

ORDINANCE NO. 225

*Repealed w/ Ord # 274  
2-15-2000*

**ORDINANCES 182 AND 199 ARE HEREBY REPEALED AND THE FOLLOWING IS SUBSTITUTED IN LIEU THEREOF:**

**AN ORDINANCE REGULATING THE ERECTION, CONSTRUCTION, ENLARGEMENT, ALTERATION, REPAIR, MOVING, CONVERSION, OCCUPANCY, EQUIPMENT, USE, HEIGHT, AREA, AND MAINTENANCE OF BUILDINGS OR STRUCTURES IN THE CITY OF MAGNOLIA, TEXAS; TO PROVIDE FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES; PROVIDING PENALTIES FOR THE VIOLATION THEREOF, AND REQUIRING THE INSTALLATION OF SMOKE DETECTING DEVICES.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAGNOLIA, TEXAS AS FOLLOWS:**

Section 1: There is hereby adopted by the City of Magnolia, Texas, for the purpose of establishing rules and regulations for the erection, construction, enlargement, alteration, repair, conversion, equipment, use and occupancy, location, height, area and maintenance of buildings and structures, including fees, permits and penalties, that certain building code known as the Southern Standard Building Code, being particularly the 1994 Edition, or any subsequent revisions or updates as may hereinafter occur. Not less that one copy is filed in the office of the City Secretary. This code is adopted and incorporated as fully as if set out at length herein. Its provisions shall be controlling in the construction or alteration of all buildings and structures within the corporate limits of the City.

All erecting, construction, enlargement, alteration, repair, conversion, and maintenance of buildings and structures within the City of Magnolia, Texas shall be done according to said Building Code.

Before any construction or alteration of any building, buildings or structure within the City of Magnolia, Texas occurs there shall be an application made for a permit, the fee of which shall be according to a schedule attached to this Ordinance as Exhibit "A". No such construction or alteration of any building, buildings or structure within the City of Magnolia, Texas shall occur without the obtaining of the building permit. This permit shall be prominently posted at the construction site on a board and protected by clear plastic from the elements.

Whosoever applies for a permit shall leave three copies of plans, diagrams, drawings and/or specifications of the work to be performed under the permit. No permit shall issue until this obligation is met. No permit shall issue until the fees prescribed according to Exhibit "A" have been be paid. No permit shall issue until the building inspector approves the plans, diagrams, drawings and/or specifications.

Section 2. If any section, subsection, sentence, clause, provision or part of this Ordinance is held invalid for any reason, the remainder of this Ordinance shall not be affected but shall remain in full force and effect.

Section 3. There shall be appointed a Building Inspector by the City Council of the City of Magnolia, Texas who shall review plans, diagrams, sketches and/or specifications and inspect the work to be performed pursuant to the permit from time to time. The Building Inspector shall be

compensated as directed by the City Council of the City of Magnolia, Texas. The initial building inspectors shall be Larry Beach who shall serve at the pleasure of City Council and may be replaced from time to time by Ordinance, Resolution or otherwise. Inspectors shall receive as compensation for services performed herein seventy-five (75) per cent of the fees paid by the applicant.

Section 4. Whosoever shall violate any provision or part of this Ordinance shall be guilty of a Class "C" misdemeanor, and shall, upon conviction, be fined up to but not greater than \$500.00. Any person found guilty of this Ordinance for a second time shall be fined no less than \$100.00. Any person found guilty of this Ordinance for a third or more time shall be fine no less than \$250.00.

Section 5. Any multi-family dwelling constructed on or after the effective date of this Ordinance shall be required to have a smoke detecting device installed within each family dwelling or apartment.

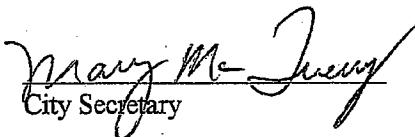
Section 6. Upon the passage of this Ordinance, Ordinances 182 and 199 are hereby repealed; however, for any work being performed upon the adoption of this Ordinance for which a permit was issued pursuant to the provisions of Ordinance 182 or 199, those Ordinances shall be in effect until such work is complete. Completeness, should a controversy arise under this Section, shall be solely decided by the Building Inspector.

