

Section 3 - BUILDING REGS

STATE BUILDING CODE

The provisions of the State Building Code pursuant to Chapter 354 of the Connecticut General Statutes are hereby adopted.

August 20, 1970

Vol. 6 Pg. 178

BUILDING AND SANITATION DEPARTMENT ORDINANCE

SECTION I: The Deep River Building and Sanitation Department is hereby established. The Board of Selectmen shall appoint a Building Official to administer the department, and such other officials as may be necessary to perform the duties hereafter enumerated, and the qualifications, term of employment, and procedures for removal from office shall be in accordance with the requirements of the Connecticut General Statutes. The Board of Selectmen shall annually, after consultation with the Building Official, adopt a schedule of fees for permits and services of the Building and Sanitation Department.

Section II: The Building Official shall have the following powers and duties:

- To require compliance with the provisions of the state building code, of all rules promulgated thereunder, and all laws relating to the construction, alteration, repair, removal, demolition, use, occupancy, and maintenance of buildings and structures, within the Town of Deep River, except where such authority is exclusively vested in other town officials.
- To decide questions relative to the mode, manner of construction, or materials to be used in the construction or alteration of buildings or structures, pursuant to applicable provisions of the building code and in accordance with the regulations of the Connecticut Board of Materials Review.
- To enter such buildings or structures, except single family residences, for the proper performance of his duties between the hours of 9 a.m. to 5 p.m., except that in cases of emergency he may enter at any time, if entry is necessary in the interest of public safety.
- To issue permits for the construction, alteration, repair, or demolition of buildings, structures, water supply systems, electrical systems, and sanitation systems when he shall be of the opinion that the issuance of such permit would not be detrimental to the public interest, provided, however, that no permit for the construction or alteration of sanitation systems shall be issued without the approval of the Director of Health, or his authorized agent acting in his behalf.
- Upon information from the local fire marshal or other responsible person that any building within the town, due to lack of exit facilities, fire, or other cause, constitutes a hazard to any person, to inspect such building and make such orders for the repair, alteration, or demolition of the building as are necessary in the interest of safety.
- To fulfill such other responsibilities as are conferred upon the Municipal Building Official by the General Statutes or relevant codes and regulations promulgated thereunder, or by the ordinances of the Town of Deep River.
- To fulfill the statutory duties of the Municipal Sanitarian and Food Service Inspector, provided the relevant qualifications for office have been satisfied.

SECTION III: After the effective date of this ordinance no building, structure, water supply system, electrical system, sanitation system, or any part thereof shall be constructed, altered, repaired, removed, or demolished within the Town of Deep River until an application has been filed with the Building and Sanitation Department and a permit issued to the owner of the premises. In the case of minor repairs to existing buildings, structures, or systems, the Building Official shall have discretion to waive the requirements of this section after due consideration of the scope of such repairs and any risks created thereby.

SECTION IV: No provision of this ordinance shall be construed to diminish the authority of the Director of Health, as conferred by Chapter 335 of the General Statutes, nor shall any provision be construed to diminish the authority of the Deep River Water Pollution Control Authority under Chapter 102 of the General Statutes.

SECTION V: The ordinance of March 31, 1959, entitled "Building Permits," is hereby repealed.

SECTION VI: The ordinance of September 30, 1959, entitled Sanitation Commission Ordinance," is hereby repealed.

SECTION VII: The ordinance of September 23, 1969, relating to building permits, is hereby repealed.

SECTION VIII: The ordinance of December 11, 1972, revising the schedule fees, is hereby repealed.

SECTION IX: The ordinance of December 1, 1980, amending the 1959 Building Permit Ordinance is hereby repealed.

February 26, 1981
Vol. 7, Pg. 40 & 41

History: Repealed-- Ordinance dated 3-31-59, Vol. 6 Pg. 251; ordinance dated 9-30-59, Vol. 6 Pg. 251; ordinance dated 9-23-69, Vol. 6, Pg. 166; ordinance dated 12-14-72, Vol. 6 Pg. 207 & 208; ordinance dated 12-1-80, Vol. 7, Pg. 36.

ISSUANCE OF PERMIT ORDINANCE

No official of the Town of Deep River shall issue a Zoning Permit, Building Permit, Certificate of Occupancy, Sanitary System Permit, or any other permit for improvements pertaining to real property, on which property taxes or sewer taxes are past due. The Board of Selectmen reserves the right to waive enforcement of the ordinance in the event of an emergency or unforeseen circumstance.

July 9, 2013
Vol. 8 Pg. 479 & 480