

ORDINANCE NO. 2257

**AN ORDINANCE OF THE CITY OF DARDENNE PRAIRIE,  
MISSOURI, AMENDING SECTION 525.010 AND  
SUBSECTION A OF SECTION 525.020 OF THE  
MUNICIPAL CODE OF THE CITY OF DARDENNE  
PRAIRIE PERTAINING TO OCCUPANCY INSPECTIONS**

**BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF  
DARDENNE PRAIRIE, MISSOURI, AS FOLLOWS:**

**SECTION 1.** That Section 525.010 of the Municipal Code of the City of Dardenne Prairie, Missouri, be and is hereby amended by adding thereto, the following defined terms:

**NON-OWNER OCCUPIED DWELLING UNIT**

A dwelling unit for which no occupant thereof is expressly named as an owner of the dwelling unit, nor is a trustee or beneficiary of a trust that is expressly named as an owner of the dwelling unit, all as indicated upon the deed of record on file in the Office of the Recorder of Deeds of St. Charles County, Missouri.

**PERSON**

An individual, heirs, executors, trustee, administrators or assigns, its or their successors or assigns, or the agent of any of the aforesaid. The term "person" shall also mean a firm, partnership, co-partnership, company, corporation, association, joint stock company, joint venture, trust, estate, organization or combination of individuals, of any kind, character, form or nature whatsoever, its or their successors or assigns, or an officer, manager, member, partner, employee, executor, trustee, administrator or agent of any of the aforesaid.

**SECTION 2.** That Subsection A of Section 525.020 of the Municipal Code of the City of Dardenne Prairie, Missouri, be and is hereby amended by deleting it in its entirety, and enacting, in lieu thereof, a new Subsection A of Section 525.020, to read as follows:

- A.** It shall be unlawful for any person to occupy or use or to permit the occupancy, re-occupancy or use of any non-owner occupied dwelling unit for any purpose until a life, health and safety occupancy certificate has been issued by the Director.

**SECTION 3. Savings Clause:** Nothing contained herein shall in any manner be deemed or construed to alter, modify, supersede, supplant or otherwise nullify any other Ordinance of the City or the requirements thereof whether or not relating to or in any manner connected with the subject matter hereof, unless expressly set forth herein.

**SECTION 4. Severability Clause:** If any term, condition, or provision of this Ordinance shall, to any extent, be held to be invalid or unenforceable, the remainder hereof shall be valid in all other respects and continue to be effective and each and every remaining provision hereof shall be valid and shall be enforced to the fullest extent permitted by law, it being the intent of the Board of Aldermen that it would have enacted this Ordinance without the invalid or unenforceable provisions. In the event of a subsequent change in applicable law so that the provision which had been held invalid is no longer invalid, said provision shall thereupon return to full force and effect without further action by the City and shall thereafter be binding.

**SECTION 5. Effective Date:** This Ordinance shall take effect and be in force from and after its passage by the Board of Aldermen and its approval by the Mayor of the City of Dardenne Prairie, Missouri.

Read two (2) times, passed, and approved this 21 day of June, 2023.

John W. Gortwag  
As Presiding Officer and as Mayor

Attest:

Kim Clark  
City Clerk

Approved this 21<sup>st</sup> day of June, 2023.

John W. Gortwag  
Mayor

Attest:

Kim Clark  
City Clerk