

- e. *Automatic dishwashers.* Automatic dishwashers shall be inspected to determine the existence of an air gap device; where none exists, it shall be installed.

(4) *Heating.*

- a. *Chimney cleanout.* All chimneys shall be inspected for the existence of cleanout door with tight fit and in operating condition. Unplugged openings in the chimney shall require closing.
- b. *Vent connectors.* All connecting pipes shall be inspected for sag and rusting. Sagging vent pipes shall be supported or replaced. Rusting vent pipes shall be replaced.
- c. *Leaks.* Steam and hot water heating systems shall be inspected for leaks. Leaking systems shall require repair.
- d. *Controls and internal furnace equipment.* All furnace controls and internal furnace equipment shall be viewed as to general appearance only. Operating condition will not be inspected or certified.
- e. *Smoke detectors.* Each residence shall have a minimum of one smoke detector per level, including the basement. Such detector shall be UL listed and comply with Standard 217. Each detector shall be in operating condition.

The above guidelines are intended to be a general summary. Specific defects applicable to individual dwellings or other structures on said premises may be enlarged upon by the inspector in his report, which is available to all parties involved in the transaction. Some items are impracticable to inspect, e.g., interior of furnace, hot water tank, footings, etc.

(Code 1997, § 10-246; Ord. No. 747, § 1, 5-15-2000)

Sec. 8-70. Cross connections to the public water supply.

The division of safety inspection and any designated or authorized representative thereof, dur-

ing the property inspection required by this article, shall inspect the freshwater distribution system located on the premises for the presence of cross connections to the municipal water supply system. Any such cross connection found shall be required to be corrected within a reasonable time established by the department of safety inspections commensurate with the potential hazard involved.

(Code 1997, § 10-247; Ord. No. 747, § 1, 5-15-2000)

Sec. 8-71. Downspouts disconnect.

Downspouts shall be inspected to be certain they are disconnected from the sewer system and are in compliance with section 86-241.

(Code 1997, § 10-248; Ord. No. 762, § 1, 11-20-2000)

Sec. 8-72. Costs.

Costs incurred by the city to enforce this article may be assessed as a single lot assessment.

Secs. 8-73—8-121. Reserved.

ARTICLE IV. AIR CONDITIONING CONDENSING UNITS

Sec. 8-122. Definitions.

The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

Air conditioning condensing unit means that portion of residential air conditioning equipment located outside the dwelling and containing a fan or compressor unit.

Notice of public hearing means a written notice sent by the city via ordinary mail to the property owners as their names and addresses appear on the city tax records, at least seven days prior to the scheduled public hearing, advising such property owner of the nature, date, time and place of such hearing.

Public hearing means a hearing conducted by the city council upon the request of a petitioner seeking authority to install an air conditioning condensing unit.

Side yard shall have the meaning ascribed to such term in the zoning code, being chapter 50 of this Code, except that portion of the side yard within ten feet of the front of any residential home which for the purpose of this division shall be deemed to be within the front yard.

(Code 1975, § 6-21-1; Code 1997, § 10-91)

Sec. 8-123. Installation permit.

Permits to install air conditioning condensing units shall be required for installation sites in front and side yards. Requirements for such permits are:

- (1) *Side yards.* The owner of the residential property nearest to and adjacent to the side yard of the proposed site shall have consented, in writing, to such installation and such consent shall be filed with the city at the time such permit is issued, or if the written consent of the adjacent property owner nearest the side yard of the proposed installation site cannot be obtained, then a permit for such installation shall not be issued unless approved by the city council after a public hearing is held on such petition and notice of such public hearing is mailed by the city to the property owner of the residential property nearest and adjacent to the property containing the proposed installation site.
- (2) *Front yards.* The owners of the residential property on both sides adjacent to the property whereat the proposed installation site is located and the owners of the three residential properties directly across the street from the property wherein the proposed installation site is located shall consent in writing to such proposed installation and such consents shall be filed with the city at the time such permit is issued, or if such consents cannot be obtained, then a permit for such installation shall not be issued unless approved by the city council after a public hearing thereon,

notice of such hearing being mailed to the property owners on both sides adjacent to the property whereat the proposed installation site is located and the owners of the three residential properties directly across the street from the property whereat the proposed installation site is located.

- (3) *Side yards adjacent to the street on corner lots.* A permit for the installation of an air conditioning condensing unit to be located in a side yard adjacent to a street on a corner lot shall not be issued unless approved in writing by the city administrator.

(Code 1975, § 6-21-2; Code 1997, § 10-92; Ord. No. 755, § 1, 6-19-2000)

Sec. 8-124. Fee for public hearings.

Any petitioner for an air conditioning condenser installation permit that requires a public hearing by the city council shall pay a hearing fee as currently established or as hereafter adopted by resolution of the city council from time to time to the city at the time of filing a request for a public hearing.

