

**PART II – GENERAL LEGISLATION**

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**Chapter 182 – Property Maintenance** – Adopted, December 27, 2012, as Chapter 182 of the Code

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**Article I Property Maintenance**

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**Sections 182-1 – 182-4**

**Article I Property Maintenance**

**Section 182-1 – Purpose** – The purpose of this Chapter is to prevent the gradual encroachment of blight, deterioration, unsightliness, and property devaluation and to assure that all premises within the Village of Marcellus are maintained in a manner that will provide minimum requirements to safeguard public safety, health and general welfare insofar as they are affected by the occupancy and maintenance of structures and premises.

**Section 182-2 – Application** – The provisions of this Chapter shall apply to all structures and premises within the Village of Marcellus with the exception of public land owned, or under the control of local, state, or federal governments, or their political subdivisions. The provisions of this Chapter shall further 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 light, ventilation, space, heating, sanitation, protection from the elements, life safety, safety from fire and other hazards, and for safe and sanitary maintenance; the responsibility of owners, operators and occupants; the occupancy of existing structures and premises.

**Section 182-3 – Regulations** – The regulations in this Chapter are those that are enumerated in 19 NYCRR, Part 1226, the Property Maintenance Code of New York State and it is to that Code that all exterior and interior property areas, as well as vacant structures and vacant lots are referenced.

**Section 182-4 – Penalty** – Violation of this Chapter shall be punishable by a fine not to exceed \$250.00 (Two Hundred Fifty Dollars) for each violation.

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