This Technical Bulletin is intended to provide contractors, developers and business operators with information related to establish the policy and procedures for the use of State of Texas approved Industrialized Buildings as temporary accommodation space(s) when existing buildings are renovated/remodeled under supervision of a building permit. The temporary use is extended to current business with a valid Certificate of Occupancy exists.

The use of State of Texas recognized Industrialized Buildings may be used as temporary buildings subject to all limitations of the building and fire codes. The temporary buildings may be used by existing businesses while the existing building is being remodeled and/or renovated and the remodeling and/or renovation is supervised by a building permit. The use of the temporary office space must be concurrent with the status of the building permit. The temporary building must be removed when the building permit is either final approved or expired.

**A separate remodel building permit with a site plan is required to establish the temporary office space. A Temporary Certificate of Occupancy will be issued:**

1. Permit may only be issued concurrent with the issuance of the building permit for the remodel/renovations of the existing business.
2. Must comply with accessibility requirements to the temporary building and all restroom facilities.
3. Cannot be located in a fire lane.
4. Must be located within the required fire hose lay distances.
5. Cannot be located in required parking spaces (may be located in excess parking spaces).
6. Cannot be located in landscape buffer.
7. Cannot be located in required a building setback that would require fire rated construction.
8. Must meet fire department access requirements.
9. Temporary buildings must be provided with restrooms if not otherwise available in the existing building.
10. Prior to issuance of the building permit, the owner of the business and the general contractor must agree in writing that after the building permit is expired and/or final approved, the Industrialized Building may no longer be utilized and must be removed.
11. A complete set of designs, plans and specifications bearing the Texas Industrialized Building Code Council's stamp of approval are required.