

CITY OF HIGHLAND HEIGHTS, KENTUCKY

ORDINANCE NO. 09-2003

AN ORDINANCE AMENDING SECTION 15.0 OF THE CITY OF HIGHLAND HEIGHTS ZONING ORDINANCE CHANGING THE NOTIFICATION REQUIREMENTS OF THE ZONING ADMINISTRATOR FOR A CERTAIN ALLEGED VIOLATIONS OF THE ZONING ORDINANCE.

WHEREAS, the Highland Heights Planning Commission held a public hearing on March 11, 2003; and,

WHEREAS, said public hearing was held pursuant to KRS 100.207 and 100.211, with all conditions prerequisite thereto being met;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF HIGHLAND HEIGHTS, KENTUCKY:

Section I

SECTION 15.0 ENFORCING OFFICER: A Zoning Administrator (official or officials appointed by the city of Highland Heights, Commonwealth of Kentucky for carrying out the provisions and enforcement of this Ordinance) shall administer and enforce this Ordinance. He may be provided with the assistance of such other persons as the city of Highland Heights directs.

~~If the Zoning Administrator finds that any of the provisions of this Ordinance are being violated, he shall notify in writing the person responsible for such violation and order the action necessary to correct it. If, within thirty (30) consecutive calendar days, the violation has not been corrected, a second written notice shall be sent to the person responsible informing him that as of specified date he shall be considered to be in violation of this Ordinance and liable to be penalized as per Section 15.9 of this Ordinance.~~

If the Zoning Administrator finds that any of the provisions of this Ordinance are being violated, he shall notify in writing the person responsible for such violation and order the action necessary to correct it. Violations that can be quickly corrected and can be considered routine property or other type maintenance including but not limited to cutting long grass or the removal of weeds, removal of debris, removal of illegal signs, improper parking, improper recreational vehicle or boat storage shall be corrected within seven (7) consecutive calendar days. Violations determined by the Zoning Administrator to be more than routine property or other type maintenance can be given up to thirty (30) consecutive calendar days to correct the violation at the discretion of the Zoning Administrator. Anyone that does not comply within the allowed period for compliance will be in violation of this Ordinance and liable to be penalized as per Section 15.9 of this Ordinance.

Section II

The Zoning Administrator shall have the authority to order discontinuance of illegal use of land, buildings, structures, signs, fences or additions, alterations or structural changes thereto; discontinuance of any illegal work being done; or shall take any other action authorized by this Ordinance to insure compliance with or to prevent violation of its provisions.

Section III

It is the intent of this Ordinance that all questions of interpretation and enforcement shall be first presented to the Zoning Administrator, and that such questions shall be presented to the Board of Adjustment only on appeal from the decision of the Zoning Administrator, and that recourse from the decisions of the Board of Adjustment shall be to the courts as provided by State Statutes, Commonwealth of Kentucky.

Section IV


It is further the intent of this Ordinance that the duties of the Zoning Administrator in connection with this Ordinance shall not include hearing and deciding questions or interpretation and enforcement that may arise. The procedure for deciding such questions shall be as stated in Sections 17.2 - 17.9 of this Ordinance. Under this Ordinance the City Council shall have only the duties of one (1) considering and adopting or rejecting this Ordinance, proposed amendments or the repeal of this Ordinance, as provided by law and two (2) of establishing a schedule of fees and charges as stated in Section 18.0 of this Ordinance.

Section V

That this Ordinance shall be signed by the Mayor, attested by the City Clerk/Treasurer recorded and published. Same shall be in effect at the earliest time provided by law.

First reading this 1st day of April, 2003.

Second reading this 15 day of April, 2003.


MAYOR CHARLES RORTGER, III

ATTEST:

JEAN RAUF
CITY CLERK/TREASURER

Ord03.09