

**AMENDMENTS TO COUNCIL BILL 22-0204  
(1<sup>st</sup> Reader Copy)**

By: Economic and Community Development Committee  
{To be offered on the Council floor}

**Amendment No. 1**

Strike beginning with line 3 on page 1 down through and including line 4 on page 4 and substitute:

“FOR the purpose of adding certain fines for vacant buildings that are unsecured, have high grass and weeds, have roof damage, or have received a subsequent citation in the previous 12 months; and generally relating to fining the owner of a vacant structure for specified violations of the Building, Fire, and Related Codes.

BY amending

Article - Building, Fire, and Related Codes  
Section 2-103 (IBC § 116.4.3)  
Baltimore City Code  
(Edition 2000)

BY adding

Article - Building, Fire, and Related Codes  
Section 2-103 (IBC § 123.8.4)  
Baltimore City Code  
(Edition 2000)

BY repealing and reordaining, with amendments

Article 1 - Mayor, City Council, and Municipal Agencies  
Section 40-14(e)(5c)  
Baltimore City Code  
(Edition 2000)

**SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE, That the Laws of Baltimore City read as follows:**

**Baltimore City Code**

**Article - Building, Fire, and Related Codes**

**Part II. International Building Code**

## § 2-103. City Modifications.

The additions, deletions, amendments, and other modifications adopted by the City are as follows:

### Chapter 1

#### Scope and Administration

116.4.3 Required safeguarding. Every vacant structure must be cleaned, closed, and safeguarded as follows:

1. Before the structure is closed and secured, all litter, trash, and other debris must be removed from the premises.
2. All windows, doors, and other openings must be closed, securely locked, and, if readily accessible, boarded up with substantial material, including masonry, approved by the Building Official. The Building Official may require windows facing streets to be boarded with lexan, vinyl, or similar material, protected by security grills, or both.
3. As long as the structure remains unrehabilitated:
  - a. it must be kept boarded,
  - b. the premises must be conspicuously posted against trespass, [and]
  - c. the premises must be kept free of occupants, litter, trash, debris, high grass, and weeds at all times[.], and
  - D. THE STRUCTURE’S ROOF AND FLASHING MUST BE SOUND, TIGHT, AND WITHOUT DEFECTS THAT ADMIT RAIN.
4. Boarding, posting, and cleaning, however, do not relieve the owner of responsibility to demolish or to repair and maintain the property in conformity with this Code.
5. The Building Official may post a sign to inform the public that the structure is a vacant structure and to provide additional information about the structure’s status.
6. The structure may not be reoccupied until the Building Official has issued an occupancy permit.

**123.8.4 SUBSEQUENT CITATION - UNSAFE STRUCTURE.** IF THE OWNER OF A STRUCTURE SUBJECT TO A VIOLATION NOTICE ISSUED UNDER § 116 {"UNSAFE STRUCTURES"} OF THIS CODE FAILS TO ABATE A CITATION AND IS ISSUED A SUBSEQUENT CITATION FOR THE SAME CAUSE WITHIN 12 MONTHS OF THE FIRST CITATION, THE BUILDING OFFICIAL MAY CHARGE AN ADDITIONAL FINE USING THE STRUCTURE DESCRIBED IN CITY CODE ARTICLE 1 § 40-14(E)(5C) {"VIOLATIONS TO WHICH THIS SUBTITLE APPLIES."}.

**Article 1. Mayor, City Council, and Municipal Agencies**

**Subtitle 40. Environmental Control Board**

**§ 40-14. Violations to which this subtitle applies.**

*(e) Provisions and penalties enumerated.*

**(5c) Building, Fire and Related Codes Article – Building Code**

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<u>§ 123.8. Failure to comply with notice or citation</u>	
<u>Unsafe structures {§ 116}</u>	<u>\$1,000</u>
<u>VACANT BUILDING UNSECURED {§ 116.3}</u>	<u>\$1,000</u>
<u>VACANT BUILDING WITH HIGH GRASS AND WEEDS {§ 116.4.3(3)(C)}</u>	<u>\$1,000</u>
<u>VACANT BUILDING WITH ROOF DAMAGE {§ 116.4.3(3)(D)}</u>	<u>\$1,000</u>
<u>Condemnation proceedings {§ 120}</u>	<u>\$500</u>
<u>All other notices (excluding citations)</u>	<u>\$250</u>
<u>SUBSEQUENT CITATION - UNSAFE STRUCTURE - ADDITIONAL FINE - SUBSEQUENT OFFENSE WITHIN 12 MONTHS {§ 123.8.4}</u>	<u>\$1,000</u>
...	