

ORDINANCE NO. 2004-D1

AN ORDINANCE TO CREATE CHAPTER 19 OF THE MUNICIPAL CODE OF THE VILLAGE OF BAGLEY, GRANT COUNTY, WISCONSIN, RELATED TO ADOPTING THE UNIFORM DWELLING CODE

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 discussed and reviewed the issuance of building permits in the Village;

NOW, THEREFORE, THE VILLAGE BOARD OF THE VILLAGE OF BAGLEY, GRANT COUNTY, WISCONSIN, DO ORDAIN AS FOLLOWS:

Section I. Chapter 19 of the Municipal Code of the Village of Bagley shall be and hereby is created to read as follows:

**“CHAPTER 19
UNIFORM DWELLING CODE**

- 19.01 Authority
- 19.02 Purpose
- 19.03 Scope
- 19.04 Adoption of Wisconsin Uniform Dwelling Code
- 19.05 Building Inspector
- 19.05 Building Permit Required
- 19.06 Building Permit Fees
- 19.07 Procedure for Obtaining Permit
- 19.08 Penalties

19.01 AUTHORITY. This Chapter is adopted under the authority granted by s. 101.65, Wisconsin Statutes

19.02 PURPOSE. The purpose of this Chapter 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.

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

19.04 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.

19.05 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.

19.06 BUILDING PERMIT REQUIRED. No person shall alter, in excess of \$4,000.00 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 building permit requirements.

19.07 BUILDING PERMIT FEE. The building permit fee shall be \$550.00 for new construction and \$75.00 per site visit for remodeling. In addition, the seal fee (currently \$25.00) 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.

19.08 PROCEDURE FOR OBTAINING PERMIT. The applicant shall file his, her or its application for a building permit, together with the Building Permit fee and seal fee, directly with the Village's Building Inspector. In the event the Village Board contracts with an independent contractor for the provision of building inspection services, the fees shall be made payable directly to the Building Inspector.

19.09 PENALTIES. The enforcement of this section and all other laws and ordinances relating to building except where otherwise specifically provided in this Code 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."

Section II: This ordinance shall be effective upon passage and publication as required by law.

Adopted and approved this 1st day of June 2004.

Roger L. Straka
Roger Straka, Village President

Countersigned:

Rae Ann Cooley
Rae Ann Cooley, Village Clerk

Date adopted: 6-1-04
Date recorded: 6-1-04
Date published: 6-2-04
Effective date: 6-3-04