

CHAPTER 31
BUILDING CONSTRUCTION
Article I
PROPERTY MAINTENANCE CODE

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49 Section 31-2 Amendments

50 The International Property Maintenance Code 2015 shall be adopted with the following amendments:

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52 Z. New Section 302.10, Storage of junk, **boats**, appliances and furniture, shall be added as follows: "It shall
53 be unlawful for any owner, occupant, lessor, lessee, tenant and/or person, firm or corporation in control of
54 any lot, lots, parcels or tracts of land within the City to permit any junk, trash, refuse, debris, piled brush and
55 branches, unused construction materials, garbage, or rubbish; abandoned or inoperable bicycles, boats,
56 boat trailers, mopeds, motor vehicle parts, i.e., batteries, tires, fenders, rims, etc., or abandoned
57 appliances, equipment, or furniture to remain on any such lot, lots, parcels or tracts of land.[if] *where the*
58 *Department of Planning determines that* such materials or items are dangerous, detrimental or *cause a*
59 *nuisance* to the adjoining properties or the public health and safety and welfare of the City or are the nesting
60 place for vermin. *In the case of a boat, it must have a current registration; be situated upon a boat*
61 *trailer that also has a current registration, and is in operational condition. No boat(s) shall be stored*
62 *on private property that has a hull registration size of 30' or greater without first obtaining a permit*
63 *from the City. All permits for storage of boats 30' or greater, shall be made in writing to the City's*
64 *Director of Planning with a copy sent to the Director of Administration and Council President. All*
65 *permits shall be valid for seasonal storage purposes and are renewable upon approval of subsequent*
66 *letters of request. All requests must contain proof of current registration and are subject to*
67 *inspection of the boat and property to ensure the boat has not become a nuisance or danger. Any*
68 *denied or expired requests for permitted seasonal storage require removal of the boat from the*
69 *property within 60 days. A boat may be placed on blocks or cribbing for not more than one year. A*
70 *property owner shall not have more than two registered and tagged boats and/or boat trailers parked*
71 *or stored on a property, unless the property owner is operating as a licensed boat storage or boat*
72 *operations business in accordance with all applicable zoning and other applicable laws or the*
73 *property owner holds a valid Maryland State Commercial Fishing or Crabbing License. Boats that*
74 *are stored inside an approved enclosed structure are exempt from this section of the code.*

75 Definitions contained Section 31-2(S), shall be amended as follows:

76 Section 202.0 General Definitions: shall have added to it these additional definitions as follows: 1. "Junk
77 Yard: Any land or building licensed and used for abandonment, storage, keeping , collecting or bailing of
78 paper, rags, scrap metals, other scrap, discarded materials or junk for the purpose of abandonment,
79 demolition, dismantling, storage, recycling or salvaging. Proper business licensing required." 2. " Open
80 Storage Areas": Property areas used for storage of materials that are related to the occupation of the property
81 owner and/or lessee." 3. "Salvage Yards": Property area upon which any person or business stores three or
82 more wrecked vehicles outdoors for the purpose of dismantling or otherwise wrecking the vehicles to
83 remove parts for sale or for use in an automotive repair or rebuilding business. Any auto salvage business
84 must be properly licensed. 4. "Surface Coat": All exterior siding and millwork shall be scraped to a sound

85 base and sanded smooth. Scraped and sanded areas shall have joints and cracks filled and shall be primed
86 with exterior primer paint.

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89 Following this preparation, all exterior siding and millwork shall be painted with two coats of exterior quality
90 paint." *5. "Bicycles, Boat Trailers, Mopeds and other Motor Vehicles": The same as the definitions*
91 *provided under Title 11 of the Transportation Article of the Annotated Code of Maryland, as*
92 *amended, respectively. 6. "Boats": Every description of watercraft, including jet skis, wave-runners,*
93 *or an ice boat that is used or capable of being used as a means of transportation on water or ice but*
94 *does not include a seaplane, canoe, kayak, sculling boat, paddle board or similar recreational*
95 *equipment. 7. "Inoperable": Unable to function in a manner or condition consistent with or similar*
96 *to the design operation for which it was intended, regardless of modification. 8. "Noxious Matters":*
97 *Debris, garbage, junk, noxious odors, rubbish and trash; abandoned or inoperable bicycles, boats,*
98 *boat trailers, mopeds or motor vehicles; abandoned appliances, furniture or parts thereof and or any*
99 *other matter or condition as determined to be detrimental to the adjoining properties or the public*
100 *health, safety, and welfare.*

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103 WITNESS/ATTEST:

MAYOR AND CITY OF HAVRE DE GRACE, MARYLAND:

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107 _____
108 Patrick D. Sypolt
109 Director of Administration

107 _____
108 William T. Martin
109 Mayor, City of Havre de Grace

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First Reading: July 16, 2018

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Public Hearing: August 6, 2018

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Second Reading/Adoption: August 20, 2018

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