

**Attachment: Current text of AMC subsection 23.10.105.1'
to be repealed**

23.10.105.1 General provisions.

- A. General: Except as allowed under subsections B. and C., no person shall administer or perform work regulated by this code except a person holding a valid, unexpired, and unrevoked contractor's license and/or a certificate of qualification as required by this code and state law.
- B. Contractor Required: All work regulated by this code shall be administered by contractors licensed by the State of Alaska and the Municipality in the relevant trade. This licensing requirement applies regardless of whether the work is exempt from the requirement for a permit.

Exceptions:

- 1. A property owner may act as a contractor as follows:
 - a. An owner may construct a maximum of one structure every two years. The start date of the two-year time limitation shall be the date of the certificate of occupancy. A permit to construct an additional structure cannot be issued during the two-year time limitation.
 - b. An owner may administer alterations, including additions, to an existing structure.
 - c. An owner of an individual dwelling unit located in a multi-dwelling unit structure may administer alterations within their dwelling unit.
- 2. A tenant may administer alterations within their lease space.
- C. Performing Work: All work regulated by this code shall be performed by individuals appropriately licensed in the relevant trade in accordance with state law and this code.

Exceptions:

- 1. A property owner may perform work as follows:
 - a. A person working on an existing structure on that person's own property, whether occupied by the person or not, and a person working on that person's own existing residence, whether owned by the person or not;
 - b. An owner or tenant of commercial property who uses the owner's or tenant's own employees to do maintenance, repair, and alteration work on that property.
- D. It shall be unlawful for any person to conduct, carry on or engage in the business of, or act in the capacity of a contractor in a trade covered by this code without first being issued a valid municipal contractor's license, and when required, a certificate of qualification.
- E. An applicant for a building construction contractor's license may be requested to provide a copy of the construction contractor's bond required by state law with the application and shall show proof the bond is current and in effect.
- F. It shall be unlawful for any person to labor in the capacity of a plumber, gas fitter or sheetmetal journeyman without first being issued a valid journeyman certificate of qualification by the Municipality.

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- G. Any contractor or journeyman doing gas piping, plumbing or sheet metal work covered by this code shall be tested and licensed by the Municipality.
- H. It shall be unlawful to labor as a plumber or sheet metal trainee without first being issued a valid trainee certificate of qualification by the Municipality.
- I. It shall be unlawful for any person acting in the capacity of a contractor in a trade covered by this code, or as the responsible agent, manager, supervisor, superintendent or foreman, to knowingly or willfully order, instruct or permit an employee, agent or person under supervision or control to do an act violating the certificate of qualification requirements set forth in subsection F. or H.
- J. The ratio of individuals holding sheet metal or plumber trainee certificate of qualification cards shall not be more than two for every certified journeyman on a job site.

(AO No. 2020-85 , § 1, 10-27-20; AO No. 2021-88(S) , § 7, 2-15-22)