

approved shall be filed with the City Clerk. Within 10 days thereafter, the City Clerk shall transmit to the Code Enforcement Officer 1 copy and the City Building Inspector 1 copy of the final site plan with the Planning Commission certificate of approval. If the plan is disapproved by the Planning Commission, the City Clerk shall transmit the reasons as prepared by the Planning Commission and shall state the reasons for issuance of the disapproval to the applicant within 10 days of receipt of information from the Planning Commission.

(Ord. 134, passed - - ; Am. Ord. 194, ' 1805, passed 2-24-1997)

' 151.256 CONFORMITY WITH APPROVED SITE PLAN REQUIRED.

The development of the subject parcel shall be in complete conformity with the approved site plan and any amendments thereto, approved by the Planning Commission. Approval of site plan shall be valid for a period of 1 year. If the building permit has not been obtained and the onset development begun within 1 year of the date of approval, the site plan approval shall become void and the developer shall make new application for the approval before proceeding. No time extension on site plan approval will be granted.

(Ord. 134, passed - - ; Am. Ord. 194, ' 1806, passed 2-24-1997) Penalty, see ' 151.999

' 151.257 AMENDMENT TO SITE PLAN.

A proposed amendment or modification to a previously approved site plan may be submitted for review in the same manner as the original site plan review. (Ord. 134, passed - - ; Am. Ord. 194, ' 1807, passed 2-24-1997)

ADMINISTRATION AND ENFORCEMENT

' 151.270 ENFORCEMENT BY CODE ENFORCEMENT OFFICIAL.

The provisions of this chapter shall be administered and enforced by the Code Enforcement Officer of the city or by the deputies of his or her department as may be so appointed and delegated. (Ord. 134, passed - - ; Am. Ord. 194, ' 1900, passed 2-24-1997)

' 151.271 VIOLATIONS.

(A) Buildings erected, altered, moved, raised, converted, or any use of land or premises carried on in violation of any provision of this chapter is hereby declared to be a nuisance per se. Any and all buildings or land use activities considered possible violation of the provisions of this chapter observed by or communicated to Police or Fire Department employees or to any city official shall be reported to the Code Enforcement Officer.

(B) The Code Enforcement Officer shall inspect each alleged violation and shall order correction, in writing or by posting on the premises, of all conditions found to be in violation of this chapter.

(C) An appeal may be taken to the Board of Appeals by any person alleging error and any administrative order concerning the enforcement of this chapter.

(D) All violations shall promptly be corrected after receipt of notice thereof by writing or by posting on the premises by the Code Enforcement Officer.

(Ord. 134, passed - - ; Am. Ord. 194, ' 1901, passed 2-24-1997)

' 151.272 DUTIES OF CODE ENFORCEMENT OFFICER.