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#60
6/8/17

Late pickup

June 6, 2017

Hon. Mayor and Council
The City of Austin
301 W. 2nd Street
Austin, Texas 78701

Honorable Council,

The Home Builders Association of Greater Austin respectfully request that you support your staff and hired consultants and adopt the plumbing provisions of the International Residential Codes, "the IPC".

Item 60 on Thursday's agenda affords this Council an opportunity to reduce the cost of the built environment, lessen incentive for continued building outside of the City, enhance the conservation of water and energy and bring some much needed regulatory clarity to the practice of home construction.

Austin is the only remaining market in Texas still using Uniform Plumbing Code (UPC) and its continued adoption is no longer in the public interest. This antiquated code gives one stakeholder and undeserved financial edge while working to the detriment of builders, owner, renters, municipal inspectors and affordability and water conservation advocates. We estimate the added cost of using the current code, the UPC, to be between \$500 and \$1000 per house. A needless cost with no added benefit to the consumer.

We are not asking that you eliminate the Uniform Plumbing Code as an alternative means of compliance at this time, but the City of Austin is two decades over due in allowing builders and plumbers to deploy a more modern and cost efficient code.

Please support us in our mission to deliver homes and communities that will enable to those in this great city, to thrive.

Thank you,

Emily Blair, CAE
Chief Executive Officer