

Town of
COAL CREEK, COLORADO
OFFICE OF THE TOWN CLERK
P.O. BOX 36
Coal Creek, Colorado 81221

ORDINANCE 2 SERIES 2013

**AN ORDINANCE CONCERNING THE MOVING OF BUILDINGS INCLUDING
MOBILE HOMES**

BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF COAL CREEK that Ordinance NO. 1 Series 1989 is hereby repealed and reenacted as follows:

SECTION 1. Definitions. For all purposes under this Ordinance, the following words and phrases shall be defined as follows:

- a. "Building" means a structure built for the shelter or enclosure of persons, animals, property, or substances of any kind, excluding fences.
- b. "Mobile Home" means a structure designed to be transported after fabrication and exceeding either eight feet in body width or thirty-two feet in body length. Such a structure is built on a chassis and retains the chassis on which it is built, whether or not such structure is placed on a permanent foundation, and shall include a "manufactured home" as that term is defined in C.R.S. § 24-32-3302 (20).

SECTION 2. PERMIT REQUIREMENTS

- a. Before any building or mobile home is torn down or moved within or into any portion of the boundaries of the Town of Coal Creek, Colorado, a permit for the destruction or moving of such a building or mobile home shall be obtained from the Town Clerk. Upon application for the permit, A State of Colorado Asbestos Permit along with a 500.00 deposit will be required.
- c. The deposit, or a portion of said deposit, shall be returned to the the person to whom the permit was issued after the final inspection by the Town Official and he/she is satisfied that the site has been adequately cleaned of all debris, and that there are no damages to the street, bridges, culverts or other property of the Town of Coal Creek. Should the moving or demolition of a building or mobile home cause any damage to the property of Coal Creek, or should the conditions surrounding the building or building lot present a clear and present danger to the safety of the inhabitants or the Town, then the Town Board may take corrective action and deduct the cost of the corrective action from the \$500.00 deposit. Should the work require more than the \$500.00 deposit, the Town may exercise its rights in a civil action against the holder of the permit to recover any costs which are in excess of the \$500.00 deposit. The deposit will be held without interest by the Town of coal Creek until a Town Official has signed off on the completion of the demolition.

SECTION 3. PERMIT FEE

- a. In addition to the deposit, a fee shall be paid to the Town of Coal Creek in the amount of \$75.00 prior to the issuance of the permit for the moving or the destruction of a building or mobile home. If work does not commence within 90 days of issuance, permit may be canceled.

SECTION 4. TIME LIMIT

- a. Following commencement of work, a time limit of sixty days shall apply to complete any demolition project conducted pursuant to this Ordinance.

SECTION 5. STATE LAWS

- a. All State of Colorado laws will be adhered to, including, but not limited to, the asbestos removal regulations.
- b. This Ordinance shall not be interpreted to change the installation standards enacted by the State of Colorado for manufactured housing pursuant to Part 33 of Article 32, Title 24, C.R.S.
- c. This Ordinance shall not be interpreted to change or otherwise alter the responsibilities of parties to comply with Article 29, Title 38, C.R.S., relating to title of manufactured housing.

SECTION 6. SAFETY CLAUSE

- a. The Board of Trustees hereby finds, determines and declares that this Ordinance is necessary for the immediate preservation of the public welfare, safety and health.

Introduced as a bill and passed on its first reading and ordered published in the Canon City Daily Record by title only on this 4th day of June, 2013

Second reading date, August 6th, 2013

Connie Higgs, Mayor

Connie Gjelsness, Clerk

