

CHAPTER 12

ENFORCEMENT AND ADMINISTRATION

SECTION:

- 5-12-1: Enforcing Officer
- 5-12-2: Certificates of Occupancy
- 5-12-3: Changes and Amendments
- 5-12-4: Penalty
- 5-12-5: Restraining Use

5-12-1: **ENFORCING OFFICER:** It shall be the duty of the Building Inspector to enforce the provisions of this zoning ordinance, or any officer, or police officer or marshal of the Village.

5-12-2: **CERTIFICATES OF OCCUPANCY:**

A.

Certificate Necessary Before Use: No land shall be occupied or used except for agricultural or free recreational purposes, and no building hereafter erected or structured shall be occupied or used until a certificate of occupancy has been issued by the Building Inspector.

B.

New or Altered Buildings: A certificate of occupancy for a new building or the structural alteration of an existing building shall be applied for coincident with the application for a building permit, and such certificate shall be issued within five (5) days after request for the same shall have been made in writing to the Building Inspector after the erection or alteration of such building or part thereof shall have been completed in conformity with the provisions of this Ordinance.

C.

Change in Use of Building: A certificate of occupancy for a change in the character of the use of a building shall be applied for before any such building shall be occupied or used, and the certificate of occupancy shall be issued within five (5) days after the application has been made,

provided such use is in conformity with the provisions of this Ordinance.

D.

Change in Use of Land: A certificate of occupancy for a change in the character of the use of land shall be applied for before any such land shall be occupied or used, and the certificate of occupancy shall be issued within five (5) days after the application has been made, provided such use is in conformity with the provisions of this Ordinance.

E.

Contents of Application: The application for a certificate of occupancy shall state facts showing that the building or proposed use of a building or land complies with all building and health laws and ordinances and with the provisions of this Ordinance. The certificate of occupancy shall state these facts. A record on all applications and certificates shall be kept on file in the office of the Building Inspector, and copies shall be furnished on request to any person having a proprietary or tenancy interest in the property. A fee of one dollar (\$1.00) shall be charged for each copy of certificate.

5-12-3: **CHANGES AND AMENDMENTS:**

A.

The Board of Trustees may, on its own motion or on petition of one or more persons, amend this Ordinance from time to time by ordinance, but no such amendments shall be made without public hearing first being had before the Board of Appeals. At least fifteen (15) days' notice of the time and place of such hearing shall be published in an official newspaper or in some newspaper of general circulation within the Village.

B.

Said petition shall be accompanied by the filing fee of ten dollars (\$10.00) and plats of drawings indicating clearly the proposed use of the property under said zoning change.

5-12-4: **PENALTY:** Any person who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this Ordinance shall be fined not less than five dollars (\$5.00) nor more than two hundred dollars (\$200.00) for each offense, and a separate offense shall be deemed committed for each day that a violation is permitted to exist.

5-12-5: **RESTRAINING USE:** In case any building or structure is erected, constructed, reconstructed, enlarged,

altered, repaired, converted or maintained, or any building, structure or land is used in violation of this Ordinance, the proper authorities of the Village, in addition to other remedies, may institute any appropriate action or proceeding to prevent such unlawful erection, alteration, repair, conversion, maintenance or use to restrain, correct or abate such violation to prevent the occupancy of said buildingg, structure or land or to prevent any illegal act, conduct, business or use in or about such premises.