2021 International Property Maintenance Code (IPMC) Amendment Process
Purpose of Presentation

To provide an overview of the 2021 International Property Maintenance Code (IPMC) amendment process and share major proposed changes
The City of Austin will adopt the International Code Council (ICC)’s 2021 IPMC updates from the current 2015 IPMC.

Austin Code Department established an internal amendment committee to draft proposed amendments to the code.

Purpose of proposed changes is to ensure public safety and maintain consistency with other city codes.
2021 IPMC Adoption
Timeline

- **Review Phase #1 (Internal)**
  - January 2020 – June 2020

- **Stakeholder Engagement**
  - March 15, 2021 – April 15, 2021

- **Legal Review**
  - April 2021 – May 2021

- **Implementation**
  - September 1, 2021

- **Review Phase #2 (Internal)**
  - October 2020 – January 2021

- **Building and Standards Commission**
  - May 13, 2021

- **City Council Hearing**
  - June 3, 2021
The proposed amendments aim to **ensure public safety** when unsafe or hazardous conditions are found on a property by requiring:

- **Action plan** for repairs from property owner
Definition

Action Plan: A written plan that identifies the repairs that are needed, the timeline needed for repairs, alternative methods of compliance, if necessary, and the projected finish date of the repairs.
Major Changes in the 2021 IPMC Draft

The following language was added to section 113.1.1:

An owner must provide an action plan to the code official if the code official finds that:
1. the structure, equipment, or property condition so deteriorated, dilapidated, or out of repair as to be dangerous, unsafe, unsanitary or otherwise unfit for human habitation or occupancy; and
2. it is reasonable to repair the structure or the equipment.
Major Changes in the 2021 IPMC Draft
Action Plan language was added to the following section:

111.1.3 Structure Unsafe for Human Occupancy
Questions/Comments

Austin Code Department staff is present to respond to any questions.

If you have any additional questions, email codecommunications@austintexas.gov.