

## MADISON TOWNSHIP RESOLUTION NUMBER 08-79

Be it resolved that the Madison Township Board of Trustees hereby adopt Chapters 1 - 3 of the International Property Maintenance Code as follows:

A resolution of the Madison Township Trustees adopting the International Property Maintenance Code, regulating and governing the conditions and maintenance of all property, buildings and structures; by providing the standards for supplied utilities and facilities and other physical things and conditions essential to ensure that structures are safe, sanitary and fit for occupation and use; and the condemnation of buildings and structures unfit for human occupancy and use, and the demolition of such existing structures within Madison Township; providing for the issuance of permits and collection of fees therefore; repealing Resolution 02-03 and all other resolutions and parts of the resolutions in conflict therewith.

The Madison Township Trustees adopt a resolution as follows:

Section 1. That a certain document, which is not available on the internet, however, one (1) copy of which is on file in the office of the Madison Township Trustees, Richland County, being marked and designated as the International Property Maintenance Code 2006 edition, as published by the International Code Council and any future editions or additions to the International Property Maintenance Code, be and is hereby adopted as the Property Maintenance Code of Madison Township, Richland County, State of Ohio for regulating and governing the conditions and maintenance of all property, buildings and structures; by providing the standards for supplied utilities and facilities and other physical things and conditions essential to ensure that structures are safe, sanitary and fit for occupation and use; and the condemnation of buildings and structures unfit for human occupancy and use, and the demolition of such existing structures as herein provided; providing for the issuance of permits and collection of fees therefore; and all of the regulations, provisions, penalties, conditions, and terms of said Property Maintenance Code on file in the office of the Madison Township Trustees are hereby referred to, adopted, and made a part hereof, as if fully set out in this resolution, with the additions, insertions, deletions and changes, if any, prescribed in Section 2 of this resolution.

Section 2: the following sections of the International Property Maintenance Code are hereby revised:

Chapter 1, Section 101.1 [Madison Township, Richland County]

Chapter 1, Section 103.5 [Schedule of fees posted at the township hall and internet site,  
(mowing, trash removal)]

Chapter 3, Section 302.4 [refer to Section 1500.4 (a.) and (b.) of the Zoning Resolution of  
The Madison Township, Richland County, Ohio]

Chapter 3, Section 304.14 [This section is suspended]

Section 3: Any violations of Chapters 4 through 7 of the International Property Maintenance

Code will be reported to the Richland County Codes and Permits authorities.

Section 4: That Resolution Number 02-03 of the Madison Township Trustees and all other Resolutions or part of resolutions in conflict herewith is hereby repealed.

Section 5: That if any section, subsection, sentence, clause or phrase of this resolution, for any reason, held to be unconstitutional and such decision shall not affect the validity of the remaining portions of this resolution. The Madison Township Trustees hereby declares that it would have passed this resolution, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more section, subsections, sentences, clauses and phrases be declared unconstitutional.

Section 6: That nothing in this Resolution or in the International Property Maintenance Code hereby adopted shall be construed to affect any suit or proceeding impending in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or resolution hereby repealed as cited in Section 5 of this resolution; nor shall any just or legal right or remedy of any character be lost, impaired or affected by this resolution.

Section 7: That the Madison Township is hereby ordered and directed to cause this Resolution to be recorded with the Richland County Recorder within five (5) working days after the Resolution's effective date.

Section 8: That this Resolution and the rules, regulations, provisions, requirements, orders and matters established and adopted hereby shall take effect and be in full force immediately after the date of its final passage and adoption.

Adopted this 3rd day of March, 2008<sup>1</sup>.

Homer Hutcheson

Homer Hutcheson, Chairman

James Boyd

James Boyd, Vice Chairman

Mark McDaniel

Mark McDaniel, Trustee

Attest: Rachel Stevens  
Fiscal Officer

1.) Note the date and signatures are not authentic. The actual signed copy is at the Madison Township, Richland County, Ohio Trustees office.