

NEWS RELEASE

Ilene Shapiro – Summit County Executive
FOR IMMEDIATE RELEASE



Date: March 6, 2024

Contact: Greta Johnson
Director of Communications & Assistant Chief of Staff
Office of Executive Shapiro
ExecutivePress@summitoh.net
330-643-2656

Summit County revises Building Code to increase safety and reduce costs

SUMMIT COUNTY, OHIO—Summit County Executive’s Office Department of Building Standards has updated several sections of the County Building Code to create a more user-friendly operation for residents and contractors. Overall, this will help make it easier for contractors to apply for important construction projects, from HVAC projects to building construction and beyond, with and in Summit County, provide requirements to hire state licensed contractors for “flipped” homes, and keep residents living in mobile homes safer.

While the changes increase efficiency and safety, they do not increase costs for homeowners or contractors. When comparing Summit County to other markets serving a population larger than 150,000, like Cleveland Columbus, and Cincinnati, the County’s permit fees remain significantly lower for both single family homes and commercial properties.

“My office is always looking to best serve our residents and businesses. These changes to our building code will increase safety and reduce costs for those looking to build or remodel. Our Building Department maintains strong relationships with the community and these changes are a reflection of feedback received from those we serve,” said County Executive Shapiro.

Under the new rules, property owners that perform work on homes they do not or will not occupy must now have a qualified contractor be responsible for the installations. This addition seeks to ensure quality work and code compliance on homes that are being “flipped.”

The Building Department will no longer require topographic reviews on lots for new single-family homes. The Summit County Engineer’s Office has been completing reviews for county townships, and the municipalities within Building Standards’ jurisdiction and will now be the sole agency performing this requirement. Removing this duplicative service will reduce costs for residents and contractors.

Mobile homes will now be required to obtain permits for repairs and alterations at the County level. Adding this requirement ensures that repairs and modifications are done properly and safely to protect residents living in manufactured housing.

Annual contractor registration is being replaced by a permit-based process. The \$135 annual fee for contractors and the requirement for a \$10,000 bond are now eliminated. Commercial application fees will be increased by \$10, and contractors will still be required to provide liability insurance, State license if applicable, and a Tax ID Number. Converting to a permit-based registration reduces a significant burden on businesses and individuals looking to do business with and in Summit County.

Finally, the entire Floodplain Prevention code is being replaced with an updated code as required by the State Department of Natural Resources.

County agencies have been reviewing these changes for more than a year, including discussions with industry partners to gain valuable input.

For more information on the changes to the Building Codes, please visit <https://co.summitoh.net/departments/Building-Standards.html>.