

**CITY OF BALTIMORE**  
**ORDINANCE \_\_\_\_\_**  
**Council Bill 21-0096**

---

Introduced by: Councilmember Schleifer  
Introduced and read first time: June 8, 2021  
Assigned to: Rules and Legislative Oversight Committee  
Committee Report: Favorable, with amendments  
Council action: Adopted  
Read second time: August 16, 2021

---

**AN ORDINANCE CONCERNING**

**Building Code – Permit Exemption for Shed, Etc. Construction**

FOR the purpose of adopting a provision of the International Building Code exempting certain one story detached accessory structures used as tool and storage sheds, playhouses and similar uses from construction permitting requirements; and conforming related provisions.

BY repealing and re-ordaining, with amendments  
Article - Building, Fire, and Related Codes  
Section(s) 2-103 (IBC § 105.2)  
Baltimore City Revised Code  
(2018 Edition)

**SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That the Laws of Baltimore City read as follows:

**Baltimore City Revised Code**

**Article – Building, Fire, and Related Codes**

**Part II. International Building Code**

**§ 2-103. City modifications.**

The additions, deletions, amendments, and other modifications adopted by the City are as follows:

EXPLANATION: CAPITALS indicate matter added to existing law.  
[Brackets] indicate matter deleted from existing law.  
Underlining indicates matter added to the bill by amendment.  
~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from existing law by amendment.

Council Bill 21-0096

1       **105.2 Work exempt from permit.** An exemption from the permit requirements of this  
2 Code does not authorize any work to be done in a manner that violates a provision of this  
3 Code or of any other law. Permits are not required for the following:

4               **Building:**

5                       [1. to 4. *{Not Adopted}*]

6                       1. *{AS IN IBC AND SUBJECT TO ALL LOCAL, STATE, AND FEDERAL LAWS}*

7                               **DRAFTER’S NOTE:** By adopting this IBC provision, the City would be exempting work on  
8 “[o]ne story detached accessory structures used as tool and storage sheds, playhouses and  
9 similar uses, provided that the floor area is not greater than 120 square feet (11 m<sup>2</sup>)” from  
10 permitting requirements.

11                       2 TO 4. *{NOT ADOPTED}*

12                       ...

13       **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the 30<sup>th</sup> day  
14 after the date it is enacted.

**Council Bill 21-0096**

Certified as duly passed this 13 day of September, 2021



\_\_\_\_\_  
President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,

this 13 day of September, 2021



\_\_\_\_\_  
Chief Clerk

Approved this 18 day of October, 2021



\_\_\_\_\_  
Mayor, Baltimore City