

SECTION 4.21 DANGEROUS BUILDINGS.

No dangerous building, as hereinafter defined, shall be kept or maintained on any property. For purposes of this Section only, the term "dangerous building" means any building or structure that as any of the following defects or is in any of the following conditions:

- (a) Whenever any door, aisle, passageway, stairway or other means of exit does not conform to the Township Building Code.
- (b) Whenever any portion has been damaged by fire, wind, flood or by any other cause in such a manner that the structural strength or stability is appreciably less than it was before such catastrophe and is less than the minimum requirements of the Township Building Code for a new building of similar construction, purpose for location.
- (c) Whenever any portion or member or appurtenance is likely to fall or to become detached or dislodged, or to collapse and thereby injure persons or damage property.
- (d) Whenever any portion has settled to such an extent that the walls or other structural portions have materially less resistance to winds than is required in the case of new construction by Michigan Act 167 of 1917, as amended, or the Township Building Code.
- (e) Whenever the building or structure or any part, because of dilapidation, deterioration, decay, faulty construction, or because of the removal or movement of some portion of the ground necessary for the purpose of support, or for other reason, is likely to partially or completely collapse, or some portion of the foundation or underpinning is likely to fall or give way.
- (f) Whenever for any reason whatsoever the building or structure or any portion is manifestly unsafe for the purpose for which it is used.
- (g) Whenever the building or structure has been so damaged by fire, wind or flood, or has become so dilapidated or deteriorated as to become an attractive nuisance to children who might play therein to their danger, or as to afford a harbor for vagrants, criminals or immoral persons, or as to enable persons to resort thereto for the purpose of committing a nuisance or unlawful or immoral acts.
- (h) Whenever a building or structure used or intended to be used for dwelling purposes, because of dilapidation, decay, damage or faulty construction or arrangement or otherwise, is unsanitary or unfit for human habitation or is in a condition that is likely to cause sickness or disease when so determined by the Zoning Inspector, or is likely to work injury to the health, safety or general welfare of those living within.
- (i) Whenever any building or structure becomes vacant, dilapidated and open at door or window, leaving the interior of the building or structure exposed to the elements or accessible to entrance by trespassers.