

2021 Virginia Construction Code

CHAPTER 1 ADMINISTRATION

SECTION 117 **TEMPORARY AND MOVED BUILDINGS AND** **STRUCTURES; DEMOLITION**

117.1 Temporary buildings and structures.

The building official is authorized to issue a permit for temporary *buildings* or *structures*. Such permits shall be limited as to time of service, but shall not be permitted for more than 1 year, except that upon the *permit holder's* written request, the building official may grant one or more extensions of time, not to exceed 1 year per extension. The building official is authorized to terminate the approval and order the demolition or removal of temporary *buildings* or *structures* during the period authorized by the permit when determined necessary.

117.1.1 Temporary uses within existing buildings and structures.

The building official shall review and may approve conditions or modifications for temporary uses, including hypothermia and hyperthermia shelters, that may be necessary as long as the use meets the spirit and functional intent intended by this code. The building official is authorized to terminate the approval and order the discontinuance of the temporary use during the period authorized by the permit when determined necessary. The building official shall notify the appropriate fire official or fire chief of the approved temporary use.

117.2 Moved buildings and structures.

Any *building* or *structure* moved into a *locality* or moved to a new location within a *locality* shall not be occupied or used until the flood hazard documentation, if required by [Section 1612.4](#), has been approved by the building official and a certificate of occupancy is issued for the new location. Such moved *buildings* or *structures* shall be required to comply with the requirements of the [VEBC](#).

117.3 Demolition of buildings and structures.

Prior to the issuance of a permit for the demolition of any *building* or *structure*, the *owner* or the *owner's* agent shall provide certification to the building official that all service connections of utilities have been removed, sealed or plugged satisfactorily and a release has been obtained from the associated utility company. The certification shall further provide that written notice has been given to the *owners* of adjoining lots and any other lots that may be affected by the temporary removal of utility wires or the temporary disconnection or termination of other services or facilities relative to the demolition. In addition, the requirements of [Chapter 33](#) of the IBC for any necessary retaining walls or fences during demolition shall be applicable and when a *building* or *structure* is demolished or removed, the established grades shall be restored.