

2015- 11

June 11,

15

Ordinance No. \_\_\_\_\_

Passed \_\_\_\_\_, 20\_\_\_\_

**RECORD OF ORDINANCE  
REQUIREMENTS FOR VILLAGE OF SABINA BUILDING PERMITS  
AND REPEALING ORDINANCE #293 & #540**

**NOW, THEREFORE, BE IT ORDAINED** by the Council of the Village of Sabina with two-thirds of all members concurring that:

**SECTION 1.** It shall be unlawful for any person, persons, firm or corporation to construct, erect or add to any building or structure in the Village of Sabina without receiving an approved permit from the Village Fiscal Officer.

**SECTION 2.** No structure shall be erected closer than four feet from the property line in all directions. Measurements shall be made from the property line to the foundation of the structure nearest said property line.

**SECTION 3.** Permits issued for building any permanent structure, including mobile home, trailer or pre-fab foundations, shall be restricted to lots containing five thousand (5,000) square feet with dimensions not less than fifty (50) feet in width and one hundred (100) feet in length and shall be free of all habitable structures.

**SECTION 4.** Mobile homes shall be covered with skirting approved by the Village Administrator and the Council and further shall have separate water meters and sewer connections.

**SECTION 5.** Furthermore, agreements for water and sewer connections shall be negotiated with the Village Administrator to open a street for such connections and it shall be the obligation and responsibility of the party or parties, firm or contractor to restore such street using backfill to Village specifications, to its original condition.

**SECTION 6.** A fee of ten (\$10.00) Dollars will be charged for such building permits issued.

**SECTION 7.** All applications must be approved by the Village Administrator and Village Council.

**SECTION 8.** Before the approval of the permit said owner or his representative shall appear in front of council and submit plans, drawn to scale, showing actual shapes and dimensions of the lot or plot of ground to be built upon, the exact location, size and height of any existing structures thereon and the nature of such intended structure or alteration and sanitary facilities thereof together with the estimated costs of same. Council shall have the right to revoke or change any permit issued under authority of this Ordinance.

Dayton Legal Blank, Inc.	Form No. 30043
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**SECTION 9.** Under the direction of Village Council and Village Administrator if the applicant is believed to be in violation, a warning notice may be issued granting 10 days to comply with this Ordinance. Failure to comply may lead to citation into Municipal Court.

**SECTION 10.** Any person or persons violating any of the provisions of this ordinance may, upon conviction, be subject to a fine up to fifty (\$50.00) dollars and the cost of prosecution. Each day in violation of this ordinance shall be considered a separate offense.

**SECTION 11.** A building permit is valid for one year from the date of issuance.

**SECTION 12.** This Ordinance now repeals Ordinances #293 & #540.

1st reading 05/14/2015, 2nd reading 05/28/2015, 3rd reading 06/11/2015.


**PASSED:** 11<sup>th</sup> day of June 2015

**ATTEST:**

  
Nancy Cornell, Fiscal Officer

**APPROVED BY:**

  
Peggy Sloan, President

  
Dean Hawk, Mayor