PASSED AND ADOPTED ON ITS FIRST READING ON THE 9TH DAY OF JULY, 1996.

Councilwoman Ogden	<u>AYE</u>
Councilman Sutherland	<u>ABSENT</u>
Councilman Smith	<u>AYE</u>
Councilwoman Cloyd	<u>AYE</u>
Councilman Green	<u>ABSENT</u>

ATTEST:

  
John Bramlett, Mayor

  
City Secretary

## EXHIBIT "A" TO ORDINANCE 225

### 1. Permit Fees.

Total Valuation of Project	Fee
\$1.00 to \$1,999	Minimum fee of \$31.00
\$2,000 to \$14,999	\$10 for the first \$2,000, plus \$2.50 for each additional thousand or fraction thereof.
\$15,000 to \$49,999	\$40 for the first \$15,000 plus \$2 for each additional thousand or fraction thereof.
\$50,000 to \$99,999	\$110 for the first \$50,000 plus \$1 for each additional thousand or fraction thereof.
\$100,000 or more	\$160 for the first \$100,000 plus \$.50 for each additional thousand or fraction thereof.

1. Where work for which a permit is required by this Ordinance is started or proceeded with prior to obtaining said permit, the fees herein specified shall be doubled.
2. Should the Building Inspector be asked by the permit holder to re-inspect the work, and upon attempting to re-inspect finds that the work is not ready for re-inspection, there shall be a \$15.00 re-inspection fee.

**ORDINANCE NO. 182**

**AN ORDINANCE REPEALING ORDINANCE NUMBER 159 OF THE CITY OF MAGNOLIA REGULATING THE ERECTION, CONSTRUCTION, ENLARGEMENT, ALTERATION, REPAIR, MOVING, CONVERSION, OCCUPANCY, EQUIPMENT, USE, HEIGHT, AREA, AND MAINTENANCE OF BUILDINGS OR STRUCTURES IN THE CITY OF MAGNOLIA, TEXAS; TO PROVIDE FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES; PROVIDING PENALTIES FOR THE VIOLATION THEREOF.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MAGNOLIA, TEXAS AS FOLLOWS:**

Section 1: There is hereby adopted by the City of Magnolia, Texas, for the purpose of establishing rules and regulations for the erection, construction, enlargement, alteration, repair, conversion, equipment, use and occupancy, location, height, area and maintenance of buildings and structures, including fees, permits and penalties, that certain building code known as the Southern Standard Building Code, being particularly the 1991 Edition, or any subsequent revisions or updates as may hereinafter occur. Not less than one copy is filed in the office of the City Secretary. This code is adopted and incorporated as fully as if set out at length herein. Its provisions shall be controlling in the construction or alteration of all buildings and structures within the corporate limits of the City.

All erecting, construction, enlargement, alteration, repair, conversion, and maintenance of buildings and structures within the City of Magnolia, Texas shall be done according to said Building Code.

Before any construction or alteration of any building, buildings or structure within the City of Magnolia, Texas occurs there shall be an application made for a permit, the fee of which shall be according to a schedule attached to this Ordinance as Exhibit "A". No such construction or alteration of any building, buildings or structure within the City of Magnolia, Texas shall occur without the obtaining of the building permit. This permit shall be prominently posted at the construction site on a board and protected by clear plastic from the elements.

Whosoever applies for a permit shall leave three copies of plans, diagrams, drawings and/or specifications of the work to be performed under the permit. No permit shall issue until this obligation is met. No permit shall issue until the fees prescribed according to Exhibit "A" have been paid. No permit shall issue until the building inspector approves the plans, diagrams, drawings and/or specifications.

Section 2. If any section, subsection, sentence, clause, provision or part of this Ordinance is held invalid for any reason, the remainder of this Ordinance shall not be affected but shall remain in full force and effect.