(Code 1975, § 6-21-3; Code 1997, § 10-93)

Secs. 8-125—8-146. Reserved.

ARTICLE V. EXTERIOR LIGHTING

Sec. 8-147. Definitions.

The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

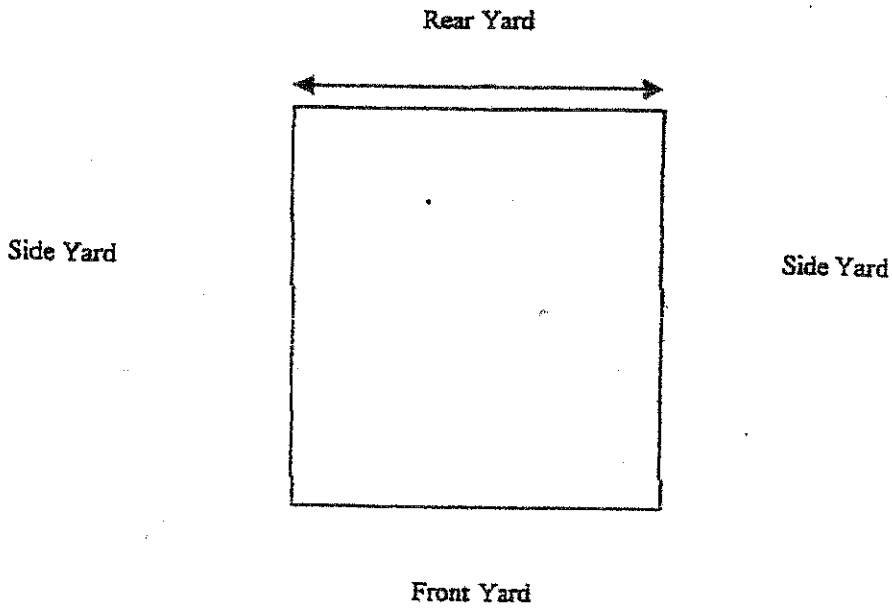
Outside security lighting means any electrically operated light, except incandescent lights without a reflecting surface and not exceeding 150 watts, mounted or installed on the exterior of any building or on or upon any exterior object located upon a property or parcel of real estate within any residential district of the city.

(Code 1975, § 6-20-1; Code 1997, § 10-531)

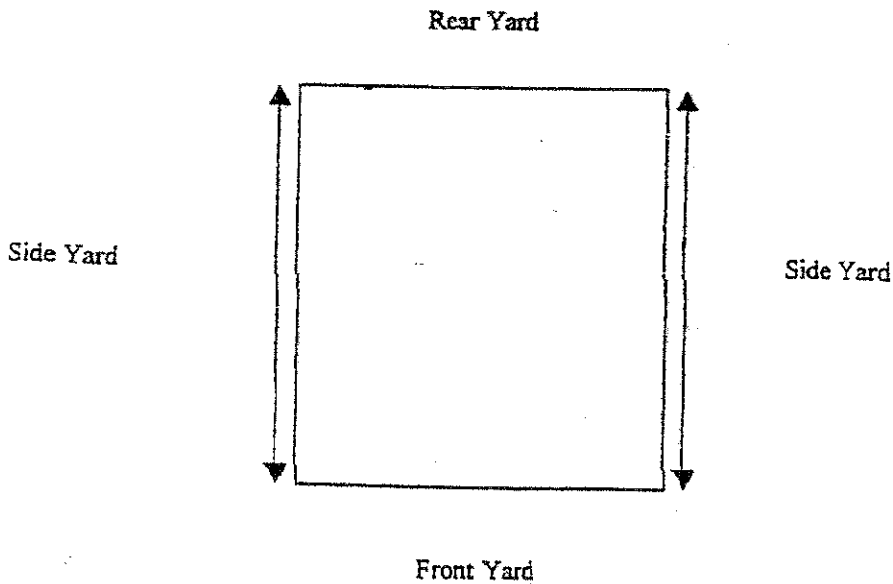
AIR CONDITIONING UNIT LOCATION

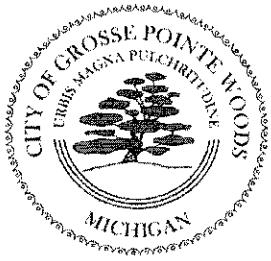
From the following examples, please indicate where your air conditioning unit will be located:

1. A rear yard location does not require adjacent property owner's approval:



2. A side yard location requires adjacent neighbor's approval:





CITY OF GROSSE POINTE WOODS
20025 Mack Plaza Drive
Grosse Pointe Woods, Michigan 48236-2397
BUILDING DEPARTMENT
Phone 313.343.2426/Fax 313.343.2439

Air Conditioning (A/C) Condensing Unit Placement Approval

I, _____, residing at _____, hereby
approve my neighbor at _____ to install a new A/C Condensing
Unit on their property beside their house (between our homes).

Please Print and Sign name

Date