

Chapter 205
BUILDING CONSTRUCTION

[HISTORY: Adopted by the Town Board of the Town of La Pointe as indicated in article histories. Amendments noted where applicable.]

GENERAL REFERENCES

Numbering of buildings — See Ch. 211.
Razing of buildings — See Ch. 214.

ARTICLE I

Uniform Dwelling Code [Adopted 5-14-2005; Amended 6-14-2020]

§ 205-1. Adoption of Uniform Dwelling Code.

Pursuant to § 101.65, Wis. Stats., the Town Board adopts a building code for new one- and two-family dwellings and all new additions and alterations to one- and two-family dwellings built since June 1, 1980. This article shall incorporate by reference Chs. § SPS 361 through 366, Wis. Adm. Code, the Uniform Dwelling Code (UDC), and all amendments thereto.

§ 205-2. Purpose.¹

The purpose of this article is to promote the development of certain minimum standards for quality housing, to protect the health, safety and welfare and to maintain required uniformity with the administrative and technical requirements of the Wisconsin Uniform Dwelling Code.

§ 205-3. Jurisdiction.

This article shall be applied and enforced within the boundaries of the Town of La Pointe, within the boundaries of Ashland County, pursuant to § 101.65, Wis. Stats.

§ 205-4. Administration and enforcement.²

The Town Board shall appoint or establish a contract with a qualified independent Building Inspector who shall administer and cause the enforcement of this article. The Building Inspector shall be certified by the Department of Safety and Professional Services as specified by § 101.66(2), Wis. Stats.

§ 205-5. UDC building permits.³

- A. No person shall build or alter or cause to be built or altered any building or structure covered under this article without first obtaining UDC permits for such building or structure. A copy of all permits shall be filed with the Building Inspector for a period of two years after occupancy approval, at which time, at the discretion of the Building Inspector, the plans may be disposed of or may be returned to the owner.

1. Editor's Note: Amended at time of adoption of Code (see Ch. 1, General Provisions, Art. III).

2. Editor's Note: Amended at time of adoption of Code (see Ch. 1, General Provisions, Art. III).

- B. Additions or alterations to one- and two-family dwellings constructed before June 1, 1980, and all new additions or alterations to existing detached accessory buildings shall be exempt from the requirement of obtaining a UDC building permit; however, the current Uniform Dwelling Code shall prevail.

§ 205-6. Permit and inspection fees. ⁴

Uniform Dwelling Code (UDC) permit and inspection fees due shall be paid by the applicant directly to the designated independent Building Inspector appointed by the Town.

§ 205-7. Violations and penalties.

- A. Uniform Dwelling Code. No person shall construct or alter any dwelling in violation of any of the provisions of this code. Pursuant to §§ 101.66 and 101.77, Wis. Stats., whoever violates this code shall forfeit to the Town of La Pointe not less than \$25 nor more than \$500 for each violation. Each day that the violation continues, upon written notice, shall constitute a separate offense.
- B. Double fees. Fees may be doubled if work is commenced prior to the issuance of a permit.

§ 205-8. Responsibility construed.

This article and all inspections and approvals thereunder shall not be construed as establishing any legal responsibility on the part of the Town of La Pointe or any of its agents or employees for the design or construction of any building or structure. The sole responsibility for code compliance and care in construction shall be vested in the property owner, builder or contractor.

§ 205-9. Higher standards prevail.

In any case where a provision of this article is found to be in conflict with a provision of any zoning, building, fire, safety or health ordinance or code within the boundaries of the Town of La Pointe existing on the effective date of this article, any provision which establishes the higher standard for the promotion and protection of the health and safety of the people shall prevail.

3. Editor's Note: Amended at time of adoption of Code (see Ch. 1, General Provisions, Art. III).

4. Editor's Note: Amended at time of adoption of Code (see Ch. 1, General Provisions, Art. III).

ARTICLE II
Commercial Building Code
[Adopted 11-27-2007 by Ord. No. 2007-11-27; Amended 6-14-2020]

§ 205-10. Adoption of state codes. ⁵

The Town of La Pointe hereby adopts the following for local enforcement:

- A. Chapters § SPS 361 through 366, Wis. Adm. Code, the Wisconsin Commercial Building Code.
- B. Chapters § SPS 375 through 379, Wis. Adm. Code, Buildings Constructed Prior to 1914.
- C. Wisconsin Electrical Code § SPS 316 in its entirety as required by 2015 Act 55 of Wisconsin SS. 101.86, including plan review, permitting and inspections for all commercial electrical wiring installations in the Town of La Pointe.

§ 205-11. Town as agent.

The Town of La Pointe requests the State of Wisconsin that the Town of La Pointe become an appointed agent per § SPS 361.60 Wis. Adm. Code.

§ 205-12. Appointment of inspector. ⁶

The Town Board of the Town of La Pointe shall appoint the inspector and administrator for the enforcement of said codes.

⁵. Editor's Note: Amended at time of adoption of Code (see Ch. 1, General Provisions, Art. III).

⁶. Editor's Note: Amended at time of adoption of Code (see Ch. 1, General Provisions, Art. III).