Section 3. There shall be appointed a Building Inspector by the City Council of the City of Magnolia, Texas who shall review plans, diagrams, sketches and/or specifications and inspect the work to be performed pursuant to the permit from time to time. The Building Inspector shall be compensated as directed by the City Council of the City of Magnolia, Texas. The initial building inspectors shall be Raymond Jordan and/or Larry Beach who shall serve at the pleasure of City Council and may be replaced from time to time by Ordinance, Resolution or

otherwise. Inspectors shall receive as compensation for services performed herein seventy-five (75) per cent of the fees paid by the applicant.

Section 4. Whosoever shall violate any provision or part of this Ordinance shall be guilty of a Class "C" misdemeanor, and shall, upon conviction, be fined up to but not greater than \$500.00. Any person found guilty of this Ordinance for a second time shall be fined no less than \$100.00. Any person found guilty of this Ordinance for a third or more time shall be fine no less than \$250.00.

Section 5. Upon the passage of this Ordinance, Ordinance 159 is hereby repealed; however, for any work being performed upon the adoption of this Ordinance for which a permit was issued pursuant to the provisions of Ordinance 159, Ordinance 159 shall be in effect until such work is complete. Completeness, should a controversy arise under this Section, shall be solely decided by the Building Inspector.

PASSED AND ADOPTED ON ITS FIRST READING ON THE 10TH DAY OF AUGUST, 1993.

Councilwoman Ogden  
Councilman Timmins  
Councilman Smith  
Councilwoman Cloyd  
Councilman Chumley

<u>AYE</u>
<u>AYE</u>
<u>AYE</u>
<u>AYE</u>
<u>AYE</u>

ATTEST:

Mary McJury  
City Secretary

John Bramlett  
John Bramlett, Mayor

## EXHIBIT "A" TO ORDINANCE 182

### 1. Permit Fees.

Total Valuation of Project	Fee
\$100 or less	none, unless inspection is required, in which case a \$5.00 for each inspection shall be charged.
\$100 to \$2,000	\$5 per thousand or fraction thereof.
\$2,000 to \$15,000	\$10 for the first \$2,000, plus \$2.50 for each additional thousand or fraction thereof.
\$15,000 to \$50,000	\$40 for the first \$15,000 plus \$2 for each additional thousand or fraction thereof.
\$50,000 to \$100,000	\$110 for the first \$50,000 plus \$1 for each additional thousand or fraction thereof.
greater than \$100,000	\$160 for the first \$100,000 plus \$.50 for each additional thousand or fraction thereof.

1. Where work for which a permit is required by this Ordinance is started or proceeded with prior to obtaining said permit, the fees herein specified shall be doubled.

2. Should the Building Inspector be asked by the permit holder to re-inspect the work, and upon attempting to re-inspect finds that the work is not ready for re-inspection, there shall be a \$10.00 re-inspection fee.

*Effective 8-10-93*  
EXHIBIT "A" TO ORDINANCE 182

1. Permit Fees.

Total Valuation of Project	Fee
\$100 or less	none, unless inspection is required, in which case a \$5.00 for each inspection shall be charged.
\$100 to \$2,000	\$5 per thousand or fraction thereof.
\$2,000 to \$15,000	\$10 for the first \$2,000, plus \$2.50 for each additional thousand or fraction thereof.
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1. Where work for which a permit is required by this Ordinance is started or proceeded with prior to obtaining said permit, the fees herein specified shall be doubled.

2. Should the Building Inspector be asked by the permit holder to re-inspect the work, and upon attempting to re-inspect finds that the work is not ready for re-inspection, there shall be a \$10.00 re-inspection fee.

ATTN: JODY

CITY OF MAGNOLIA  
P. O. Box 396 — (713) 356-2266  
Magnolia, Texas 77355

*Jan*

## AFFIDAVIT OF PUBLICATION

BEFORE ME, the undersigned authority, on this day personally  
appeared Jane Littlefield who on her oath stated:

**ORDINANCE NO. 182**

An ordinance repealing Ordinance Number 159 of the City of Magnolia regulating the erection construction, enlargement, alteration, repair, moving, conversion, occupancy, equipment, use, height, area and maintenance of buildings or structures in the City of Magnolia, Texas;

