

TOWN OF GREENVILLE  
ORDINANCE NO. 2010-T-046

**ORDINANCE CONCERNING THE DISPOSAL OF TRASH, GRASS,  
WEEDS AND ABANDONED VECHICLES ON REAL PROPERTY  
WITHIN THE TOWN OF GREENVILLE, INDIANA**

WHEREAS, the town council for the Town of Greenville, Indiana, in the interest of public health, safety and welfare, has deemed it necessary that the Town develop an Ordinance which forbids the placing or disposal of trash, waste, junk, and abandoned motor vehicles on real property within the Corporate limits of the Town of Greenville;

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF GREENVILLE, INDIANA, AS FOLLOWS:

Definitions:

“Abandoned vehicle” shall be defined as a vehicle that:

A} has remained on private real property without the consent of the owner for more than forty-eight {48} hours; or

B} is at least three {3} years old, is mechanically inoperable, and is left on private property continuously in a location visible from public property for more than twenty {20} days.

C} a vehicle which does not have a current year’s license plate and registration from the State of Indiana will be considered not to be operational.

D} this Ordinance exempts any vehicle defined as a classic vehicle by the State of Indiana Bureau of Motor Vehicle. Exemption will apply to no more than six {6} vehicles and vehicles must be covered if outside of a covered structure while being physically repaired.

E} this Ordinance exempts any vehicle located on an Automobile for Sales Lot which has posted its Federal Identification Number and Indiana Sales and Use Tax Certificate.

F} Said term “abandoned vehicle” shall further have the meanings set forth in I.C. 9-13-2-1.

G} “Person” shall mean any natural person, firm, corporation, company, entity, or any association of the preceding, who own, lease, use, or reside on real estate, whether used for residential or commercial purposes, located within the Town of Greenville, Indiana.

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1. No person shall store, or permit to be stored, on any real estate within the Town any used building materials, rubbish, garbage, waste, trash or any other materials that are not fit for any reasonable purpose, including, but not limited to, abandoned vehicles.
2. No person shall permit any grass, weeds or other vegetation to grow on real property to a height greater than twelve {12} inches above the ground.
3. No person shall permit any tree, shrub, bush, hedge, or other foliage or vegetation, on any real property within the corporate limits of the Town of Greenville, Indiana, to encroach upon, or interfere with the use of, any public sidewalk, street, road, or right of way.
4. No person shall allow any tree, shrub, bush, hedge or other foliage or Vegetation, on any real property, to grow to the extent that it obstructs the view on any public roadway, street, or right of way within the corporate limits of the Town of Greenville, Indiana.

ENFORCEMENT:

Enforcement of this Ordinance shall be pursuant to I.C. 36-1-6-3 or I.C. 36-1-6-4 or a successor statute if said statute is repealed.

Fines and Penalties:

1. The Town shall give all persons holding a substantial interest in any Real property which is not in compliance with this Ordinance ten {10} days written notice to correct the condition and bring the property into compliance. Such notice may be in person by any member of the Greenville Marshal Department, or by mailing it by registered or certified mail with return receipt requested.
2. That for each day any person or entity shall be in violation of this Ordinance after the ten {10} day period set forth in I.C. 36-1-6-2 , said person shall be fined an amount not less than fifty dollars {\$50.00} per day.
3. Furthermore, if the condition of said real estate has not been corrected within thirty {30} days after the aforesaid ten {10} day notice period, the Town may cause such condition to be corrected by mowing said grass or weeds; trimming such trees, shrubs, bushes, hedges, or other foliage or vegetation; or by removal or cleanup of said motor vehicles, trash, waste, garbage, rubbish or unused building materials and the Town shall cause an amount, which is the sum of the penalty levied pursuant to paragraph two above, and the cost of mowing, trimming, removal or cleanup, to be certified to the County Auditor as a charge against the taxes due and payable to the County Treasurer in the following year in accordance with IC 36-1-6-2, or a successor statute if said statute is repealed.

