

ORDINANCE NO. 2004-1**AN ORDINANCE TO ADOPT THE UNIFORM DWELLING CODE IN THE VILLAGE OF BOAZ, RICHLAND COUNTY, WISCONSIN**

WHEREAS, the Village is required to adopt the Uniform Dwelling Code and establish a process for inspecting one and two family dwellings; and

WHEREAS, the Village Board has determined that it is in the best interest of the Village that said process be conducted locally;

NOW, THEREFORE, THE VILLAGE BOARD OF THE VILLAGE OF BOAZ, RICHLAND COUNTY, WISCONSIN, DO ORDAIN AS FOLLOWS:

1.1 **AUTHORITY.** These regulations are adopted under the authority granted by s. 101.65, Wisconsin Statutes

1.2 **PURPOSE.** The purpose of this ordinance is to promote the general health, safety and welfare and to maintain required local uniformity with the administrative and technical requirements of the Wisconsin Uniform Dwelling Code.

1.3 **SCOPE.** The scope of this ordinance includes the construction, remodeling and inspection of one- and two-family dwellings built since June 1, 1980.

1.4 **WISCONSIN UNIFORM DWELLING CODE ADOPTED.** The Wisconsin Uniform Dwelling Code, Chs. Comm 20-25 of the Wisconsin Administrative Code, and all amendments thereto, is adopted and incorporated by reference and shall apply to all buildings within the scope of this ordinance.

1.5 **BUILDING INSPECTOR.** There is hereby created the position of Building Inspector, who shall administer and enforce this ordinance and shall be certified by the Division of Safety & Buildings, as specified by Wisconsin Statutes, Section 101.66(2), in the category of Uniform Dwelling Code Construction Inspector. Additionally, this or other assistant inspectors shall possess the certification categories of UDC HVAC, UDC Electrical, and UDC Plumbing. This position may, at the Board's discretion, be filled by a qualified employee of the Village or by a qualified independent contractor.

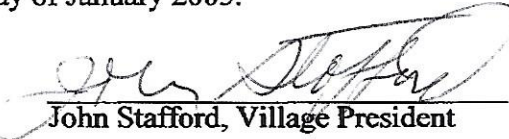
1.6 **BUILDING PERMIT REQUIRED.** No person shall alter, in excess of \$2,500.00 value in any twelve month period, build, add onto or alter any building within the scope of this ordinance without first obtaining a building permit for such work from the building inspector. Any structural changes or major changes to mechanical systems that involve extensions shall require permits. Restoration or repair of an installation to its previous code-compliant condition as determined by the building inspector is exempted from permit requirements. Residing, re-roofing, finishing of interior surfaces and installation of cabinetry shall be exempted from permit requirements.

1.7 **BUILDING PERMIT FEE.** The building permit fee shall be established from time to time by resolution of the Village Board. Application forms and fees shall be submitted directly to the Building Inspector. In addition, the seal fee shall be paid to the Building Inspector to be forwarded to the Wisconsin Department of Commerce for a UDC permit seal that shall be assigned to any new dwelling.

1.8 **PENALTIES.** The enforcement of this section and all other laws and ordinances relating to building shall be by means of the withholding of building permits, imposition of forfeitures and injunctive action. Forfeitures shall be not less than \$25.00 nor more than \$1,000.00 for each day of noncompliance.

1.9 EFFECTIVE DATE. This ordinance shall be effective March 1, 2005.

Adopted and approved this 11 day of January 2005.


John Stafford, Village President

Attest:


Jean Welsh, Village Clerk

Date adopted:	<u>1/11/05</u>
Date recorded:	<u>1/12/05</u>
Date published:	<u>2/2/05</u>
Effective date:	March 1, 2005