

TOWN OF ATHELSTANE

ADOPTION OF WISCONSIN UNIFORM DWELLING CODE ORDINANCE NO. 33

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1.1 **AUTHORITY.** These regulations are adopted under the authority granted by s. 101.65, Wisconsin Statutes

1.2 **PURPOSE.** The purpose of this ordinance is to promote the general health, safety and welfare and to maintain required local uniformity with the administrative and technical requirements of the Wisconsin Uniform Dwelling Code.

1.3 **SCOPE.** The scope of this ordinance includes the construction and inspection of one- and two-family dwellings built since June 1, 1980.

1.4 **WISCONSIN UNIFORM DWELLING CODE ADOPTED.** This Wisconsin Uniform Dwelling Code, Chs. Comm 20-25 of the Wisconsin Administrative Code, and all amendments thereto, is adopted and incorporated by reference and shall apply to all buildings within the scope of this ordinance.

1.5 BUILDING INSPECTOR. There is hereby created the position of Building Inspector, who shall administer and enforce this ordinance and shall be certified by the Division of Safety & Buildings, as specified by Wisconsin Statutes, Section 101.66(2), in the category of Uniform Dwelling Code Construction Inspector. Additionally, this or other assistant inspectors shall possess the certification categories of UDC, HVAC, UDC Electrical, and UDC Plumbing.

1.6 BUILDING PERMIT REQUIRED. If a person alters a building in excess of \$50,000.00 value in any twelve month period, adds onto a building in excess of \$50,000.00 in any twelve month period, or builds or installs a new building, within the scope of this ordinance, they shall first obtain a building permit for such work from the building inspector.

Any structural changes or major changes to mechanical systems that involve extensions shall require permits if over the forgoing thresholds. Restoration or repair of an installation to its previous code-compliant condition as determined by the building inspector is exempted from permit requirements. Residing, re-roofing, finishing of interior surfaces and installation of cabinetry shall be exempted from permit requirements.

1.7 BUILDING PERMIT FEE. The building permit fees shall be determined by resolution and shall include 533.00 to be forwarded to the Wisconsin Department of commerce for a UDC permit seal that shall be assigned to any new dwelling.

1.8 PENALTIES. The enforcement of this section and all other laws and ordinances relating to building shall be by means of the withholding of building permits, imposition of forfeitures and injunctive action. Forfeitures shall be not less then \$25.00 nor more than \$1,000.00 for each day of noncompliance.

1.9 EFFECTIVE DATE. This ordinance shall be effective upon passage of publication as provided by law.

1.10 The building inspector shall keep a log of all inspections completed.