

Property Maintenance

Model Ordinances to Adopt the Enforcement Provisions of the Virginia Uniform Statewide Building Code for the Continued Maintenance of Existing Buildings by Local Government

Below is an index to the model ordinances attached. These are offered as examples which can be used as written or elements of one combined with another. The contemplated ordinance need not be confined to these examples either by format or wording.

#1 Enforce code in full;

#2 Enforce code in full when the code official discovers a violation or receives a complaint;

#3 Enforce code, except for certain sections, when the code official discovers a violation or receives a complaint;

#4 Enforce only certain sections of the code when the code official discovers a violation or a written complaint is received by the code official;

PURSUANT TO § 36-105, CODE OF VIRGINIA, AN ORDINANCE AUTHORIZING THE
DEPARTMENT TO ENFORCE THE PROVISIONS OF THE
UNIFORM STATEWIDE BUILDING CODE, PARTS 1 AND 3, MAINTENANCE OF
EXISTING BUILDINGS

Short Title

1

This ordinance may be known and referred to as the City/County Building Maintenance Code.

SECTION ONE - Official Action: NOW THEREFORE BE IT ORDAINED, by the Council of Appomattox that the Department of Community Development and Planning is hereby designated to act as the enforcing agency for the enforcement of the maintenance provisions of the Virginia Uniform Statewide Building Code as promulgated by the Virginia Board of Housing and Community Development under authority of 36-99 and 36-105, Code of Virginia. Enforcement shall be according to the terms of this ordinance.

SECTION TWO - Enforcement: The enforcement procedures shall be instituted by the code official and administered in accordance with the provision set forth in Section Four.

SECTION THREE - Appeals: The Local Board of Building Code Appeals is hereby designated as the appeals board to hear appeals arising from the application of the provisions of the code.

SECTION FOUR - Administrative Practices: The code official shall establish such procedures or requirements as may be necessary for administration and enforcement of this ordinance. The procedures are to be approved by the Town of Appomattox.

SECTION FIVE - Severability: Should any provision of this ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION SIX - Effective date: This ordinance shall become effective at 12:01 A.M., following the date of its adoption.

Adopted: _____

Signed: _____
Chairman/Mayor

PURSUANT TO § 36-105, CODE OF VIRGINIA, AN ORDINANCE AUTHORIZING THE
_____ DEPARTMENT TO ENFORCE THE PROVISIONS OF THE
UNIFORM STATEWIDE BUILDING CODE, PARTS 1 AND 3, MAINTENANCE OF
EXISTING BUILDINGS

Short Title

2

This ordinance may be known and referred to as the City/County Building Maintenance Code.

SECTION ONE - Official Action: NOW THEREFORE BE IT ORDAINED, by the Council of Appomattox that the Department of Community Development and Planning is hereby designated to act as the enforcing agency for the enforcement of the maintenance provisions of the Virginia Uniform Statewide Building Code as promulgated by the Virginia Board of Housing and Community Development under authority of 36-99 and 36-105, Code of Virginia. Enforcement shall be according to the terms of this ordinance.

SECTION TWO - Enforcement: The enforcement procedures shall be instituted by the code official and administered in accordance with the provision set forth in Section Four *when the code official discovers a violation or receives a complaint*.

SECTION THREE - Appeals: The Local Board of Building Code Appeals is hereby designated as the appeals board to hear appeals arising from the application of the provisions of the code.

SECTION FOUR - Administrative Practices: The code official shall establish such procedures or requirements as may be necessary for administration and enforcement of this ordinance. The procedures are to be approved by the Town of Appomattox.

SECTION FIVE - Severability: Should any provision of this ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION SIX - Effective date: This ordinance shall become effective at 12:01 A.M., following the date of its adoption.

Adopted: _____

Signed: _____
Chairman/Mayor

PURSUANT TO § 36-105, CODE OF VIRGINIA, AN ORDINANCE AUTHORIZING THE
DEPARTMENT TO ENFORCE THE PROVISIONS OF THE
UNIFORM STATEWIDE BUILDING CODE, PARTS 1 AND 3, MAINTENANCE OF
EXISTING BUILDINGS

Short Title

3

This ordinance may be known and referred to as the City/County Building Maintenance Code.

SECTION ONE - Official Action: NOW THEREFORE BE IT ORDAINED, by the Council of Appomattox that the Department of Community Development and Planning is hereby designated to act as the enforcing agency for the enforcement of the maintenance provisions of the Virginia Uniform Statewide Building Code as promulgated by the Virginia Board of Housing and Community Development under authority of 36-99 and 36-105, Code of Virginia. Enforcement shall be according to the terms of this ordinance.

SECTION TWO - Enforcement: *The code official shall enforce all provisions of the code except Section(s) **Chapters 3, 4, 5, and 6**. The enforcement procedures shall be instituted by the code official and administered in accordance with the provision set forth in Section Four *when the code official discovers a violation or receives a complaint.**

SECTION THREE - Appeals: The Local Board of Building Code Appeals is hereby designated as the appeals board to hear appeals arising from the application of the provisions of the code.

SECTION FOUR - Administrative Practices: The code official shall establish such procedures or requirements as may be necessary for administration and enforcement of this ordinance. The procedures are to be approved by the Town of Appomattox.

SECTION FIVE - Severability: Should any provision of this ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION SIX - Effective date: This ordinance shall become effective at 12:01 A.M., following the date of its adoption.

Adopted: _____

Signed: _____

4

Chairman/Mayor

PURSUANT TO § 36-105, CODE OF VIRGINIA, AN ORDINANCE AUTHORIZING THE
_____ DEPARTMENT TO ENFORCE THE PROVISIONS OF THE
UNIFORM STATEWIDE BUILDING CODE, PARTS 1 AND 3, MAINTENANCE OF
EXISTING BUILDINGS

Short Title

3

This ordinance may be known and referred to as the City/County Building Maintenance Code.

SECTION ONE - Official Action: NOW THEREFORE BE IT ORDAINED, by the Council of Appomattox that the Department of Community Development and Planning is hereby designated to act as the enforcing agency for the enforcement of the maintenance provisions of the Virginia Uniform Statewide Building Code as promulgated by the Virginia Board of Housing and Community Development under authority of 36-99 and 36-105, Code of Virginia. Enforcement shall be according to the terms of this ordinance.

SECTION TWO - Enforcement: *The code official shall enforce only the provisions of Section(s) _____.* The enforcement procedures shall be instituted by the code official and administered in accordance with the provision set forth in Section Four *when the code official discovers a violation or receives a complaint.*

SECTION THREE - Appeals: The Local Board of Building Code Appeals is hereby designated as the appeals board to hear appeals arising from the application of the provisions of the code.

SECTION FOUR - Administrative Practices: The code official shall establish such procedures or requirements as may be necessary for administration and enforcement of this ordinance. The procedures are to be approved by the Town of Appomattox (governing body).

SECTION FIVE - Severability: Should any provision of this ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the ordinance as a whole, or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION SIX - Effective date: This ordinance shall become effective at 12:01 A.M., following the date of its adoption.

Adopted: _____

Signed: _____
Chairman/Mayor