

The Select Board is proposing to ask the Legislative Body (Town's People) to repeal the Building Code Ordinance enacted at the 1987 Town Meeting. Below are the reasons we feel this is in the best interest of the Town.

1. The Code that was adopted is significantly outdated.
2. This Building Code Ordinance was enacted before a State Building Code was in place (State Building Code was passed in 2002). Now whether a town has adopted a building code ordinance or not, all construction in the State of New Hampshire must follow the State Building Code.
3. A municipality is not required to enforce the State Building Code, but it is required to oversee a Town Building Code Ordinance.
4. By repealing this ordinance, we remove any potential liability to the Town and allow each individual project to be managed for code compliance by the contractor/homeowner, with any required guidance to be provided by the State Fire Marshal's office.
  - a. Other local towns that operate this way
    - i. Henniker
    - ii. Sunapee
    - iii. New London
5. Fire Code inspections will continue to be completed by the Bradford Fire Chief, as the Building Code and Fire Code fall under different jurisdictions.
6. With the elimination of the Building Inspector position, the Select Board intends to work with the Planning and Zoning Boards to create a new position to focus proactively on planning and zoning compliance, some tasks would be:
  - a. Site plan/subdivision review follow ups
  - b. Research questions from the Planning Board with appropriate organizations
  - c. Research and suggest updates for the Town zoning ordinances that will help the Town move towards short- and long-term goals based on the Master Plan
  - d. Research and write grants to help offset costs of achieving the Town's goals
  - e. Review building permits for zoning compliance and provide suggestions to the Select Board as necessary, prior to permit approval (Approval by the Select Board)
  - f. Research zoning complaints and provide guidance to the Select Board for enforcement
  - g. Field questions from the public regarding the Zoning Ordinance and Zoning Regulations