

FILED

ORDINANCE 19-06

CITY OF KREBS

JUN 07 2019
TIME 8:50 AM
HOPE TRAMMELL, COUNTY CLERK
PITTSBURG COUNTY
BY [Signature] DEPUTY

**ADOPTION OF THE *INTERNATION PROPERTY MAINTENANCE CODE*
AND DECLARING AN EFFECTIVE DATE.**

An ordinance of the City of Krebs adopting the 2015 edition of the *International Property Maintenance Code*,

WHEREAS structures and premises within the city limits of the City of Krebs should provide healthy, safe and beneficial conditions for occupants thereof and for the general public;

WHEREAS healthy, safe and beneficial conditions include exterior and interior elements, equipment, fixtures and appliances of structures and premises compliant with minimum standards established by the International Codes Council through the *International Property Maintenance Code*;

WHEREAS the City of Krebs has adopted International Codes Council minimum standards for building and trad construction activities and fire safety within the city limits; and

WHEREAS adoption of the *International Property Maintenance Code* by the City of Krebs would provide protections for building occupants and the general public through regulations that directly affect their health, safety and benefit

Repealing Ordinance No. 18-05 of the City of Krebs and all other ordinances or parts of laws in conflict therewith.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF KREBS, OKLAHOMA, THAT:

Section 1. Property Maintenance Code, is hereby established as a new section of law and is codified to the Code of Ordinances of the City of Krebs, Oklahoma, as follows, to wit:

A. Adoption of International Property Maintenance Code: The International Property Maintenance Code, 2015 edition, as published by the International Codes Council, is adopted by the city for the purpose of establishing minimum standards for existing residential and non-residential structures or premises that protect the health, safety and welfare of occupants and the public. Each and all of the regulations, provisions, conditions and terms of the *International Property Maintenance Code*, as well as any appendices referenced, are hereby referred to, adopted, incorporated and made a part hereof, as if fully set out in this code. At least one copy of the code is to be kept on file in the office of the city clerk or his/ her designee.

Section 2. Appeals from Administration or Interpretation.

A. Any person, firm or corporation aggrieved by any administrative notice, order or interpretation of the International Property Maintenance Code issued by the building official, code enforcement official or other authorized employee or agent of the city shall have the right to appeal such in writing to the City Clerk within 10 days from the issuance date the notice, order or interpretation. Any appeal shall include a statement in writing citing the specific nature or cause for the appeal. Upon receipt of such appeal, the matter shall be scheduled for public hearing before the City Council at a regular or special meeting thereof. An agenda item for such appeal shall serve as public notice of such matter, and the appellant shall receive at least 10 days written notice by mail of the hearing date.

B. An appeal hearing shall provide the appellant and any other interested parties an opportunity to present testimony and evidence as to why the notice, order or interpretation shall or shall not be implemented or otherwise enforced. The City Council may uphold, modify or withdraw any notice, order or interpretation, and such determination shall be binding upon all parties with further relief, if any, to be sought through the district court.

C. Appeal of any notice, order or interpretation shall serve to stay implementation or enforcement of such unless the building official, code enforcement official or other authorized employee or agent of the city shall affirm to the City Council and Mayor that any stay shall cause imminent peril to life or safety or persons, or imminent damage or destruction to the structure or premises, or to other structures or premises so affected.

Section 3. That Ordinance No. 18-05 of the City of Krebs entitled **AN ORDINANCE TO AMEND THE ABATEMENT PROCESS AND DEFINITIONS FOR DILAPIDATED BUILDING, OWNER, UNSECURED BUILDING AND UNFIT FOR HUMAN OCUPANCY AS STATED IN TITLE ELEVEN (11) SECTION 22-112 AND SECTION 22-112.1 OF THE OKLAHOMA MUNICIPAL CODE BOOK**, and all other ordinances or parts of laws in conflict herewith are hereby repealed.

Section 4. Standards Where Conflict: In any case where a provision of the International Property Maintenance Code shall be in conflict with any building, trade, zoning, fire safety or health code, ordinance or regulation of the City, the more restrictive code, ordinance or regulation shall govern.

Section 5. Penalties and Civil Remedies:

A. Any individual, firm or corporation found to be in violation of this chapter shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be penalized as law allows.

B. Nothing in this chapter shall prohibit the City of Krebs from pursuing civil remedies in a court of competent jurisdiction to correct violations, or otherwise prohibit or restrict matters that are within the jurisdiction of the International Property Maintenance Code.

This ordinance, upon passage, shall become effective thirty (30) days from the date of first publication as provided by State Law.

Passed and approved on this 21st day of May 2019.

City of Krebs
Bobby Watkins
Bobby Watkins, Mayor

ATTEST:

Julia Casey
Julia Casey, City Clerk

(SEAL)

APPROVED FOR LEGALITY:

Pat Layden
Pat Layden, City Attorney

