

ORDINANCE NO. 9838

AN ORDINANCE CONCERNING THE ORGANIZATION AND DUTIES OF THE
BUILDING INSPECTION AND ZONING DEPARTMENTS

WHEREAS, the City of Granite City is a Home Rule unit pursuant to Article VII, Section 6, of the Illinois Constitution of 1970; and

WHEREAS, the Illinois Municipal Code (65 ILCS 5/11-13-1), empowers municipalities to implement, enforce, and administer zoning ordinances as a means of promoting the public health, safety, and welfare, related to land uses; and

WHEREAS, the Illinois Municipal Code (65 ILCS 5/11-30-1 et seq.), empowers municipalities to regulate construction of buildings, structures, fences, and stairways; and

WHEREAS, the Illinois Municipal Code (65 ILCS 5/11-31-1 et seq.), empowers municipalities to regulate, prohibit, and even demolish dangerous and unsafe buildings; and

WHEREAS, the Illinois Municipal Code (65 ILCS 5/11-31.1 et seq.), empowers municipalities to employ building inspectors, whose duties include the inspection or examination of structures or other property to determine if zoning or other Code violations exist; and

WHEREAS, for many years, the City of Granite City has enforced Zoning Ordinance 3818, which includes in Section 8-105 et seq., the creation of the Office of the Zoning Administrator, and listing his duties at Section 8-110 et seq; and

WHEREAS, in the Granite City Municipal Code, Sections 2.16.010 through 2.16.150, authorized the appointment of a Building Inspector by the Office of the Mayor; and

WHEREAS, Chapter 2.26 of the Granite City Municipal Code authorizes the appointment of a City Inspector and Assistant Inspector; and

WHEREAS, Chapter 2.18, 2.30, and 2.20, authorized the appointment of an Electrical Inspector, Plumbing Inspector, and Public Engineer, all in the Granite City Municipal Code; and

WHEREAS, the Granite City City Council hereby finds it will promote efficiency in the provision of public services, help avoid confusion concerning public services, and benefit the residents of the City of Granite City, to clarify the organization and management of the Building Inspection and Zoning Departments.

NOW, THEREFORE, BE IT HEREBY ORDAINED AND DECREED by the City Council of the City of Granite City, in the County of Madison and State of Illinois, as follows:

1. Sections 2.16.010 through Sections 2.16.050 of the Granite City Municipal Code, are hereby amended in their entirety, and replaced with the following:

2.16.010 – Appointment – There is created a position of Building Inspector, and the position of Assistant Building Inspector, whom shall be appointed by the Office of the Mayor with the advice and consent of the City Council. In the discretion of the Mayor, the Building Inspector may simultaneously hold the Office of Zoning Administrator under Section 8-105 et seq., of the Granite City Zoning Code, Zoning Ordinance 3818, as now and as hereafter amended. Where the Building Inspector simultaneously serves as Zoning Administrator, this Office may be referred to as the Office of Building and Zoning Administrator. The Office of the Mayor shall have the discretion not to appoint an Assistant Building Inspector.

2.16.020 – Duties – The duties of the Building Inspector and his or her Assistant, shall include the following:

- a. Enforcement of all laws and Ordinances relating to buildings or structures erected or altered within the City Limits of Granite City.
- b. Supervision of any City Inspector or Assistant Inspector under Chapter 2.26 of the Granite City Municipal Code.
- c. Supervision of any Plumbing Inspector under Chapter 2.30 of the Granite City Municipal Code.
- d. Supervision of any Electrical Inspector under Chapter 2.18 of the Granite City Municipal Code.
- e. Enforcement of the International Building Code, Housing Code, or other Ordinance under Title 15 of the Granite City Municipal Code or otherwise,

including, but not limited to, Plumbing Codes, Electrical Codes, and Property Maintenance Codes, and the issuance of Occupancy Permits.

- f. Such other and further duties as may be directed by the Office of the Mayor, or by the Granite City City Council.

2.16.030 – Stop Work Orders - The Building Inspector or his or her Assistant shall have the power to order all work stopped on construction or alteration or repair of buildings or structures within the City when such work is being done in violation of any provision of any Ordinance or law relating thereto, including but not limited to, violation of any Zoning Ordinance. Work shall not be resumed after the issuance of such an Order, except on the written permission of the Building Inspector or his or her Assistant. Notice of any stop order may be served by any police officer. If the stop order is issued orally, it shall be followed by a written stop order within one hour.

2.16.040 – Right of Entry for Inspection – The Building Inspector or his or her Assistant, shall have the power to make or cause to be made entry into any building, structure, or premises, where the work of altering, repairing, or construction is on-going or has occurred, for the purpose of making inspection, at any reasonable hour.

2. This Ordinance shall take effect upon passage, and may be published in pamphlet form by the Office of the City Clerk. Any terms of any Ordinance inconsistent with this Ordinance are hereby superseded by this Ordinance. Nothing in this Ordinance shall be construed so as to create any claim, cause of action, right, duty, or third party beneficiary status, for any person or party.

ADOPTED this fourth day of May, 2021.

APPROVED: _____

Mayor M. Parkinson

ATTEST: _____

Jenna Deyong
Jenna Deyong, City Clerk