

JEWETT UNSAFE BUILDING LAW

Enforcement

The code enforcement office is charged with the responsibility of carrying out the obligations and duties set forth in this chapter.

Inspection; Notice

- a. No person, firm corporation or association, who or which is the owner of an uninhabitable, abandoned and or derelict building in the Town of Jewett, shall cause suffer, allow or permit said building to become dangerous or unsafe to the public. In the event that any building now is or hereafter becomes dangerous or unsafe to the public, from any cause whatsoever, the owner or occupant shall repair or remove same, The Code Enforcement Office of the Town of Jewett shall make a complete inspection and report the condition of said building to the Town Board of Jewett. Notice shall thereafter be served on the owner or some one (1) of the owners, executors, legal representatives, agents, lessees or any other person having a vested or contingent interest in the said building either personally or by registered mail, addressed to the last known address, if any of the owner or some one (1) of the owners, executors, legal representatives, agents, lessees or other persons having a vested or contingent interest in same, as shown by the tax collector and/or in the office of the County Clerk of the County Register, containing a description of the premises, a statement of the particulars in which the building or structure is unsafe or dangerous and an order requiring same to be made safe and secure or removed: if such service is made by registered mail, a copy of such service shall be posted on the premises by the Code Enforcement Office.
- b. Such notice shall provide for time, (thirty (30) days from receipt of notice), within which such person served with notice may commence the securing or removal of buildings or structures. A copy of such notice shall be filed in the office of the clerk of Greene County, which notice shall be filed by the clerk in the same manner as a notice of pendency pursuant to Article 65 of the Civil Practice Law and Rules and shall have the same effect as otherwise provided therein. The notice shall provide for a hearing before the Town Board, and the time and place thereof shall be specified in the notice to repair or demolish.

Removal of the Building by the Town

In the event that the owner fails or refused to repair or remove the building within the time provided above-mentioned notice. The Town Board may cause the removal of such building or structure without further notice to the owner.

Assessment of Costs

All costs and expenses incurred by the Town in connection with any and all of the above proceedings to remove or secure, including the cost of actually removing said

building or structure or securing the same, shall be assessed against the land on which the building or structure is located.

Enforcement and Collection Upon Nonpayment

If the owner or person served as hereinabove provided shall fail to pay the costs and expense by the Town within ten (10) days after being notified of the costs thereof by registered mail, the Town Clerk shall file, immediately preceding the time for making the annual assessment roll, a certificate of such actual cost and expense with a statement as to the property upon which such cost and expense were incurred, the building or other obstructions removed, as the case may be, with the assessor of the Town, who shall in the preparation of the next assessment roll of Town taxes, assess such amount upon such property, and the same shall be levied, collected and enforced in the same manner, by the same proceedings, at the same time, under the same penalties and having the same lien upon the property assessed as the general Town tax and as a part thereof.

Penalties

Violations of this Local Law shall be punishable in the same manner in which violations of the Town Zoning Law are punishable.

Emergency Provisions

In case of great emergency, where the delay of proceedings, as hereinbefore provided, would result in probable loss of life, or property, The Supervisor of the Town shall have the power to direct the Code Enforcement Office to proceed at once to take such action as is needed to guard the safety of affected persons and property.

When Effective

This local law is to take effect immediately.