

TITLE 13

PROPERTY MAINTENANCE REGULATIONS¹

CHAPTER

1. MISCELLANEOUS.
2. JUNKYARDS.

CHAPTER 1

MISCELLANEOUS

SECTION

- 13-101. Health officer.
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- 13-103. Smoke, soot, cinders, etc.
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- 13-108. Fluoridation of public water supply.
- 13-109. Vehicles stored on private property.

13-101. Health officer. The "health officer" shall be such town, county, or state officer as the town council shall appoint or designate to administer and enforce health and sanitation regulations within the town. (1977 Code, § 8-101)

13-102. House trailers. It shall be unlawful for any person to park, locate, or occupy any house trailer or portable building unless it complies with all plumbing, electrical, sanitary, and building provisions applicable to stationary structures and the proposed location conforms to the zoning provisions of the town and unless a permit therefor shall have been first duly issued by the building official, as provided for in the building code. (1977 Code, § 8-104)

13-103. Smoke, soot, cinders, etc. It shall be unlawful for any person to permit or cause the escape of such quantities of dense smoke, soot, cinders, noxious acids, fumes, dust, or gases as to be detrimental to or to endanger the

¹Municipal code references
 Animal control: title 10.
 Littering streets, etc.: § 16-107.

health, comfort, and safety of the public or so as to cause or have a tendency to cause injury or damage to property or business. (1977 Code, § 8-105)

13-104. Stagnant water. It shall be unlawful for any person knowingly to allow any pool of stagnant water to accumulate and stand on his property without treating it so as effectively to prevent the breeding of mosquitoes. (1977 Code, § 8-106)

13-105. Weeds. Every owner or tenant of property shall periodically cut the grass and other vegetation commonly recognized as weeds on his property, and it shall be unlawful for any person to fail to comply with an order by the city recorder or chief of police to cut such vegetation when it has reached a height of over one (1) foot. (1977 Code, § 8-107)

13-106. Dead animals. Any person owning or having possession of any dead animal not intended for use as food shall promptly bury the same or notify the health officer and dispose of such animal in such manner as the health officer shall direct. (1977 Code, § 8-108)

13-107. Health and sanitation nuisances. It shall be unlawful for any person to permit any premises owned, occupied, or controlled by him/her to become or remain in a filthy condition, or permit the use or occupation of same in such a manner as to create noxious or offensive smells and odors in connection therewith, or to allow the accumulation or creation of unwholesome and offensive matter or the breeding of flies, rodents, or other vermin on the premises to the menace of the public health or the annoyance of people residing within the vicinity. (1977 Code, § 8-109)

13-108. Fluoridation of public water supply. (1) The water department of the Town of Sharon, Tennessee, is hereby authorized and instructed to make plans for the fluoridation of the water supply of the Town of Sharon, Tennessee: to submit such plans to the Department of Public Health of the State of Tennessee for approval, and upon approval to add such chemicals as fluoride to the water supply in accord with such approval as will adequately provide for the fluoridation of said water supply.

(2) The cost of such fluoridation will be borne by the revenues of the water department of the Town of Sharon, Tennessee. (1977 Code, § 8-114)

13-109. Vehicles stored on private property. (1) It shall be unlawful for the owner or tenant of property to park or store, or allow any other person to park or store, a motor vehicle on that property for more than ninety (90) consecutive days unless there is affixed to said vehicle the following:

(a) A current, valid license plate (as required under the provisions of Tennessee Code Annotated, § 55-4-103.)

(b) A current, valid City of Sharon sticker (as required by the Ordinances of the City of Sharon), indicating that the proper fees have been paid on said vehicle to the City of Sharon.

(2) Any person who shall violate the provisions of this section shall be guilty of a misdemeanor and, upon conviction thereof, shall be punished by a fine of not more than fifty dollars (\$50.00). Each day upon which a violation occurs shall constitute a separate violation.

(3) This section shall not apply to persons or businesses holding a current and valid Dealer's License under the provisions of Tennessee Code Annotated, § 55-4-117.

(4) This section shall not apply to vehicles parked or stored inside an enclosed building.

(5) The police department shall have authority to issue citations to persons who are in violation of this section, requiring the appearance of such persons in city court. (Ord. #2004-2-9, Feb. 2004)

CHAPTER 2**JUNKYARDS****SECTION**

13-201. Junkyards.

13-201. Junkyards.¹ All junkyards within the corporate limits shall be operated and maintained subject to the following regulations:

(1) All junk stored or kept in such yards shall be so kept that it will not catch and hold water in which mosquitoes may breed and so that it will not constitute a place, or places in which rats, mice, or other vermin may be harbored, reared, or propagated.

(2) All such junkyards shall be enclosed within close fitting plank or metal solid fences touching the ground on the bottom and being not less than six (6) feet in height, such fence to be built so that it will be impossible for stray cats and/or stray dogs to have access to such junkyards.

(3) Such yards shall be so maintained as to be in a sanitary condition and so as not to be a menace to the public health or safety. (1977 Code, § 8-111)

¹State law reference

The provisions of this section were taken substantially from the Bristol ordinance upheld by the Tennessee Court of Appeals as being a reasonable and valid exercise of the police power in the case of Hagaman v. Slaughter, 49 Tenn. App. 338, 354 S.W.2d 818 (1961).