

## CHAPTER 10. ENFORCEMENT

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### SECTION 1. NUISANCES

Any violation of any provision of this Land Development Code shall be deemed to be a nuisance.

### SECTION 2. CODE ENFORCEMENT OFFICER

Code Enforcement Officer: The Code Enforcement Officer (CEO) shall enforce the provisions of this Land Development Code in the manner prescribed in Title 30-A M.R.S.A. Section 4452, Subsection 1.

### SECTION 3. LEGAL ACTIONS

Liability for violations: Any person, including but not limited to a landowner, his agent, or any contractor who violates a provision of this Land Development Code shall be liable for the penalties set forth in Section 4, below, of this Land Development Code.

### SECTION 4. FINES

Civil penalties: Any person convicted of a violation of this Land Development Code shall be subject to the penalties set forth in Title 30-A, M.R.S.A., Section 4452, Subsection 3.

### SECTION 5. PROCEDURE

It is the Code Enforcement Officer's responsibility to notify in writing the person accountable for violation of this Land Development Code. Said notice shall indicate the nature of the violation and specify necessary corrective action, including discontinuance of illegal use of land, buildings, structures, or work in progress, removal of illegal buildings or structures, and abatement of nuisance conditions. A copy of this notice shall be maintained as a permanent Town Record.

When the above action does not result in the correction or abatement of the violation or nuisance condition, the municipal officers, upon notice from the Code Enforcement Officer, are hereby authorized and directed to institute any and all actions and proceedings, either legal or equitable, including seeking injunctions of violations and the imposition of fines that may be appropriate or necessary to enforce the provisions of this Land Development Code.

### SECTION 6. ADDITIONAL PROVISIONS RELATING TO CHAPTER 5, FLOODPLAIN MANAGEMENT ORDINANCE

In addition to any other actions, the Code Enforcement Officer, upon determination that a violation exists, shall submit a declaration to the Administrator of the Federal Insurance Administration requesting a denial of flood insurance. The valid declaration shall consist of:

1. the name of the property owner and address or legal description of the property sufficient to confirm its identity or location;
2. a clear and unequivocal declaration that the property is in violation of a cited State or local law, regulation, or ordinance;
3. a clear statement that the public body making the declaration has authority to do so and a citation to that authority;
4. evidence that the property owner has been provided notice of the violation and the prospective denial of insurance; and
5. a clear statement that the declaration is being submitted pursuant to Section 1316 of the National Flood Insurance Act of 1968, as amended.