

The Mayor and Commissioners
of the Town of Elkton

Ordinance 5-2004

BY: **Mayor and Commissioners**

INTRODUCTION: **October 6, 2004**

ADOPTED: **October 20, 2004**

AN ORDINANCE CONCERNING

**Code of the Town of Elkton
Title 15
Chapter 15.04
Construction Regulation Generally**

FOR THE PURPOSE of amending the Code of the Town of Elkton, Title 15, Chapter 15.04, setting forth that standards and codes relating to building and construction accepted and approved by the State of Maryland shall be adopted by the Town through a resolution of the Mayor and Commissioners.

WHEREAS, the Constitution of the State of Maryland, Article XI-E; Article 23A, Annotated Code of Maryland; and the Charter and Code of the Town of Elkton, provide the authority under which the board of Commissioners may adopt, repeal, and/or amend the ordinances of the Town of Elkton; and

WHEREAS, the Town of Elkton regulates construction and building within the town and has heretofore adopted regulatory standards accepted and approved by the State of Maryland by reference to specific standards and codes; and

WHEREAS, the regulatory standards previously adopted by the Town of Elkton are subject to change from time to time, the Mayor and Commissioners have determined the standards and codes relating to building and construction accepted and approved by the State of Maryland shall be adopted by reference through a resolution of the Mayor and Commissioners.

NOW, THEREFORE, the Mayor and Commissioners of the Town of Elkton hereby ordain that:

Section 1: The Code of the Town of Elkton, Title 15, Chapter 15.04, Construction Regulation Generally, shall be repealed; and

Section 2: The Code of the Town of Elkton, Title 15, Chapter 15.04, Construction Regulation Generally, shall be re-enacted to read as follows:

Code of the Town of Elkton
Title 15
BUILDINGS AND CONSTRUCTION
Chapter 15.04
Construction Regulation Generally

Sections:

- 15.04.010 Compliance with regulations.
- 15.04.020 Building permit required.
- 15.04.030 Adoption of standards and codes by reference.
- 15.04.040 Persons subject to prosecution for violation.
- 15.04.050 Abatement of violations.
- 15.04.060 Building permit charges.
- 15.04.070 Violation – Penalty.

15.04.010 Compliance with regulations.

No building or structure shall be constructed, altered, repaired or removed, nor shall the equipment of a building, structure or premises be constructed, installed, altered, repaired or removed, except in conformity with the provisions of this chapter.

15.04.020 Building permit required.

No building or structure shall be built, enlarged, altered or moved without a permit from the building official, who may require a plan of the proposed work, together with a statement of the materials to be used.

15.04.030 Adoption of standards and code by reference.

The Town shall adopt standards and codes applicable to building and construction accepted and/or approved by the State of Maryland and said standards and codes shall be set forth by reference in a resolution by the Mayor and Commissioners.

15.04.040 Persons subject to prosecution for violations.

The owner of a building, structure or premises where anything in violation of this chapter shall be placed or shall exist, and any architect, builder, contractor, agent, person or legally authorized business entity employed in connection therewith and who may have assisted in the commission of such violation, shall each be guilty of a separate offense and subject to prosecution for such violation.

15.04.050 Abatement of violations.

The imposition of a penalty for a violation of this chapter shall not preclude the Town from instituting an appropriate action or proceeding to prevent an unlawful erection, construction, reconstruction, alteration, repair, conversion, maintenance or use, or to restrain, correct or abate a violation, or to prevent the occupancy of a building, structure or premises, or to prevent an illegal act, conduct business or use in or about any premises.

15.04.060 Building permit and inspection charges.

Building permit, inspection and other construction related charges under this chapter shall be established by a resolution of the Mayor and Commissioners.

15.04.070 Violation – Penalty

A person violating any of the provisions of this chapter shall be guilty of a misdemeanor and shall, upon conviction thereof, be subject to a fine not to exceed one thousand dollars (\$1,000.00) or imprisonment not to exceed six (6) months, or both such fine and imprisonment. Each day a violation of this chapter occurs shall constitute a separate offense.

END OF SECTION

DATE OF EFFECT

THIS ORDINANCE shall be effective on the 9th day of November, 2004.

Mayor Joseph L. Fisona
Commissioner John K. Burkley, II
Commissioner Charles H. Givens, Sr.
Commissioner Earl M. Piner, Sr.
Commissioner C. Gary Storke