

BEAUMONT

TEXAS

Windstorm Requirements

If you are a Texas coastal property owner in a county pictured below, the Texas Insurance Code [Chapter 2210](#) requires your property to be certified as meeting windstorm building code requirements in your area. This Windstorm Certificate of Compliance must be provided to the City of Beaumont before the property can be eligible for a Certificate of Occupancy.



Without a Certificate of Compliance, Texas Windstorm Insurance Association lacks evidence that the structure conforms to applicable building codes.

What are the applicable building codes?

- International Building Code
- International Residential Code
- ICC 600-2020: Standard for Residential Construction in High-Wind Regions

Section 1609 of the IBC identifies Beaumont as a high wind region to be in conformance with either the ICC 600 or ASCE 7.

What are the approved methods for a Windstorm Certificate of Compliance?

Three Approved Methods:

- **WPI-8:** A Certificate of Compliance issued by the Texas Department of Insurance for new and ongoing improvements.
- **WPI-8-E & C:** A Certificate of Compliance issued by the Texas Department of Insurance for older & completed improvements (relevant for a new business seeking a Certificate of Occupancy in an older and unimproved building).
- **City of Beaumont Windstorm Certificate of Compliance:** A document provided by the city that includes date, address & a registered engineer's seal and signature approving the work.

What Needs a Windstorm Certificate of Compliance?

Some common examples that need to be certified include:

- New structures 120 sq. ft. or larger
- Any additions/enlargements on a building
- Windows & entry doors
- Replacing a roof or repairing a significant portion of a roof
- Re-siding a significant portion of an exterior wall (as determined by the Building Official)

Home repairs that don't require a windstorm inspection

Most new construction, roof replacements, and major repairs must be inspected before you can get a Windstorm Certificate of Compliance. But not every repair requires a windstorm inspection. The following do not. (*Note: this does not mean a city inspection is not required*)

General repairs

- Protective measures before a storm.
- Temporary repairs after a storm.
- Nonstructural interior fixtures, cabinets, nonloadbearing partitions, surfaces, trims, or equipment repair or replacement.
- Painting, carpeting, and refinishing.
- Plumbing and electrical repairs, including preformed flange repair or replacement.

Doors, fences, steps, and windows

- Breakaway wall repairs.
- Decorative shutter replacement.
- Fence repairs.
- Porch and balcony handrail and guardrail repairs.

- Stairway, steps, and wheelchair ramp repairs.
- Soffits, less than 24 inches wide, repair or replacement.
- Storm doors or screen doors repair or replacement if installed outside an exterior door.
- Wall covering repair or replacement if the area is less than 10% of the surface area of the affected side of the structure.
- Window glass, glass doors, and exterior side-hinged door replacement, not including the frames, if the area is less than 10% of the surface area of the affected side of the structure.

Fascia, gutters, and roofs

- Fascia repairs.
- Gutters repair or replacement.
- Roof repairs of less than 100 square feet not involving roof decking or framing members.

Foundations and slabs

- Leveling and repairs to an existing slab-on-grade foundation, unless wall or foundation anchorage is altered or repaired.
- Leveling an existing pier-and-beam foundation or piling foundation if no repairs are made.
- Repairs to slabs on the ground for patios or under homes on pilings.



The structure located at:

is constructed in accordance with ICC 600-2020 or ASCE 7-16,
whichever is applicable.

Date

Registered Engineer Seal & Signature