

Chapter 12: City of Portsmouth Building Code (Amended August 17, 2026)

ARTICLE I ADMINISTRATION AND ENFORCEMENT

Section 12.101 AUTHORITY

This Chapter establishes a Local Enforcement Agency as defined in RSA 155-A:1, III, also known as a Code Compliance Agency pursuant to NH Administrative Amendment 103.1.

Section 12.102 BUILDING STANDARDS

The governing Building Code enforced by the City of Portsmouth is the State Building Code, as defined by RSA 155-A:1, IV, and local amendments contained herein for the City's administrative functions in administering the Building Code.

Section 12.103 CODE COMPLIANCE AGENCY

A. Chief Building Official

The Inspection Department of the City of Portsmouth is the Code Compliance Agency created pursuant NH Administrative Amendment 103.1, and the executive official in charge shall be known as the Chief Building Official. The Chief Building Official shall be appointed by the City Manager.

B. Duties

Duties of the Chief Building Official shall be as set forth in NH Administrative Amendment Section 104.

Section 12.104 CERTIFICATE OF OCCUPANCY

The Chief Building Official shall issue Certificates of Occupancy as set forth in NH Administrative Amendment Section 111.

Section 12.105 APPEALS

The Zoning Board of Adjustment shall act as the Building Code Board of Appeals and hear appeals pursuant to RSA 155-A:3. Appeals to the State Building Code Review Board are governed by 155-A:11-b.

Section 12.106 FEES

All fees associated with the Chapter will be adopted pursuant to City Ordinance Chapter One - Administrative Code, Article XVI, Adoption of Fees, Section 1.1601, Procedure.

Section 12.107 VIOLATIONS AND PENALTIES

Violations of this Chapter shall be subject to the penalties provided in RSA 155-A:8. Each day of a violation constitutes a separate offense.

Section 12.108 PROCEDURAL HISTORY

The Building Code of the City of Portsmouth was first enacted by the City Council in 1929, and has been amended as more fully set forth below:

<u>ADOPT</u>	<u>ORD</u>	<u>YEAR</u>	<u>ART</u>	<u>SECTION</u>	<u>AMENDED</u>
2/18/57		1957		Chapter 12	Nat'l Bldg Code, 1955 Edition Adopted
					Nat'l Bldg Code, 1967 Edition Adopted
8/1/68		1968		Chapter 12	BOCA Basic Nat'l Bldg Code, 1975 Edition with amendments
3/5/79		1979		Chapter 12	BOCA Basic Nat'l Bldg Code, 1985 Edition with 1985 BOCA Supplement and Amendments
8/5/85		1985		Chapter 12	BOCA Basic Nat'l Bldg Code, 1990 Edition (replaces 1984 edition)
7/9/90	20	1990			
4/1/96	17	1996		114.3.1	Building Permit Fee Schedule
4/1/96	18	1996		2704.5	Electrical Permit Fees
5/5/97	17	1997			BOCA Nat'l Bldg Code, 1996 (replaces 1990 edition)
3/18/02	5	2002		112.31	Fees to be determined in accordance with Chapter 1, Article XVI or similar wording
3/18/02	5	2002		113.2.3	Fees to be determined in accordance with Chapter 1, Article XVI or similar wording
3/18/02	5	2002		116.6	Fees to be determined in accordance with Chapter 1, Article XVI or similar wording
3/18/02	5	2002		118.5	Fees to be determined in accordance with Chapter 1, Article XVI or similar wording

3/18/02	5	2002	2703.5	Fees to be determined in accordance with Chapter 1, Article XVI or similar wording
3/18/02	5	2002	2704.6	Fees to be determined in accordance with Chapter 1, Article XVI or similar wording
7/14/03	4	2003	Chapter 12	Amended Chapter 12 in its entirety and replaced with the 2000 International Building Code
10/4/04	10	2004	Chapter 12	Amend Chapter 12 by addition of a new sub-section R317 entitled Dwelling Unit Separation
10/19/09	11	2009	Chapter 12	Amend Chapter 12 Parts I in its entirety and replaced with 2006 International Building code
10/19/09	11	2009	Chapter 12	Amend Chapter 12 Part II in its entirety and replace with 2006 Residential Code
12/04/17	27	2017	Chapter 12	Amend Chapter 12 Parts I and II in entirety and replace with 2009 International Building Code
12/02/19	16	2019	Chapter 12	Update various sections in accordance with International Building Code 2015
12/14/22	9	2022	Chapter 12	Replaced in entirety