



City of Raymore

Building Inspection Division
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Code Interpretation: 2012 IRC Interpretation 13

Date: 1/13/2014

Code/ Edition: Raymore Municipal Code (RMC) Chapter 500: Building Regulations
RMC Chapter 545: Property Maintenance Code

Section(s): RMC Section 500.045, 500.090 and 545.245

Subject: Unsafe Structures or Buildings during Construction

- Question:**
1. If a building project that was issued a Building Permit is abandoned, what regulatory code is to be applied?
 2. When applying the RMC to an abandoned building project, what is the extent of RMC application?
 3. When a building project is constructed that was not issued a Building Permit, what regulatory code is to be applied?

- Answer:**
1. If a valid Building Permit exists, the structure is "under construction." Therefore, RMC Section 500.090 applies to any structure by such permit is suspended or abandoned at any time after the work is commenced for a period of 180 days.
 2. If the Building Permit has been revoked or deemed as an unsafe structure by the Building Official, RMC Section 500.045 shall be applied. Unsafe structures shall be taken down and removed or made safe as the Building Official deems necessary.
 3. A building project undergoing repairs or maintenance and was not issued a Building Permit, RMC Section 545.245 applies as an Unsafe Structure unfit for human occupancy and only be applied to those items that were "built or constructed" at the time the project was abandoned.

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