

**ORDINANCE NO. 790**  
**CHAPTER 8, BUILDINGS AND BUILDING REGULATIONS**

**Ordinance Amendment – Chapter 8, Buildings and Building Regulations**

The proposed amendment would adopt the 2015 International Property Maintenance Code and replace former editions.

A public hearing was conducted to receive citizen comment regarding the proposed amendment to Sections 8-141 & 142 of Article VI, *Property Maintenance Code*, of Chapter 8, Buildings and Building Regulations, of the Code of Ordinances of the City of Owosso.

City Manager Donald D. Crawford introduced the amendment and briefed those present on the proposed amendment to the Code saying they were minor changes from the last version. He went on to indicate that he had received a question regarding the right of the City to enter private property and noted that the provisions in the version proposed for adoption tonight were the same as the current version, entry is allowed only upon invitation or court order.

The following person commented regarding the proposed amendment:

Tom Manke, Owosso Township resident, inquired whether the rental program would be changed to require a court order if the owner or tenant refuses to allow the City entry to a rental property. City Attorney William C. Brown indicated that is the way things are handled currently.

There were no further citizen comments regarding the proposed amendment.

Whereas, the Council, after due and legal notice, has met and having heard all interested parties, motion by Councilmember Fox that the following ordinance be adopted:

**ORDINANCE NO. 790**

**AN ORDINANCE ADOPTING  
THE INTERNATIONAL PROPERTY MAINTENANCE CODE (2015)**

WHEREAS the city of Owosso, Michigan (city) desires to enhance the protection of life and property in the City by regulating the condition and maintenance of properties within the city by providing the standards and requirements for utilities, facilities and physical conditions essential to ensure that such structures are safe, sanitary and fit for occupation, and by providing for issuance of permits and collection of fees and permits as may be required; and

WHEREAS the *International Property Maintenance Code* (2015) is a comprehensive uniform code that provides standards and requirements for safe and sanitary conditions of residential structures; and

WHEREAS the city finds that the standards and requirements of *International Property Maintenance Code* are suitable for properties in the city; and

WHEREAS the *International Property Maintenance Code* (2015) coordinates well with existing codes applicable to the city, including the *Michigan Residential, Building, Plumbing, and Mechanical Code*, the *State Electrical Code*, and the *International Fire Code*, and is intended to be consistent with existing ordinances; and

WHEREAS the city desires to repeal all other ordinances or parts of ordinances conflicting with this ordinance.

NOW, THEREFORE, BE IT RESOLVED, THAT THE CITY OF OWOSSO ORDAINS:

SECTION 1. REPLACE. That Sec. 8-141, International Property Maintenance Code, of Chapter 8, Buildings and Building Regulations, Article VI, *Property Maintenance Code*, shall be amended to replace "*International Property Maintenance Code, 2009*" with "*International Property Maintenance Code, 2015*".

SECTION 2. REPLACE. That Sec. 8-142, Changes in Code, shall be amended to replace "*International Property Maintenance Code, 2009*" with "*International Property Maintenance Code, 2015*".

SECTION 3. SEVERABILITY. If any section, subsection, sentence, clause or phrase of this article is, for any reason, held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this article. The city hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one (1) or more sections, subsections, sentences, clauses and phrases be declared unconstitutional.

SECTION 4. AVAILABILITY. This ordinance may be purchased or inspected in the city clerk's office, Monday through Friday between the hours of 9:00 a.m. and 5:00 p.m.

SECTION 5. EFFECTIVE DATE. This amendment shall become effective February 5, 2018.  
Motion supported by Councilmember Teich.

Roll Call Vote.

AYES: Councilmembers Fox, Greenway, Mayor Pro-Tem Osika, and Councilmember Teich.

NAYS: None.

ABSENT: Councilmembers Law, Bailey and Mayor Eveleth.

*I hereby certify that the foregoing document is a true and complete copy of action taken by the Owosso City Council at the regular meeting of January 16, 2018.*

  
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Amy K. Kirkland, City Clerk