

1st Reading: 4-19- 2022  
2nd Reading: \_\_\_\_\_  
Date Adopted: \_\_\_\_\_  
Date Published: \_\_\_\_\_  
Effective Date: \_\_\_\_\_

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE OF THE CITY OF BALTIC, SD, AMENDING THE CODE OF ORDINANCES OF THE CITY BY ADOPTING THE 2021 *INTERNATIONAL PROPERTY MAINTENANCE CODE* AND AMENDMENTS THERETO.

BE IT ORDAINED BY THE CITY OF BALTIC, SD:

*Section 1. That Section 150.10 of the Code of Ordinances of Baltic, SD, is hereby amended to read:*

**§ 150.10 ADOPTED.**

- (a) The *International Property Maintenance Code*, 2021 edition, including Appendix A, Appendix B, as published by the International Code Council Inc. as amended, is hereby adopted as the property maintenance code by the city for the provisions of this code shall apply to all existing residential and nonresidential structures and all existing premises. And constitute minimum requirements and standards for premises, structures, equipment, and facilities for lighting, ventilation, space, heating, sanitation, protection from elements, a reasonable level of safety from fire and other hazards, and for reasonable level of sanitary maintenance; the responsibility of owners, an owner's authorized agent, operators, and occupants; the occupancy of existing structures and premises, and for administration, enforcement and penalties.
- (b) The adoption of the *International Property Maintenance Code*, 2021 edition, will become effective June 1, 2022. The minimum building standards in the 2021 edition of the *International Property Maintenance Code* and amendments thereto shall be applied to any building permit issued after May 31, 2022.
- (c) The city shall publish this ordinance, without attachments, after its passage. The attachments are on file and available for inspection at the office of the city clerk.

*Section 2. That Section 150.11 of the Code of Ordinances of Baltic, SD, is hereby amended to read:*

**101.3 Purpose.** The purpose of this code is to establish minimum requirements to provide a reasonable level of health, safety, property protection and general welfare insofar as they are affected by the continued *occupancy* and maintenance of structures and *premises*. Existing structures and *premises* that do not comply with these provisions shall be altered or repaired to provide a reasonable minimum level of health, safety and general welfare as required herein.

**103.2 Appointment.** By the city of Baltic.

**302.1 Weeds.** *Premises and exterior property* shall be maintained free from weeds or plant growth more than **8 inches**. Noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants, and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.

Upon failure of the *owner* or agent having charge of a property to cut and destroy weeds after service of a notice of violation, they shall be subject to prosecution in accordance with Section 108.3 and as prescribed by the authority having jurisdiction. Upon failure to comply with the notice of violation, any duly authorized employee of the jurisdiction or contractor hired by the jurisdiction shall be authorized to enter upon the property in violation and cut and destroy the weeds growing thereon, and the costs of such removal shall be paid by the *owner* or agent responsible for the property

**304.14 Insect screens.** During the period from **May 1st** to **October 1st**, every door, window and other outside opening required for *ventilation* of habitable rooms, food preparation areas, food service areas or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored shall be supplied with *approved* tightly fitting screens of minimum 16 mesh per inch (16 mesh per 25 mm), and every screen door used for insect control shall have a self-closing device in good working condition.

**Exception:** Screens shall not be required where other *approved* means, such as air curtains or insect repellent fans, are employed.

Date adopted: \_\_\_\_\_.

\_\_\_\_\_  
Tracy Peterson. Mayor

ATTEST:

\_\_\_\_\_  
Sara Smith Finance officer