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4. The Town of Greenville may pursue any and all penalties described in I.C. 36-1-6-3 in addition to the penalties described in I.C. 36-1-6-4, or a successor statute of said statute is repealed. Including Attorney fees and court cost.
5. No penalty shall be levied for violation of this Ordinance, nor shall any action be taken by the Town to bring the real property into compliance with this Ordinance, unless all persons holding a substantial interest in the property are given a reasonable opportunity to bring the property into compliance.
6. Any portion of any prior Ordinance in conflict with the provisions of this Ordinance is hereby repealed.
7. This Ordinance replaces Ordinance 2007-T-71 dated March 12<sup>th</sup>, 2007. Ordinance 2007-T-71 shall be moved to the voided Ordinance file after passage of this Ordinance.
8. The Town of Greenville Clerk Treasurer shall publish this Ordinance within 30 days in the New Albany Tribune after passage.
9. The Town of Greenville Clerk Treasurer shall attach a copy of the publication and related information to the original signed Ordinance and a PDF file shall be added to the electronic file copy of this Ordinance.

ADOPTED BY THE TOWN COUNCIL OF GREENVILLE, INDIANA, ON THE 16<sup>th</sup> DAY  
OF AUGUST, 2010.

PRESIDENT OF THE TOWN  
COUNCIL OF GREENVILLE,  
INDIANA

  
TALBOTTE RICHARDSON,

  
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JACK TRAVILLIAN, CLERK/TREASURER

PREPARED BY: RANDAL JOHNES

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IC 36-1-6

Chapter 6. Enforcement of Ordinances

**IC 36-1-6-1 Application of chapter**

Sec. 1. This chapter applies to all municipal corporations having the power to adopt ordinances. *As added by Acts 1980, P.L.211, SEC.1.*

**IC 36-1-6-2**

**Action to bring compliance with ordinance conditions; expense as  
Hen against property; enforcement of delinquent fees and penalties**

Sec. 2. (a) If a condition violating an ordinance of a municipal corporation exists on real property, employees or contractors of a municipal corporation may enter onto that property and take appropriate action to bring the property into compliance with the ordinance. However, before action to bring compliance may be taken, all persons holding a substantial interest in the property must be given a reasonable opportunity of at least ten (10) days but not more than sixty (60) days to bring the property into compliance. Continuous enforcement orders (as defined in IC 36-7-9-2) can be enforced and liens may be assessed without the need for additional notice. If the municipal corporation takes action to bring compliance, the expenses incurred by the municipal corporation to bring compliance constitute a lien against the property. The lien attaches when notice of the lien is recorded in the office of the county recorder in which the property is located. The lien is superior to all other liens except liens for taxes, in an amount that does not exceed:

(1)ten thousand dollars (\$10,000) for real property that:

(A)contains one (1) or more occupied or unoccupied single or double family dwellings or the appurtenances or additions to those dwellings; or

(B)is unimproved; or

(2) twenty thousand dollars (\$20,000) for all other real property not described in subdivision (1).

(b)The municipal corporation may issue a bill to the owner of the real property for the costs incurred by the municipal corporation in bringing the property into compliance with the ordinance, including administrative costs and removal costs.

(c)A bill issued under subsection (b) is delinquent if the owner of the real property fails to pay the bill within thirty (30) days after the date of the issuance of the bill.

(d)Whenever a municipal corporation determines it necessary, the officer charged with the collection of fees and penalties for the municipal corporation shall prepare:

(1) a list of delinquent fees and penalties that are enforceable under this section, including:

(A)the name or names of the owner or owners of each lot or parcel of real property on which fees are delinquent;

(B)a description of the premises, as shown on the records of the county auditor; and

(C) the amount of the delinquent fees and the penalty; or (2) an instalment for each lot or parcel of real property on which the fees are delinquent.

(e)The officer shall record a copy of each list or each instrument with the county recorder, who shall charge a fee for recording the list or instrument under the fee schedule established in IC 36-2-7-10.

(f) The amount of a lien shall be placed on the tax duplicate by the auditor. The total amount, including any accrued interest, shall be collected in the same manner as delinquent taxes are collected and shall be disbursed to the general fund of the municipal corporation.

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(g) A fee is not enforceable as a lien against a subsequent owner of property unless the lien for the fee was recorded with the county recorder before conveyance to the subsequent owner. If the property is conveyed before the lien is recorded, the municipal corporation shall notify the person who owned the property at the time the fee became payable. The notice must inform the person that payment, including penalty fees for delinquencies, is due not later than fifteen (15) days after the date of the notice. If payment is not received within one hundred eighty (180) days after the date of the notice, the amount due may be considered a bad debt loss.

