the fire marshal shall be required before issuance of a certificate of occupancy.
- (3) Any device related to fire protection of any nature shall be inspected by the office of the fire marshal. Any plans or specifications shall be filed with the office of the chief building official prior to installation of such devices.

Sec. 14-79. - Provisions concerning outdoor wiring or the supply of electricity to any structure, building, property, etc.

- (a) General. It shall be unlawful for any person, firm or company to furnish a supply of electricity of any nature to any building, tent, structure, equipment, property, device or outdoor wiring of any kind or description for which an electrical permit is required, without approval of the chief building official and/or his or her designee. Release for utility connection may be supplied upon completion of final electrical inspection. This does not constitute release of the building for occupancy.
 - (1) Connection prior to final inspection. The chief building official and/or his or her designee, before the final inspection of electrical work, shall give permission to connect and supply power to any installation provided the electrical service entrance is complete, in the form of either a limited use of power, or an early turn on request. Either of these requests must be submitted to the office of the chief building official in writing with appropriate forms supplied by said office with appropriate fees for these services. This fee is due and must be paid prior to connection.
 - (2) Reconnection of service. Electrical service which has been disconnected from any pole meter loop, building or structure for any cause whatever, except for nonpayment of bills shall not be reconnected until authorized by the chief building official and/or his or her designee, in writing.

- (3) Temporary connection. Service connections made on a temporary basis may be disconnected by Bryan Texas Utilities upon request of the electrical inspector, without notice to the contractor or owner of property or the user of power.
 - (4) Removal of meter seal *or locking device*. No meter seal or locking device shall be removed prior to an electrical permit being obtained on that address unless it has been deemed an emergency by the electrical inspector or the electrical distribution department.
- (b) Special.
- (1) Violations or unsafe conditions. Upon inspection, should violations or unsafe conditions of any nature be found, connection of power will not be made until correction of faults are made.
 - (2) Buildings converted from one type of use to another. Buildings that are changed from one type of commercial operation to another, or a residential structure which is changed to business or commercial use, or commercial usage to residential, shall be required to convert the electrical system of such building to conform to the requirements of this article.
 - (3) Permit for repair work. No permit for repair to wiring will be issued unless such work will correct existing wiring or equipment being altered or added to comply with provisions for new installations.
 - (4) Power supply; building to conform to article provisions. Power shall not be supplied to a part or parts of any building or premises unless all of such building or premises has been made to conform with the provisions of this article.
 - (5) Power supply for corrections. On those premises or buildings where correction is required, the person making inspections (if he or she feels special circumstances warrant) may allow power to remain on for an allotted time during which period correction must be completed. An inspection will be made to verify work is completed.
 - (6) Buildings subjected to damage; inspection. All buildings or structures subjected to damage such as fire, explosion, storm, vandalism, willful mischief or accident shall require inspection by the building inspection division before clearance for power may be issued.
 - (7) Buildings moved into city. The provisions of this code shall apply to all buildings moved into or relocated in the city.
 - (8) Manufactured building to be used as commercial building. Any manufactured building or portable building to be used as a commercial building shall comply with all requirements specified for commercial buildings in this article. Exception: Any building or structure that has an approved state inspection label shall be connected in accordance with its label.
 - (9) Commercial building used as show room or commercial office. Permission to use any commercial building as a show room or mobile office during special occasions shall be by approval of the building services division only.
 - (10) Wiring of private registered family homes or group day care homes. Private registered family homes or group day care homes licensed with the state department of human resources may be wired in Romex, provided all wiring has a grounding conductor to all circuits and devices.
 - a. Registered family home, six children or less.
 - b. Group day care home, seven to 12 children.
 - (11) Vacated building. When a commercial building is vacated, the electrical inspector must ascertain that there has been no unauthorized addition to the wiring of such building which might create a fire hazard and that the wiring has not deteriorated or become hazardous.

