

**ORDINANCE NO. 2024 - 03**

**CITY OF ST. CLAIR  
COUNTY OF ST. CLAIR, MICHIGAN**

**AN ORDINANCE OF THE CITY OF ST. CLAIR, ST. CLAIR COUNTY, MICHIGAN TO AMEND CHAPTER 14 "BUILDINGS AND BUILDING REGULATIONS," ARTICLE IX "PROPERTY MAINTENANCE CODE," SECTION 241 "CODE ADOPTED; PURPOSE; COPIES ON FILE" TO REFLECT A NEW ADDITION OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE.**

**THE CITY OF ST. CLAIR ORDAINS:**

**SECTION 1. AMENDMENT.**

**Sec. 14-241. - Code adopted; purpose; copies on file.**

The International Property Maintenance Code, 2024 Edition, is adopted by reference as the property maintenance code in the city. The purpose of this code is to regulate and govern the conditions and maintenance of all property, buildings and structures; by providing the standards for supplied utilities and facilities and other physical things and conditions essential to ensure that structures are safe, sanitary and fit for occupation and use; and the condemnation of buildings and structures unfit for human occupancy and use, and the demolition of such existing structures in the City of St. Clair, providing for the issuance of permits and collection of fees therefore. A complete copy of such code is available for public use and inspection at the office of the city clerk. The regulations set forth in the adopted code shall apply to all property, structures and buildings in the city.

**SECTION 2. SEVERABILITY.**

This Ordinance and each of the various parts, sections, subsections, sentences, phrases, and clauses hereof are declared to be severable. If any part, section, subsection, sentence, phrase, or clause is determined to be invalid or unenforceable by a court of competent jurisdiction, it is hereby provided that the remainder of the Ordinance shall not be affected thereby and shall remain in full force and effect.

**SECTION 3. REPEAL OF ORDINANCES IN CONFLICT HEREWITH.**

Any and all Ordinances of the City of St. Clair or any parts or provisions thereof, to the extent that they are contrary to or inconsistent with the provisions of the within Ordinance, are hereby expressly repealed.

#### **SECTION 4. RATIFICATION.**

All other provisions of the code of Ordinances of the City of St. Clair, Michigan except as herein modified or amended are hereby expressly ratified and affirmed.

#### **SECTION 5. PUBLICATION.**

This Ordinance shall be published in accordance with the terms, provisions, and requirements of the City Charter of the City of St. Clair, Michigan, and in accordance with and to the extent required by the statutes of the State of Michigan.

#### **SECTION 6. EFFECTIVE DATE.**

This Ordinance shall take effect upon publication in accordance with the provisions and requirements of the City Charter of the City of St. Clair.

#### **ORDINANCE DECLARED ADOPTED.**

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William Cedar, Jr., Mayor  
City of St. Clair, Michigan

#### **CERTIFICATION**

The foregoing is a true and complete copy of an Ordinance adopted by the City Council of the City of St. Clair, County of St. Clair, State of Michigan, at a regular meeting of the City Council held on the 5<sup>th</sup> day of February, 2024, and public notice of said meeting was given pursuant to and in accordance with the requirements of Act No. 267 of the Public Acts of 1976, as amended, being the Open Meetings Act, and the minutes of said meeting have been or will be made available as required by said Act.

Members Present: Cedar, Gottler, Kuffa, LaPorte, Paul, Volz, Watt  
Members Absent: None

It was moved by Member Kuffa and supported by Member Paul to adopt the Ordinance.

Members voting yes: Paul, Volz, Watt, Gottler, Kuffa, LaPorte, Cedar  
Members voting no: None

The Ordinance was declared adopted by the Mayor and has been recorded in the Ordinance Book of the City of St. Clair.

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Annette M. Sturdy, City Clerk  
City of St. Clair, Michigan

INTRODUCED: January 22, 2024  
ADOPTED: February 5, 2024  
PUBLISHED: February 9, 2024  
EFFECTIVE: February 9, 2024