

TOWN of SABATTUS



CODES ENFORCEMENT OFFICE

190 Middle Road • Sabattus, Maine 04280
Phone: (207) 375-8419 • Fax: (207) 375-4104

Frequently-asked Questions

Maine Building and Energy Code

October, 2009

The Maine Legislature enacted the Uniform Building and Energy Code (PL 2007, Chapter 699 and amendments PL 2009, Chapter 261). The State Planning Office is pleased to provide some answers to frequently-asked questions about the new code.

Who administers the state building code and training program?

A Technical Building Codes and Standards Board located within the Department of Public Safety was established to adopt, amend, and maintain the Maine Uniform Building and Energy Code, to resolve conflicts between the uniform code and other codes, and to develop standards for training and certification for municipal building officials, local code enforcement officers and 3rd-party inspectors.

This means that the board is will establish training and certification standards. The State Planning Office will develop a program of training and certification based on these standards. SPO will be hiring a building code training coordinator as the technical board moves through the process of determining training standards.

Questions about the building code itself, its adoption, or the standards should be directed to Kathy Chamberlain at the Department of Public Safety at kathy.chamberlain@maine.gov and 207-624-7007.

When will the state code be adopted?

The date for adoption of the statewide building code has been changed to June 1, 2010. Local codes remain in effect until the state code is adopted.

When will enforcement of the new codes begin?

- Enforcement is optional in towns with less than 2000 residents.
- In a municipality that has more than 2,000 residents and that has adopted any building code by August 1, 2008, the Maine Uniform Building and Energy Code must be enforced beginning December 1, 2010.
- In a municipality that has more than 2,000 residents and that has not adopted any building code by August 1, 2008, the Maine Uniform Building and Energy Code must be enforced beginning July 1, 2012.

What codes will be adopted?

The Technical Codes and Standards Board will amend and adopt:

The International Building Code (IBC)

The International Residential Code (IRC)

The International Existing Building Code ("Rehab code", IEBC)

The International Energy and Conservation Code (IECC)

ASHRAE Standards 62.1, 62.2 and 90.1 Maine model radon standards for new residential construction

Once the codes are adopted statewide, will towns be able to amend the codes?

No. The purpose of the state code is to have a *uniform* code statewide. The intent of the legislation is that architects, developers, builders and contractors will be held to the same standards in each town.