

Chapter 5

Code Enforcement

Part 1

Building Code

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Part 1**Building Code****§5-101. Adopting the International Building Code.**

The Council of Connoquenessing Borough does hereby adopt as the Building Code, Electrical Code, and Plumbing Code of Connoquenessing Borough, the 2000 International Building Code (includes codes incorporated by reference therein) and the 2000 International Residential Code for one- and two-family dwellings and accessory structures, or the most current edition of the code.

(*Ord. 74, 2/20/2003, §1*)

§5-102. Appointment of Code Enforcement Officer.

The Council of Connoquenessing Borough may, by motion, appoint a Code Enforcement Officer to administer this Part. Said Code Enforcement Office shall be empowered with the authority to enforce all provisions of the Part and the Code being hereunder adopted by the Borough.

(*Ord. 74, 2/20/2003, §2*)

§5-103. Ability of Borough to Adopt, Change, Alter and Amend Ordinances.

The Council of Connoquenessing Borough may, from time to time, by resolution, adopt, change, alter or amend various Articles or Sections of the "International Building Code 2000 Edition" and/or the "2000 International Residential Code" for one- and two-family dwellings, as the Council of Connoquenessing Borough deems appropriate or necessary for the administration of this Part and the health, safety and welfare of its residents.

(*Ord. 74, 2/20/2003, §3*)

§5-104. Ability of Borough to Adopt, Change, Alter and Amend Fees.

The Council of Connoquenessing Borough may, from time to time, by resolution, adopt, change, alter, or amend fees for any permits, services, certificates, or inspections authorized by this Part.

(*Ord. 74, 2/20/2003, §4*)

§5-105. Certificate of Occupancy Will Not Be Issued until Inspected.

No structure, whether residential, commercial or industrial, shall be occupied until a certificate of occupancy is issued by the Code Enforcement Official designated by the Council of Connoquenessing Borough in accordance with this Part. No such certificate of occupancy shall be issued until all inspections as required by this Part have been completed, and all associated fees have been paid to the Borough. The owner of any property for which a permit is required, along with the applicant for said permit, shall both be liable to the Borough for any such fees for permits and inspections.

(*Ord. 74, 2/20/2003, §5*)

§5-106. Submission of Construction and Property Plan Required.

The property owner or permit applicant shall be required to submit a construction plan and property plan showing the improvements requested. These plans shall be for information purposes only for the Borough and the issuance of any permit after such submission does not constitute approval of any plan so submitted, which plans are deemed to be solely for the purpose of assisting the Borough during inspections, and review of the application.

(*Ord. 74, 2/20/2003, §6*)

§5-107. Violation.

1. If at any time the Code Enforcement Official determines that a property owner, contractor, permit applicant, or any other person connected with the construction, installation, or renovation has violated any provision of the Part, or standards established by the "International Building Code 2000 Edition" and/or the "2000 International Residential Code" for one- and two-family dwellings, or any amendments thereto, the said Code Enforcement Officer shall have the right to suspend any permit issued, issue a stop work order, deny an occupancy permit, and refuse to permit any further construction or installation. The Code Enforcement Officer shall have all rights provided for in the Codes adopted hereunder.

2. In the event of a violation of any provisions of this Part, no certificate of occupancy shall be issued for any such structure determined to be in violation by the Code Enforcement Officer and no such structure shall be occupied by any person until such violation is abated.

3. The Borough may proceed with an action at law and or in equity to enforce the provisions of this Part and the proceeding with such legal action shall not prohibit the Borough from seeking to impose other penalties prescribed by this Part nor from suspending construction or issuing a stop work order as provided for in this Part.

(*Ord. 74, 2/20/2003, §7*)

§5-108. Penalty.

In addition to, or separate from, the action set forth in the above §5-107, any person violating this Part, or any part thereof, upon conviction thereof in an action brought before a district justice in the manner provided for the enforcement of summary offenses under the Pennsylvania Rules of Criminal Procedure, shall be sentenced to pay a fine of not more than \$1,000 plus costs and, in default of payment of said fine and costs, to a term of imprisonment not to exceed 90 days. Each day that a violation of this Part continues or each Section of this Part which shall be found to have been violated shall constitute a separate offense. Each day a violation continues shall be deemed to be a separate offense and shall be subject, in all respect, to the same penalties as the first offence, and separate proceedings may be instituted and separate penalties imposed for each day's offense.

(*Ord. 74, 2/20/2003, §8; as amended by Ord. 76 12/29/2003*)