

ARTICLE XXI

VIOLATIONS AND LEGAL REMEDIES PROVISIONS

Section 21.00 NOTICE TO VIOLATORS

If the Zoning Administrator finds that any provision of this Ordinance is being violated, they shall notify in writing the person responsible for such violations, indicating the nature of the violation and ordering the action necessary to correct it. The Zoning Administrator shall order discontinuance of illegal buildings or structures or of additions, alterations, or structural changes thereto; discontinuance of any illegal work being done; or shall take any other action authorized by this Ordinance or by the City Code to insure compliance with or to prevent violation of its provisions.

Section 21.01 RESPONSIBILITY

The owners, or tenant, of any building, structure, land or part thereof and any architect, builder, contractor, agent, or other person who commits, participates in, assists in, or maintains a violation of this chapter may each be charged with a separate offense and upon conviction suffer the penalties herein provided.

Section 21.02 CITY REMEDIES

If any building or structure is erected, constructed, reconstructed, altered, repaired, converted, or maintained, or any building, structure, or land is used in violation of this Ordinance, the City may, in addition to other remedies, seek injunctive relief, commence a municipal infraction action, mandamus, or other appropriate lawful action necessary to prevent, correct, abate such violation. A violation of this Ordinance shall be deemed a violation of City Code and thus constitute a municipal infraction, a civil offense punishable by a civil penalty, order of abatement and the entry of a judgment for costs of abatement or correction, pursuant to Iowa Code section 364.22. Any construction started without a permit or which does not comply with the requirements of the New Hampton City Code of Ordinances shall be removed immediately. The City Council may, without limitation, provide for the abatement of such infraction, and may pursue any combination of remedies available. Each day that a violation is continued shall constitute a separate violation.

Section 21.03 ZONING PERMITS

Prior to any construction, reconstruction, or other alterations of building and improvements on real estate, the owner, his contractor, or other agent shall obtain a zoning permit issued by the Zoning Administrator, which permit shall state that the proposed project complies with all provisions of this Ordinance, provided, however, that no permit fee shall be required for projects whose value or estimated cost is less than five hundred dollars (\$500.00). This includes projects such as carpeting, painting, exterior flat concrete, replacement of heating or cooling units, or replacement of a roof.

An approved zoning permit shall be valid for a period of twelve (12) months and shall expire if construction, reconstruction, and/or alterations are not completed within twelve (12) months of the date of issuance shown on the permit.