(h) The municipal corporation shall release:

(1) liens filed with the county recorder after the recorded date of conveyance of the property; and

(2) delinquent fees incurred by the seller; upon receipt of a written demand from the purchaser or a representative of the title insurance company or the title insurance company's agent that issued a title insurance policy to the purchaser. The demand must state that the delinquent fees were not incurred by the purchaser as a user, lessee, or previous owner and that the purchaser has not been paid by the seller for the delinquent fees.

(i) The county auditor shall remove the fees, penalties, and service charges that were not recorded before a recorded conveyance to a subsequent owner upon receipt of a copy of the written demand under subsection (h).

*As added by Acts 1980, P.L.211, SEC.1 Amended by P.L.50-2002, SEC.1; P.L.144-2003, SEC.1; P.L.177-2003, SEC.2; P.L.131-2005, SEC.5; P.L.88-2006, SEC.7; P.L.194-2007, SEC.8; P.L.88-2009, SEC. 5.*

**IC 36-1-6-3**

**Proceeding to enforce ordinance; law applicable**

Sec. 3. (a) Certain ordinances may be enforced by a municipal corporation without proceeding in court through:

(1) an admission of violation before the violations clerk under IC 33-36; or

(2) administrative enforcement under section 9 of this chapter,

(b) Except as provided in subsection (a), a proceeding to enforce an ordinance must be brought in accordance with IC 34-28-5, section 4 of this chapter, or both.

(c) An ordinance defining a moving traffic violation may not be enforced under IC 33-36 and must be enforced in accordance with IC 34-28-5.

*As added by Acts 1980, P.L.211, SEC.1. Amended by Acts 1981, P.L.108, SEC.39; P.L.177-1988, SEC.8; P.L.130-1991, SEC.35; P.L.1-1998, SEC.202; P.L.98-2004, SEC.159.*

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**IC 36-1-6-4**

**Civil action by municipal corporation; action by court**

Sec. 4. (a) A municipal corporation may bring a civil action as provided in IC 34-28-5-1 if a person:

- (1) violates an ordinance regulating or prohibiting a condition or use of property; or
- (2) engages in conduct without a license or permit if an ordinance requires a license or permit to engage in the conduct.

(b) A court may take any appropriate action in a proceeding under this section, including any of the following actions:

- (1) Issuing an injunction.
- (2) Entering a judgment.
  
- (3) Issuing a continuous enforcement order (as defined in IC 36-7-9-2).
- (4) Ordering the suspension or revocation of a license.
- (5) Ordering an inspection.
- (6) Ordering a property vacated.
- (7) Ordering a structure demolished.
- (8) Imposing a penalty not to exceed an amount set forth in IC36-1-3-8(a)(10).
- (9) Imposing court costs and fees in accordance with IC 33-37-4-2 and IC 33-37-5.
- (10) Ordering a defendant to take appropriate action to bring a property into compliance with an ordinance within a specified time.
- (11) Ordering a municipal corporation to take appropriate action to bring a property into compliance with an ordinance in accordance with IC 36-1-6-2.

*As added by Acts 1980, P.L.211, SEC.1. Amended by P.L. 194-2007, SEC. 9; P.L. 88-2009, SEC. 6.*

**IC 9-13-2-1 Abandoned vehicle**

Sec. 1. "Abandoned vehicle" means the following:

- (1) A vehicle located on public property illegally.
- (2) A vehicle left on public property without being moved for twenty-four (24) hours.
- (3) A vehicle located on public property in such a manner as to constitute a hazard or obstruction to the movement of pedestrian or vehicular traffic on a public right-of-way.
- (4) A vehicle that has remained on private property without the consent of the owner or person in control of that property for more than forty-eight (48) hours.
- (5) A vehicle from which the engine, transmission, or differential has been removed or that is otherwise partially dismantled or inoperable and left on public property.
- (6) A vehicle that has been removed by a towing service or public agency upon request of an officer enforcing a statute or an ordinance other than this chapter if the impounded vehicle is not claimed or redeemed by the owner or the owner's agent within twenty (20) days after the vehicle's removal.
- (7) A vehicle that is at least three (3) model years old, is mechanically inoperable, and is left on private property continuously in a location visible from public property for more than twenty (20) days. For purposes of this subdivision, a vehicle covered by a tarpaulin or other plastic, vinyl, rubber, cloth, or textile covering is considered to be visible.

*As added by P.L.2-1991, SEC.1. Amended by P.L.92-1997, SEC.1; P.L.54-2009, SEC.2.*