

*See Ord 021 also*ORDINANCE NO. 020

AN ORDINANCE AUTHORIZING THE OFF-SITE, NON-MODULAR, AND NON-PREFABRICATED CONSTRUCTION OF STRUCTURES TO BE ERECTED WITHIN THE CORPORATE LIMITS OF THE TOWN OF ANNETTA SOUTH, TEXAS; PERMITTING THEIR PLACEMENT ON FOUNDATIONS PREPARED FOR THAT PURPOSE; REQUIRING COMPLIANCE WITH ALL APPLICABLE TOWN BUILDING, PLUMBING, AND ELECTRICAL CODES; PROVIDING FOR INSPECTION AT ALL STAGES OF CONSTRUCTION TO INSURE SUCH COMPLIANCE; REQUIRING THE PAYMENT OF AN ADDITIONAL FEE OVER AND ABOVE THE USUAL PERMIT FEE; DEFINING THE NATURE OF CONSTRUCTION HERE COVERED; CONTAINING A SEVERABILITY CLAUSE; AND PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

BE IT ORDAINED by the Board of Aldermen of the TOWN OF ANNETTA SOUTH, Texas:

SECTION I.

This ordinance is not intended nor shall it apply in any manner to manufactured, prefabricated, or modular homes.

SECTION II.

Any applicant for a building permit within the TOWN OF ANNETTA SOUTH, Texas, shall designate on and in his application his intent, if any, to build outside of the corporate limits of the TOWN OF ANNETTA SOUTH, Texas, by conventional construction methods only, structures to be thereafter erected within the corporate limits of the TOWN OF ANNETTA SOUTH on foundation prepared to receive and support same.

Conventional construction methods, as the term is used herein, means brick by brick, board by board, utilizing no form of factory type processing of a precast or preform nature, or including therein metal walls, siding, or roofs unless otherwise provided by the Town Codes.

SECTION III.

A permit shall be issued and thereafter continued on each such structure provided, and only if:

- (1) The permit fee established by the Board of Aldermen is supplemented with an additional fee of \$0.30 per mile that the inspector must travel from home to the site of construction and return to thus defray the additional cost, if any, to the Town Building Inspector attending to such inspection.
- (2) The building, electrical, and plumbing codes of the TOWN OF ANNETTA SOUTH, Texas, as well as all other ordinances and codes pertaining to construction are fully complied with at each and every stage of construction.
- (3) The foundation for the structure is poured and thereafter inspected prior to placement of the structure upon the same.
- (4) The Building Inspector is notified at each required stage of construction to thus insure full and complete inspection and the faithful

compliance with all applicable city codes and requirements.

- (5) That only new materials be utilized in each and every phase of construction.

Failure on the part of the applicant to comply with each and every provision as herein above set forth shall cause an immediate cancellation of the building permit and make unlawful the further work upon the same or the later issuance of a certificate of occupancy.

SECTION IV.

An applicant satisfying all requirements of this ordinance shall be entitled to move such structures built for him from the site of construction into the corporate limits of the TOWN OF ANNETTA SOUTH and on to the foundation prepared to support the same and shall do so only if and when the Building Inspector first designates and determines that all construction to that point in time is in full compliance with each and every code of the Town.

SECTION V.

A separate permit shall be required for each structure and the applicant shall likewise supply with his building permit application, all other information as heretofore been required by ORDINANCE NO. 008, as hereinafter amended and all other applicable ordinances.

SECTION VI.

Nothing contained herein is intended to authorize the moving into the corporate limits of the Town of any used structures or parts thereof and this ordinance shall apply only to newly constructed structures not previously used or occupied as such.

SECTION VII.

All previous ordinances in conflict with the terms and provisions of this ordinance are repealed but only to the extent of such conflict.

SECTION VIII.

Should any portion, paragraph, section, sentence, or phrase of this ordinance be ultimately adjudicated by a court of competent jurisdiction to be unlawful or unconstitutional, such determination shall not affect nor shall it deem moot the balance and remaining portions of this ordinance which will stand as lawful enactments by this Board of Aldermen.

SECTION IX.

THE TOWN OF ANNETTA SOUTH may bring suit for injunction against any person, firm or corporation that shall violate or threaten to violate any of the provisions of this ordinance in order to prevent a continued violation of such threatened violation.

SECTION X.

This ordinance shall become effective immediately upon its passage and publication as required by law.

PASSED AND APPROVED this 14th day of November, 1985



APPROVED:

Cal Robbins
Mayor TOWN OF ANNETTA SOUTH, Texas

ATTEST:

John S. Styrsky
Secretary