

2024 IZC[®] Code and Commentary

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PREFACE

Though zoning codes can vary widely, there is a need to provide a model code to set some basic parameters to work from when forming zoning ordinances. The *International Zoning Code*® (IZC®) is a planning and community development document and is intended to provide for the arrangement of compatible buildings and land uses and establish provisions for the location of all types of uses in the interest of the social and economic welfare of the community.

As a follow-up to the IZC we offer a companion document, the *IZC® Code and Commentary*. The basic appeal of the Commentary is thus: it provides in a small package and at reasonable cost thorough coverage of many issues likely to be dealt with when using the IZC—and then supplements that coverage with historical and technical background. Reference lists, information sources and bibliographies are also included.

Throughout all of this, effort has been made to keep the vast quantity of material accessible and its method of presentation useful. With a comprehensive yet concise summary of each section, the Commentary provides a convenient reference for zoning regulations. In the chapters that follow, discussions focus on the full meaning and implications of the code text. Guidelines suggest the most effective method of application and the consequences of not adhering to the code text. Illustrations are provided to aid understanding; they do not necessarily illustrate the only methods of achieving code compliance.

The format of the Commentary includes the full text of each section, table and figure in the code, followed immediately by the commentary applicable to that text. Each section's narrative includes a statement of its objective and intent, and usually includes a discussion about why the requirement commands the conditions set forth. Code text and commentary text are easily distinguished from each other. All code text is shown as it appears in the IZC. All commentary is indented below the code text, accompanied by a "C" icon and vertical line.

Readers should note that the Commentary is to be used in conjunction with the IZC and not as a substitute for the code. **The Commentary is advisory only;** the local regulatory authority alone possesses the authority and responsibility for interpreting the code.

Comments and recommendations are encouraged, for through your input we can improve future editions. Please direct your comments to customersuccess@iccsafe.org

The International Code Council gratefully acknowledges the contributions to this provided by Lucas Pump.

For the complete errata history of this code, please visit: https://www.iccsafe.org/errata-central/

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