

MITCHELL COUNTY ORDINANCE CREATING AN INSPECTION DEPARTMENT (85001)

Section 1. Creation. An inspection Department for the County of Mitchell is hereby created. Such department shall be headed by a director of inspections. It shall include such other personnel as shall be authorized by the Board of County Commissioners by the Board of County Commissioners [and personnel of other local governments working within this jurisdiction under agreements pursuant to G.S. 160-413, G.S. 153A-353, or G.S. Chapter 160A, Article 10].

Section 2. Duties. It shall be the duty of the Inspection Department to enforce the North Carolina State Building Code and all its separate volumes and appendices, state statutes with respect to buildings and their construction which provide for local government enforcement, (the minimum housing standards ordinance), (the zoning ordinance), (the floodway ordinance), (the sign ordinance), [ect.], and such other ordinances and regulations as it shall be directed to enforce from time to time by the County Manager and the Board of County Commissioners.

Section 3. Powers. In performing its duties the inspection Department and its personnel shall have and may exercise all enforcement powers set forth in [city: G.S. Chapter 160A, Article 19, Part 5; county: G.S. Chapter 153A, Article 18, Part 4]; [fire escapes, etc.: G.S. Chapter 69, Article 2]; [minimum housing: G.S. Chapter 160A, Article 19, Part 6]; [zoning: City: G.S. Chapter 160A, Article 19, part 3; County: G.S. Chapter 153A, Article 18, part 3]; [historic district: G.S. Chapter 160Q, Article 19, Part 3A]; [historic district: G.S. Chapter 160A, Article 19, Part 3A]; [historic properties: G.S. Chapter 160A, Article 19 Part 3B]; [airport zoning: G.S. Chapter 63, Article 4]; [floodway regulations: F.S. Chapter 143, Article 21, Part 6]; [city ordinances generally: G.S. 160A-175; county ordinances generally: G.S. 153A-123]; the State Building Code; and all powers and procedures prescribed in local ordinances and regulation which it is required to enforce.

Section 4. Fees. Fees shall be charged for permits, certificates, and services of the inspection Department in accordance with the following SCHEDULE:

*Permits Required

Residential Single Family Dwellings

Minimum charge up to 1200 sq. ft. heated space	\$65.00	
Above 1200 sq. ft. – minimum plus all over 1200 unheated areas		.06 sq. ft. .03 sq. ft.

Commercial & Industrial Buildings including Condominiums & Multi Family Dwellings

Minimum charge u to 1000 sq. ft.	\$80.00	
Above 1000 sq. ft. – minimum plus all over 1000		.07 sq. ft.

Family Buildings, Workshops, or Unattached Garages

with plumbing and/or wiring		.04 sq. ft.
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farm or storage buildings without Plumbing or wiring do not require permits or inspections.

Trailers

Trailers	\$25.00
Double-wide	35.00
Modular Units	50.00

Residential Remodeling or Additions

Minimum charge for additions up to 500 sq. ft.	\$30.00
Above 500 sq. ft. – minimum plus all over 500 sq. ft.	.06 sq. ft.
Major renovations (at least \$5,000 but no square footage added)	20.00
Over %5,000 - \$20.00 (Plus \$1.00 per \$1,000 expenditure)	

Permits Not Required

Temporary Service	\$20.00
Temporary Permanent Service	25.00
Trailer Pad Inspections (3 or more) (Campers Only)	15.00 ea.
Less then 3 per trip	20.00 ea.
New Service up to 200 Amp	10.00

**Electrical Inspections	\$25.00
**Plumbing Inspections	25.00
** Heating, Ventilating, and Air Conditioning	25.00

Reinspection

If the work being done by any trade requiring inspection fails to pass the initial inspection, a reinspection fee of \$15.00 will be charged for each additional trip until the work in question passes inspection.

Failure to acquire permits before beginning construction

A penalty fee of \$25.00 will be charged in addition to the regular fee. A one time waiver for an individual or firm will be allowed during a 90 day grace period beginning July 1, 1985.

Note:

*No permits will be issued without prior approval of the Health Department. ** If not covered under remodeling or addition fees.

Section 5. Effective Date. This ordinance shall be effective on July 1, 1985.

Mitchell County Board of Commissioners:

Ray Bryant, Chairman

Bobby Jenkins, Vice-Chairman

Albert Canipe, Member

Guss Mckinney, Member

Bill Slagle, Member

Attest: Judy Young, Clerk to the Board

Dated: 17, June 1985