- (12) New structures. New structures erected for commercial, private or public use in the city must meet the safety requirements of existing codes or ordinances.
- (13) Use of plug and cord connection. For loads over 50 amperes approved plans by a licensed design professional must be submitted for review and approval prior to install.
- (14) Responsibility for corrections. In those cases where no agreement occurs as to the responsibility for correction of a violation, the property owner will become the person of full responsibility, and a notice to comply will be given to the owners in writing. Such letter or notice shall specify the time for compliance and the changes required.
- (15) Service moved or enlarged. At the time service to a residence in existence prior to the adoption of this article is moved or enlarged, the wiring in such residence must be made to comply with this Code. A minimum of one duplex receptacle per 20 feet of wall space or major part thereof, shall be provided.
- (16) Hotel, motel, residential dwellings, and apartment unit service. Every hotel, motel, residential dwellings, and apartment units must be connected to an approved electrical service while occupied. Power by generator for living purposes is not allowed except in times of emergency following an outage or other natural disaster causing period of electrical outage. All generators must be located outdoors while in use and subject to approval/inspection by building or fire officials.
- (17) Wall switch or switching device for commercial structure or residential storage facility. Every structure or area used for commercial purposes and/or any residential storage facility larger than 144 square feet shall have adequate lighting controlled by a wall switch or switching device and a minimum 120-volt convenience outlet unless an exemption is granted by the chief building official or his or her designee. Such structures connected to utilities shall be anchored to prevent wind uplift in an approved manner.
- (18) Renovation of wiring system. If it is assessed that a renovation of a wiring system has exceeded 60 percent of the total wiring system then a 100 percent update is required to the balance of the system.
- (19) Evaluation of electrical system by chief building official for roominghouses, etc., with one guestroom and not more than three guests. Roominghouses, bed and breakfast establishments and boardinghouses containing one guestroom and not more than three guests shall have the electrical system evaluated by the chief building official and/or his or her designee who shall determine the extent to which the existing system shall be made to conform to the requirements of the electrical code for new construction.
- (20) Permanently installed generator backup systems for all buildings and structures require a building permit and electrical permit when tied in to the service/panel. An approved site plan is required before installation to make sure permanently installed generators are not located in setbacks, easements, and if installed in flood plain protected from flooding by elevating per flood plain ordinance.
- (21) A meter pole or temporary construction meter pole may not be placed on any vacant lot unless a building permit has been obtained for construction of a permanent structure.

Secs. 14-80—14-121. - Reserved.

2.

That all ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed to the extent of such conflict.

3.

The Code of the City of Bryan, Texas, as amended, shall remain in full force and effect, save and except as amended by this Ordinance.

4.

Should any section, paragraph, sentence, clause, phrase or word of this ordinance be declared unconstitutional or invalid for any purpose by a court of competent jurisdiction, the remainder of this ordinance shall not be affected thereby and to this end the provisions of this Ordinance are declared to be severable.

5.

It is hereby found and determined that the meeting at which this ordinance was passed was open to the public, as required by Section 551.001 et seq., Texas Government Code, and that advance public notice of time, place and purpose of said meeting was given.

6.

It is the intention of the City Council that this Ordinance shall become a part of the Code of the City of Bryan, Texas, and it may be renumbered and codified therein accordingly.

7.

That the City Secretary is directed to publish this Ordinance in a newspaper of general circulation in the City of Bryan in accordance with the provisions of Section 9 of the City Charter, which publication shall be sufficient if it contains the title, penalty, and effective date of this Ordinance.

8.

This Ordinance will be effective from and after its final passage and publication as required by law. The effective date of this Ordinance will be January 1, 2022.

PASSED, ADOPTED, AND APPROVED after the first and only reading on the 9th day of November, 2021, at a regular meeting of City Council of the City of Bryan, Texas, by a vote of 6 yeses and 0 noes.

ATTEST:

Mary L. Stratta

Mary Lynne Stratta, City Secretary

CITY OF BRYAN:

Andrew Nelson

Andrew Nelson, Mayor

APPROVED AS TO FORM:

Thomas A. Leeper

Thomas A. Leeper, Interim City Attorney

