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HOUSE BILL NO. 2760

Offered January 19, 2001

A BILL to amend and reenact § 36-99.01 of the Code of Virginia, relating to the Uniform Statewide Building Code; application of rehabilitation code to commercial property.

Patron—McEachin

Referred to Committee on General Laws

Be it enacted by the General Assembly of Virginia:**1. That § 36-99.01 of the Code of Virginia is amended and reenacted as follows:**

§ 36-99.01. Provisions related to rehabilitation of existing buildings.

A. The General Assembly hereby declares that (i) there is an urgent need to improve the housing conditions of low and moderate income individuals and families, many of whom live in substandard housing, particularly in the older cities of the Commonwealth; (ii) there are large numbers of older residential buildings in the Commonwealth, both occupied and vacant, which are in urgent need of rehabilitation and which must be rehabilitated if the State's citizens are to be housed in decent, sound, and sanitary conditions; and (iii) the application of those building code requirements currently in force to housing rehabilitation has sometimes led to the imposition of costly and time-consuming requirements which result in a significant reduction in the amount of rehabilitation activity taking place.

B. *The General Assembly further declares that (i) the health, safety, and welfare of the citizens of the Commonwealth are dependent upon the continual encouragement, development, growth, and expansion of the private sector within the Commonwealth; (ii) that there are certain areas in the Commonwealth that need to attract private sector investment to promote the revitalization of these areas through the rehabilitation of commercial properties; (iii) the building code requirements currently in force for rehabilitation allow flexibility in compliance with the building code for construction projects that consist of rehabilitation to existing, residential buildings, but do not apply to commercial construction projects; and (iv) the application of the rehabilitation code to construction that consists of rehabilitation to commercial properties would permit the most cost effective way to utilize these particular properties and aid in the revitalization of the Commonwealth's urban areas.*

~~B.~~ C. The Board is hereby directed and empowered to make such changes as are necessary to fulfill the intent of the General Assembly as expressed in ~~subsection~~ *subsections A and B*, including, but not limited to amendments to the Building Code and adequate training of building officials and Code enforcement personnel and design professionals throughout the Commonwealth.

2. That the Board of Housing and Community Development shall report to the 2003 Session of the General Assembly on its progress to comply with the requirements of this act.