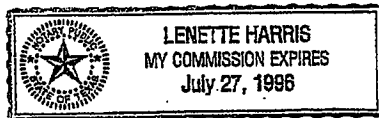
I am the accountant of the POTPOURRI NEWS a newspaper published  
in Montgomery County, Texas and know the facts stated in this affidavit.  
The attached matter is a true and correct copy of the publication of the  
citation of which it purports to be a copy, as the same appeared in such  
newspaper in the respective issues of:

August 18, 1993

                    , 1993

*Jane Littlefield*

Subscribed and sworn to this 18th day of August, 1993



*Lenette Harris*

Notary Public, Montgomery County, Texas

## MOBILE HOMES

### BIG REASONS WHY MORE TEXANS OWN OUR HOMES.

QUALITY AT SALE PRICES ALL YEAR LONG!

### TEXAS' LARGEST FACTORY OWNED OUTLET!

1994: Shingles, plywood, vaulted, walk-in closets (all bedrooms), appliances, A/C, set-up. FREE FIREPLACE! 4 bedroom, 2 bath, 1,631 sq. ft. \$288 a month!

1994: Round tub, his & her sinks, plywood, vaulted, A/C, appliances, set-up. FREE WHIRLPOOL SPA, 3/2, 16x80, \$216 a month!

1994: Shingles, plywood, vaulted, living room & family room, appliances, A/C set-up. FREE FIREPLACE! 4 bedroom, 2 bath, 1,811 sq. ft. \$262 a month

1994: Front kitchen, plywood, upgrade insulation, appliances, A/C, delivery, set-up. FREE DISHWASHER! 2/1, 14x56. \$149 a month!

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10% down, 9% APR, 240 months

Also available: 5% down, 8.25 % APR

TRADE-INS NEEDED!

## LEGAL

### NOTICE TO BIDDERS

The City of Magnolia, Texas shall accept sealed proposals for various insurance coverage. Specifications will be made available at Magnolia City Hall, 510 Magnolia Blvd., Magnolia, Texas.

Sealed proposals shall be addressed to the City Secretary, City of Magnolia, P.O. Box 396, Magnolia, TX 77555, and shall be labeled "Insurance proposal, DO NOT OPEN."

Bids must be submitted by 4:00 P.M. September 8, 1993. Bids will be open at 10:00 A.M. September 10, 1993. Policy period for all policies October 7, 1993-October 7, 1994. The City of Magnolia reserves the right to accept or reject any or all proposals, to waive technicalities, to make any investigation deemed necessary concerning the bidder's ability to provide the merchandise as covered by the specifications and to accept what in their judgement, is the most advantageous proposal. Specifications may only be obtained in person from the office of the City Secretary, 510 Magnolia Blvd., Magnolia, Texas.

### ORDINANCE NO. 183

An ordinance repealing Ordinance Number 160 of the City of Magnolia regulating the installation, alteration, composition, location, power, equipping, connection, protection, safety and inspection of all electrical wiring, conduits and fixtures in the City of Magnolia, Texas; to provide for the issuance of permits and collection of fees; providing penalties for the violation thereof. Whosoever shall violate any provision or part of this ordinance shall be guilty of a Class "C" misdemeanor, and shall, upon conviction, be fined up to but not greater than \$500.00. Any person found guilty of this ordinance for a second time shall be fined no less than \$100.00. Any person found guilty of this ordinance for a third time or more time shall be fined no less than \$250.00. Passed and approved August 10, 1993.

### ORDINANCE NO. 186

An ordinance altering the maximum prima facie speed limits established for vehicles on parts of Michael Street under the provisions of Article 6701d, Vernon's annotated civil statutes, within the corporate limits of the City of Magnolia as set out in this ordinance; and providing a penalty of

a fine not to exceed \$200.00 for the violation thereof. Any person violating any of the provisions of this ordinance shall be deemed guilty of a misdemeanor and upon conviction thereof shall be fined a sum not to exceed two hundred dollars (\$200.00). Passed and approved August 10, 1993.

