

ORDINANCE # 142

The Village of Concord Mechanical Code

An Ordinance to adopt a Nationally recognized Model Mechanical Code pertaining to the construction and use of buildings and structures within the corporate limits of the Village of Concord.

The Village of Concord, Concord Township, Jackson County, State of Michigan ordains:

SECTION 1. To enforce and administer the B.O.C.A. Mechanical Code of 1978, as written, throughout its corporate limits. This Code shall be known and cited as the Mechanical Code Ordinance of the Village of Concord.

SECTION 2. This Ordinance is enacted by the Village of Concord for the purpose of exempting the Village from the operation and effect of Act 230 of Public Acts of the State of Michigan of 1972 (MCLA 125.1501 et seq; M.S.A. 5.2949 Iet seq.) pursuant to SECTION 8 of said Act by the adoption of this Ordinance of a Nationally recognized Model Mechanical Code.

SECTION 3. The State Construction Code Commission and /or any agency of the County of Jackson charged with the responsibility of enforcing said act is hereby relieved of any right, authority or responsibility of enforcing a Mechanical Code in the Village of Concord.

SECTION 4. The Village of Concord specifically reserves the right to provide by agreement or contract with any other township, village, city or county for joint enforcement and administration of this Ordinance.

SECTION 5. That certain document or booklet, official copies of which are on file in the office of the Village Clerk and which may be examined by the general public during regular business hours or by appointment, which is marked and entitled as the B.O.C.A. Mechanical Code, 1978 edition as written, is hereby adopted by reference as if fully set forth herein as a part of this ordinance.

SECTION 6. All Ordinances inconsistent with the provisions of this Ordinance are hereby repealed.

SECTION 7. Violation of this Ordinance will constitute a misdemeanor punishable by \$100 fine.

SECTION 8. This Ordinance shall be effective after legal publication and in accordance with provisions of the act governing the same.

Adopted March 25, 1980.

This Ordinance duly adopted on March 25, 1980 at the regular meeting of the Village Council and will become effective April 1, 1980.

Date 4-1-80

ORDINANCE # 143

An ordinance establishing minimum standards governing the condition and maintenance of all structures and dwellings; establishing minimum standards governing supplied utilities and facilities and other physical things and conditions essential to insure that structures are safe, sanitary and fit for occupation and use; establishing minimum standards governing the condition of dwellings offered for rent; fixing certain responsibilities and duties of owners and occupants of structures, and the condemnation of dwellings unfit for human habitation and the demolition of such dwellings and structures; fixing penalties for violation; and repealing existing ordinance number (present housing code, if any) of the Village of Concord, State of Michigan, as follows:

SECTION 1. Adoption of property maintenance code

That a certain document, three (3) copies of which are on file in the office of the Village of Concord being marked and designated as "The Basic Property Maintenance Code, First Edition, 1978," as published by Building Officials and Code Administrators (BOCA) International, Inc. be and is hereby adopted as the property maintenance code of the Village of Concord in the State of Michigan for the control of buildings, and structures as herein provided; and each and all of the regulations of the Basic Property Maintenance Code, First Edition, 1978, are hereby referred to, adopted, and made a part thereof, as if fully set out in this ordinance.

SECTION 2. Inconsistent ordinances repealed

All other ordinance or parts of ordinances in conflict herewith are hereby repealed.

SECTION 3. Saving clause

That nothing in this ordinance or in the Basic Maintenance Code hereby adopted shall be construed to affect any suit or proceeding impending in any court, or any rights acquitted, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited in Section 2 of this ordinance; nor shall any just or legal right or remedy of any character be lost, impaired or affected by this ordinance.

SECTION 4. Date of effect

That the Village clerk shall certify to the adoption of this ordinance, and cause the same to be published by law; and this ordinance shall take effect after publication and in accordance with provisions of the act governing the same.

Adopted June 24, 1980