

**ARTICLE M. INTERPRETATION AND CONFLICT; VIOLATIONS AND PENALTIES;  
VALIDITY; EFFECTIVE DATE****Sec. 6-3-231. Interpretation of chapter; conflicting provisions.**

In their interpretation and application, the provisions of these regulations shall be held to be the minimum requirements adopted for the promotion of public health, safety, comfort, convenience and general welfare. It is not intended by these regulations to repeal, revoke or annul or in any way impair or interfere with any rules, regulations, or permits previously adopted or issued, or which shall be adopted or issued pursuant to law, relating to the use of buildings or premises; nor is it intended by these regulations to interfere with or revoke or annul any easements, covenants, or other agreements between parties. However, when the regulations made under the authority of S.C. Code 1976, tit. 6, ch. 29, require a greater width or size of yards, courts, or other open spaces, or require a lower height of building or smaller number of stories, or require a greater percentage of lot to be left unoccupied, or impose other more restrictive standards than are required in or under another statute, local ordinance or regulation, the regulations in this chapter made under authority of S.C. Code 1976, tit. 6, ch. 29, govern. When the provisions of another statute require more restrictive standards than are required by the regulations made in this chapter under the authority of S.C. Code 1976, tit. 6, ch. 29, the provisions of that statute govern.

(Ord. No. 13-86, § XIII.A, 12-2-86; Ord. No. 14-99, § XXXIX, 4-20-99)

**Sec. 6-3-232. Violation of chapter; penalty.**

- (a) The appropriate governing body may provide for the enforcement of this chapter adopted pursuant to the provisions of S.C. Code 1976, tit. 6, ch. 29, by means of the withholding of building or zoning permits, or both, and the issuance of stop orders against any work undertaken by an entity not having a proper building or zoning permit, or both. It is unlawful to construct, reconstruct, alter, demolish, or change the use of or occupy any land, building, or other structure without first obtaining the appropriate permit or permit approval. No permit may be issued or approved unless the requirements of this chapter, adopted pursuant to S.C. Code 1976, tit. 6, ch. 29, are complied with. It is unlawful for other officials to issue any permit for the use of any land, building, or structure, or the construction, conversion, demolition, enlargement, movement, or structural alteration of a building or structure without the approval of the zoning administrator.
- (b) A violation of this chapter is a misdemeanor. In case a building, structure, or land is or is proposed to be used in violation of this chapter, the zoning administrator or other appropriate administrative officer, municipal or county attorney, or other appropriate authority of the municipality or county or an adjacent or neighboring property owner who would be specially damaged by the violation may in addition to other remedies, institute injunction, mandamus, or other appropriate action or proceeding to prevent the unlawful erection, construction, reconstruction, alteration, conversion, maintenance, or use, or to correct or abate the violation, or to prevent the occupancy of the building, structure, or land. Each day the unlawful erection, construction, reconstruction, alteration, conversion, maintenance, or use continues is considered a separate offense.
- (c) In case a building, structure, or land is or is proposed to be used in violation of this chapter, the zoning administrator or other designated administrative officer may in addition to other remedies issue and serve upon a person pursuing the activity or activities a stop order requiring that entity stop all activities in violation of this chapter.

(Ord. No. 13-86, § XIII.B, 12-2-86; Ord. No. 23-90, § IV, 12-4-90; Ord. No. 14-99, § XL, 4-20-99)

**Sec. 6-3-233. Validity.**

If any section, paragraph, subdivision, clause or provisions of this chapter shall be adjudged invalid, such adjudication shall apply only to such section, paragraph, subdivision, clause or provisions so adjudged, and the remainder of this chapter shall be deemed valid and effective.

(Ord. No. 13-86, § XIII.C, 12-2-86)

**Sec. 6-3-234. Effective date.**

This chapter shall be in force and take effect from and after the date of its adoption.

(Ord. No. 13-86, § XIII.D, 12-2-86)