### ORDINANCE NO. 184

An ordinance repealing Ordinance Number 161 of the City of Magnolia regulating the installation, alteration, repairs and replacement of plumbing, pipe fitting and fixtures in the City of Magnolia, Texas; to provide for the issuance of permits and collection of fees, providing penalties for the violation thereof. Whosoever shall violate any provision or part of this ordinance shall be guilty of a Class "C" misdemeanor, and shall, upon conviction, be fined up to but not greater than \$500.00. Any person found guilty of this ordinance for a second time shall be fined no less than \$100.00. Any person found guilty of this ordinance for a third time or more time shall be fined no less than \$250.00. Passed and approved August 10, 1993.

### ORDINANCE NO. 182

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### Conserving energy the natural way

HOUSTON - Trees are only one of nature's symbolic forms of beauty; they are also a way for you to conserve energy around your home. "Large deciduous trees planted on the east, west and south sides of a home can cut air conditioning costs by 20 to 40 percent," says Ralph Wright district manager, Tomball/Cypress Center. "It is very important that windows and sliding glass doors located in these areas especially on the south side are shaded."

Planting deciduous vines on trellises to shade windows and sliding glass doors is another way to reduce air conditioning bills. During the winter months, the bare branches of these trees allow sunlight and natural solar heat to filter through onto the house. Here are a few tips you need to keep in mind when you are choosing where to plant large trees at least 10 feet away from your house. Select trees with a moderate growth rate - they tend to have stronger wood and live longer, avoid short-lived, weak-wooded trees. Evergreen trees are good wind breakers but poor choice for shading. They have no canopy and block sunlight during the winter.

Wright said, "While trees and shrubs may take some time to reach full maturity and maximum shading capabilities, they ultimately will provide you with years of beauty and savings on your energy costs." For more information on energy saving ideas for your home, call (713) 229-7704 and request a free copy of HLP's "Home Energy Guide."

**DEADLINE FOR CLASSIFIED ADS IS NOON WEDNESDAY FOR THE FOLLOWING EDITION**

**ORDINANCE NO. 199**

**AN ORDINANCE AMENDING ORDINANCE NUMBER 182 OF THE CITY OF MAGNOLIA REGULATING THE ERECTION, CONSTRUCTION, ENLARGEMENT, ALTERATION, REPAIR, MOVING, CONVERSION, OCCUPANCY, EQUIPMENT, USE, HEIGHT, AREA, AND MAINTENANCE OF BUILDINGS OR STRUCTURES IN THE CITY OF MAGNOLIA, TEXAS; TO PROVIDE FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES; PROVIDING PENALTIES FOR THE VIOLATION THEREOF, AND REQUIRING THE INSTALLATION OF SMOKE DETECTING DEVICES.**

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pleasure of City Council and may be replaced from time to time by Ordinance, Resolution or otherwise. Inspectors shall receive as compensation for services performed herein seventy-five (75) per cent of the fees paid by the applicant.

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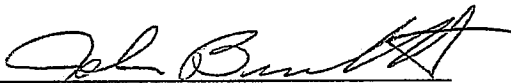
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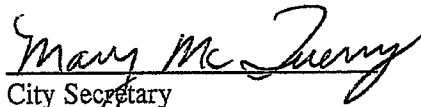
Section 6. Upon the passage of this Ordinance, Ordinance 182 is hereby repealed; however, for any work being performed upon the adoption of this Ordinance for which a permit was issued pursuant to the provisions of Ordinance 182, Ordinance 182 shall be in effect until such work is complete. Completeness, should a controversy arise under this Section, shall be solely decided by the Building Inspector.

PASSED AND ADOPTED ON ITS FIRST READING ON THE 17TH DAY OF MAY, 1994.

Councilwoman Ogden	<u>AYE</u>
Councilman Sutherland	<u>AYE</u>
Councilman Smith	<u>AYE</u>
Councilwoman Cloyd	<u>AYE</u>
Councilman Chumley	<u>AYE</u>

ATTEST:

  
John Bramlett, Mayor

  
City Secretary

## EXHIBIT "A" TO ORDINANCE 199

### 1. Permit Fees.

Total Valuation of Project	Fee
\$100 or less	none, unless inspection is required, in which case a \$5.00 for each inspection shall be charged.
\$100 to \$2,000	\$5 per thousand or fraction thereof.
\$2,000 to \$15,000	\$10 for the first \$2,000, plus \$2.50 for each additional thousand or fraction thereof.
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