

ORDINANCE # 15

**AN ORDINANCE ESTABLISHING A BUILDING CODE
FOR THE TOWN OF OXFORD**

The Town Board of the Town of Oxford, Marquette County, Wisconsin, does ordain as follows:

Section 1. PURPOSE

The purpose of this ordinance is to promote the health, safety and welfare of the Town of Oxford, and is adopted pursuant to Sections 60.22 (1)(2).

Section 2. SCOPE

The Town Board of the Town of Oxford, Marquette County, Wisconsin, hereby ordains that this building code shall apply to all alterations and/or new construction located in the Town of Oxford.

2.1 Access to each lot and/or parcel shall be provided from a public street or highway in order to be accessible for all emergency vehicles. All driveways **must be** inspected by the Town Board prior to the start of construction.

2.2 The minimum lot and/or parcel size shall be in accordance with the provisions of Ordinance #17 – Land Division Ordinance.

2.3 No **initial** building 120 square feet or larger shall hereinafter be erected or placed upon any property in the Town of Oxford, without first obtaining a building permit. Said permit shall cost \$75.

All dwelling type structures shall be provided with an approved water system and approved septic system in accordance with requirements of the Wisconsin Administrative Code.

All buildings that will be used for human habitation must have a minimum of 780 square feet of living space.

No permit shall be issued for the erection or placement of more than one single family dwelling on any five acre lot and/or parcel. If this building should replace an existing mobile home, the mobile home **must be** removed from the Township within 60 days from the day the home is considered finished for human habitation. Small parcels created by deed recorded prior to this ordinance are exempt from this restriction.

- 2.4 No building additions, alterations or additional structures 120 square feet or larger shall take place without first obtaining a building permit. Said permit shall cost \$30.
- 2.5 Maintenance: reroofing, window replacement, siding replacement, porch and/or deck replacement and floor coverings **do not** require that a building permit be obtained.
- 2.6 All **used** homes placed in the Township shall adhere to the same regulations as listed in Ordinance #16 – Mobile Homes/Manufactured Housing, Section III (B), 1 through 13.

Section 3. BUILDING PERMIT REQUIRED

Prior to commencing any of the following work, the owner or agent shall seek and obtain a valid permit from the Town of Oxford clerk. Permits shall not be issued until application has been made along with **submission of plans** and the permit fee has been paid.

Section 4. SUBMISSION OF PLANS

One set of building plans along with a written description of the work to be done shall be submitted to the clerk. These plans shall consist of blue prints or detailed drawings when applicable. Otherwise rough sketches will be accepted.

Section 5. ISSUANCE OF PERMIT

The Town Clerk shall issue the required permit after all state, county and local submission requirements are satisfied. When a permit card is issued, it shall be posted at the job site in a visible location. Permits are valid for two (2) years. No dwelling/building shall be occupied until all necessary permits have been obtained and approved by the Town Board and said permits have been issued.

Section 6. FEES

At the time of building permit application, the applicant shall pay fees as established periodically by the Town Board. **If work commences prior to permit issuance, DOUBLE FEES shall be charged by the Town.**

Section 7. VIOLATIONS AND PENALTIES

Any person who violates any provision of this ordinance shall forfeit not less than \$25.00 nor more than \$500.00 for each violation. Each day that such violation continues constitutes a separate offense. The Town of Oxford may issue a citation or citations to any person allegedly violating this ordinance.

Section 8. VALIDITY

Should any section, clause or provision of the ordinance be declared by the courts to be invalid, the same shall not affect the validity of the ordinance as a whole or any part thereof, other than the part so declared to be invalid.

Section 9. CONFLICTING PROVISIONS REPEALED

All ordinances in conflict with any provisions of this ordinance are hereby repealed.

It is further ordained that this ordinance replaces building code ordinance number 11.

Section 10. EFFECTIVE DATE

This ordinance shall be in force from and after its introduction and publication as provided by statute and/or on October 19, 1999.

Adopted this 13th day of October, 1999.

REVISION DATES

1/12/2000

2/9/2000

1/1/2002

4/10/2002

10/08/2003