

CITY OF BELVIDERE, ILLINOIS

ORDINANCE #754H

AN ORDINANCE ADOPTING A NEW SECTION 46-54, INSPECTION OF NON-RESIDENTIAL AND MULTI-FAMILY STRUCTURES, OF THE CITY OF BELVIDERE MUNICIPAL CODE.

PASSED AND ADOPTED

BY THE CITY COUNCIL

OF THE CITY OF

BELVIDERE, ILLINOIS

ON THE 20TH DAY OF APRIL 2026.

APPROVED BY THE

MAYOR OF THE CITY OF

BELVIDERE, ILLINOIS

ON THE 21TH DAY OF APRIL 2026.

Published in Pamphlet Form this 21th day of April 2026.

ORDINANCE #754H
AN ORDINANCE ADOPTING A NEW SECTION 46-54,
INSPECTION OF NON-RESIDENTIAL AND MULTI-FAMILY STRUCTURES,
OF THE CITY OF BELVIDERE MUNICIPAL CODE

BE IT ORDAINED by the City Council of the City of Belvidere, Boone County, Illinois, as follows:

SECTION 1: Article II of Chapter 46 of the City of Belvidere Municipal Code is amended to insert a new Section 46-54 as set forth in the attached Exhibit A which is incorporated herein by this reference.

SECTION 2: If any section, paragraph, subdivision, clause, sentence or provision of this Ordinance shall be adjudged by any Court of competent jurisdiction to be invalid, such judgment shall not affect, impair, invalidate or nullify the remainder thereof, which remainder shall remain and continue in full force and effect.

SECTION 3: This Ordinance shall be in full force and effect ten (10) days after its passage, approval and publication in pamphlet form as required by law which publication is hereby authorized.

Ayes: Frank, Hoiness, McGee, Montalbano, Peterson, Stevens, Albertini,
and Fleury.
Nays: Brereton.
Absent: Gramkowski
Passed: April 20, 2026
Approved: April 21, 2026



Mayor Clinton Morris

ATTEST: 

City Clerk Erica Bluege

(SEAL)

46-54. Inspection of non-residential and multifamily structures.

Every non-residential and multi-family residential structure within the City of Belvidere, or subject to its jurisdiction, shall be subject to inspection to verify compliance with Chapter 22 of the Belvidere Municipal Code and the codes adopted therein. For purposes of this Section, a non-residential structure is any structure, or portion thereof, located upon any property zoned for commercial, industrial, or institutional purposes or any structure located on residentially zoned property where the structure is the primary use on the property and which is a non-residential use. A multi-family structure is any structure greater than two dwelling units, as defined in the City of Belvidere Zoning Code.

The Fire Chief is authorized to promulgate a policy of inspections with regular inspections to occur not more than one time annually for each non-residential and multi-family structure. Inspections, shall be scheduled during regular business hours (Monday – Friday 8:00 am – 6:00 pm) or at such other time approved by the Chief or his designee and agreeable to the property or structure owner or person in constructive control or possession of the structure or property, including but not limited to tenants, managers and employees of the owner or tenant (jointly Authorized Persons). Nothing herein shall prohibit inspection of any structure or property pursuant to any other authority under the City of Belvidere Municipal Code, Illinois State law and Regulations or the common law. Additionally, any change in fee simple ownership or tenancy of any structure, or portion thereof, or any change in use, as described in the IFC as adopted in Chapter 22, shall be just cause for an additional inspection under this Section.

Any inspection policy relating to multi-family residential structures shall limit the scope of such inspection to the common areas of such structure as well as any mechanical or utility spaces not devoted solely to an individual tenant.

A refusal by the Authorized Person of any structure or property to allow an inspection under this Section shall constitute an offense punishable by a fine of not less than \$500.00 and not more than \$2,000.00. Each day that the violation continues shall be deemed a separate and distinct offense. The fine may apply jointly and severally amongst any or all of the Authorized Persons. Further, refusal of an inspection under this Section shall constitute probable cause for issuance of an administrative search warrant to compel such inspection.

Nothing contained herein shall create any obligation upon the City of Belvidere, or its employees, to inspect any property or structure.

AFFIDAVIT

STATE OF ILLINOIS)
)
COUNTY OF BOONE)

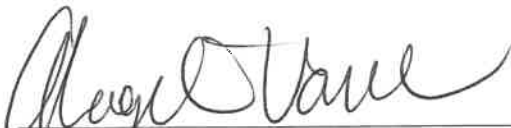
Erica Bluege, first being duly sworn on oath deposes and says as follows:

By authority of the City Council of the City of Belvidere, Illinois, I published Ordinance #754H of the City of Belvidere, Illinois, in pamphlet form on April 21, 2026 and as a convenience for the public; I posted the pamphlet form of Ordinance #754H on the bulletin board in the lobby of Belvidere City Hall at 401 Whitney Blvd., Belvidere, Illinois; said location being readily accessible to the public during business hours of the City Clerk's office.



Erica Bluege
City Clerk

SUBSCRIBED AND SWORN TO BEFORE ME
this 21st day of April, 2026.



Notary Public

