

ORDINANCE NO. 2020-344

AN ORDINANCE OF THE TOWN OF WINDSOR ADOPTING BY REFERENCE THE 2018 EDITION OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE AND REPEALING ALL OTHER PROPERTY MAINTENANCE CODES IN CONFLICT THEREWITH

WHEREAS, Government Code Section 50022.2 permits enactment of city ordinances that adopt codes or statutes, including codes of the State of California, by reference; and

WHEREAS, the International Property Maintenance Code (IPMC) is updated from time-to-time, and the Town would like to adopt the most recent 2018 edition of the IPMC to ensure the Town stays current with most the most updated, industry-best practices; and

WHEREAS, notice of the Ordinance was published in accordance with Government Code sections 50022.2, 50022.3, and 6066; and that such notice was sufficient to give notice to interested persons of the purpose of the ordinance and the subject matter thereof.

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF WINDSOR DOES ORDAIN AS FOLLOWS:

SECTION 1. Copy

That a certain document, one (1) copy of which is on file with the office of the Department of Building Safety, of the Town of Windsor, being marked and designated as the 2018 International Property Maintenance, be and is hereby adopted into Title VII, Chapter 2, Article 14 of the Building and Housing Code of the Town of Windsor, in the State of California for regulating and governing the conditions of all property, buildings and structures, are hereby referred to, adopted, and made a part hereof, as if fully set out in this ordinance.

SECTION 2. CEQA

The Town Council finds that this Ordinance is not subject to the California Environmental Quality Act (CEQA) pursuant to Sections 15060(c)(2) (the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment) and 15060(c)(3) (the activity is not a project as defined in Section 15378) of the CEQA Guidelines because it has no potential for resulting in physical change to the environment, directly or indirectly.

SECTION 3. Title VII Municipal Code Additions

CHAPTER 2

CALIFORNIA CODE OF

REGULATIONS

Article 14

INTERNATIONAL PROPERTY MAINTENANCE CODE

7-2-1400 - CITATION OF SECTIONS

This article shall be known as the “INTERNATIONAL PROPERTY MAINTENANCE CODE,” and may be cited as such. For purposes of citation, the INTERNATIONAL PROPERTY MAINTENANCE CODE 2018 Edition, as published by the International Code Council, including tables and appendices thereto; adopted by reference and amended by the Town of Windsor, are renumbered by adding “7-2-1400” before each section.

7-2-1405 - CHAPTER 1, SECTION [A] 101.1 – TITLE

[A] 101.1 of the International Property Maintenance Code is amended to read as follows:

These regulations shall be known as the International Property Maintenance Code of the Town of Windsor, hereinafter referred to as “this code.”

SECTION 4. Severability

That if any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this ordinance. The Town Council of the Town of Windsor hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, and phrases be declared unconstitutional.

SECTION 5. Effective Date and Publishing

That this ordinance and the rules, regulations, provisions, requirements, orders, and matters established and adopted hereby shall take effect thirty (30) days after its adoption. The Town Clerk of the Town of Windsor shall cause this Ordinance to be published or to be posted in at least three (3) public places in the Town of Windsor in accordance with Section 36933 of the Government Code of the State of California. Council authorizes the posting of the full text of the ordinance or publication of a summary of the ordinance pursuant to Government Code Section 36933 (c).

SECTION 6. PUBLICATION OR POSTING

The Town Clerk of the Town of Windsor shall cause this Ordinance to be published, or to be posted in at least three (3) public places in the Town of Windsor, in accordance with Section 36933 of the Government Code of the State of California.

PASSED, APPROVED AND ADOPTED this 1st day of April 2020, by the following vote:

**AYES: COUNCILMEMBERS FUDGE, OKREPKIE, SALMON,
VICE MAYOR LEMUS AND MAYOR FOPPOLI**

NOES: NONE

ABSTAIN: NONE

ABSENT: NONE


DOMINIC FOPPOLI, MAYOR

ATTEST:


MARIA DE LA O, TOWN CLERK