

Section 105.2 of the IBC is amended in the VCBC to read as follows:

105.2 Exempted work

Building: A building permit shall not be required for the following:

1. One-story detached accessory buildings used as tool and storage sheds, provided the floor area does not exceed 120 square feet *and are not more than 15 feet in height above grade, including patio covers, playhouses, playground or athletic equipment, and similar uses that are accessory to detached one- and two-family dwellings. Similar non-residential and agricultural sheds are also exempt when constructed further than 60 feet away from other non-residential buildings on the same parcel that are larger than 3,000 square feet.* It is permissible that these structures still be regulated by Section 710A, despite exemption from a permit.
2. Fences not over 7 feet high *measured from adjacent grade on the side which yields the greatest height, unless supporting a surcharge or structural element. See item #5 for masonry or concrete walls used as fences.*
3. Oil derricks.
4. Non-fixed and movable fixtures, cases, racks, counters, and partitions not over 5 feet 9 inches high.
5. *Block walls and other masonry or concrete walls which are not over 5 feet in height, measured from finished grade to the top of wall on the side that yields the greatest height, and retaining walls which are not over 3 feet in height, measured from finished grade on the lower side, to the top of the wall, unless supporting a surcharge or impounding Class I, II or III-A liquids.*
6. Water tanks supported directly upon grade if the tank capacity does not exceed 5,000 gallons and the ratio of height to diameter or width does not exceed 2 to 1.
7. *Platforms, sidewalks, decks, and driveways associated with one- and two-family dwellings, not more than 30 inches above grade at any point and not located over any basement or story below, nor supporting any structure above.*
8. Painting, papering, tiling, carpeting, cabinets, counter tops, and similar finish work.
9. Temporary motion picture, television, and theater stage sets and scenery.
10. Window awnings *supported completely by an exterior wall of Group R, Division 3 or Group U Occupancies when projecting not more than 54 inches nor encroaching into required yards.*
11. Prefabricated swimming pools accessory to a Group R, Division 3 Occupancy *that are outside of the scope of Chapter 1 of the International Swimming Pool and Spa Code, as adopted herein.*
12. *Freestanding signs not more than 10 feet in height and not more than 72 square feet in area and wall signs not more than 200 square feet in area, when supported by an approved zone clearance.*
13. *Residential television and radio antennas and dish antennas not more than 3 feet in diameter when supported by an approved zone clearance.*
14. *Commercial antennas not over 15 feet in height, or located not more than 15 feet above grade, when supported by an approved zone clearance.*
15. *Electrolier standards and flag poles not over 35 feet in height when supported by an approved zone clearance.*
16. *Readily removable plastic covered hoop structures without in-ground footings or foundations that are not more than 12' in height.*
17. *Agricultural wind generating machines except that an electrical or gas permit is required if they are connected to a commercial utility.*
18. *Detached one story shade covers for animals when the covers are not over 12 feet in height above grade and not more than 1,000 square feet of roof area.*
19. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems.