

ARTICLE V. VIOLATION AND PENALTY

26.0 VIOLATIONS

26.1 VIOLATIONS, GENERALLY

Any building erected contrary to any of the provisions of this ordinance or contrary to any condition imposed upon any conditional rezoning, issuance of a special use permit or approval of a site plan, and any use of any building or land which is conducted, operated or maintained contrary to any of the provisions of this ordinance or any condition imposed upon any conditional rezoning, issuance of a special use permit or approval of a site plan, shall be a violation of this ordinance and the same is hereby declared to be unlawful. The Zoning Administrator, in consultation with and approval of the Mayor, may initiate injunction, mandamus, abatement, criminal warrant or any other appropriate action to prevent, enjoin, abate or remove such erection or use in violation of any provision of this ordinance.

26.2 NOTICE OF VIOLATION

Upon becoming aware of any violation of any provisions of this ordinance, the Zoning Administrator, in consultation with and approval of the Mayor, shall serve notice of such violation on the person committing or permitting the same, and if such violation has not ceased within such reasonable time as the Zoning Administrator has specified in such notice, he/she shall institute such action as may be necessary to terminate the violation.

26.3 REMEDIES NOT EXCLUSIVE

The remedies provided for in this section are cumulative and not exclusive and shall be in addition to any other remedies provided by law.

26.4 COMPLAINTS REGARDING VIOLATIONS

Whenever a violation of this ordinance occurs, or is alleged to have occurred, any person may file a written complaint. Such complaint stating fully the cause and basis thereof shall be filed with the Zoning Administrator. He/she shall record properly such complaint, immediately investigate and take action thereon as provided by this ordinance.