

NFIP	SOUTH BETHANY			
<p>CONSTRUCTION: no definition</p> <hr/> <p>NEW CONSTRUCTION means, for the purposes of determining insurance rates, structures for which the “start of construction” commenced on or after the effective date of an initial FIRM or after December 31, 1974, whichever is later, and includes any subsequent improvements to such structures. For floodplain management purposes, new construction means structures for which the start of construction commenced on or after the effective date of a floodplain management regulation adopted by a community and includes any subsequent improvements to such structures.</p>	<p>CONSTRUCTION The term “construction” includes new construction, additions, reconstruction, and substantial repair.</p> <hr/> <p>NEW CONSTRUCTION For floodplain management purposes, “new construction” means structures for which the start of construction commenced on or after October 6, 1976, the date of the Town’s entry into the National Flood Insurance Program (NFIP) and includes any subsequent improvements to such structures.</p> <hr/>			

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<p style="text-align: center;">NFIP</p> <p>REPAIR: no definition</p>	<p style="text-align: center;">SOUTH BETHANY</p> <p>REPAIRS</p> <p>The patching, restoration and/or minor replacement of materials, elements, components, equipment and/or fixtures on a like-for-like basis for the purpose of maintaining a structure or accessory structure. [Added 3-14-2014 by Ord. No. 171-13]</p> <p>(1) Examples of minor replacements include but are not limited to solid waste bins and/or some shingles; siding; window panes or sashes; doors; shutters; pieces of molding and trim; deck boards; stair treads; and/or electrical fixtures. Also included but not limited to sections of deck and stairway railings; gutters; and/or fences.</p> <p>(2) Not considered repairs are new, upgraded, or complete replacement of such things as roofs, siding, windows, decks, stairways, railings, and fences.</p>			
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<p>NEW CONSTRUCTION means, for the purposes of determining <u>insurance rates</u>, structures for which the "start of construction" commenced on or after the effective date of an initial FIRM or after December 31, 1974, whichever is later, and includes any subsequent improvements to such structures.</p> <p><u>For floodplain management purposes, new construction</u> means structures for which the start of construction commenced on or after the effective date of a floodplain management regulation adopted by a community and includes any subsequent improvements to such structures.</p> <hr/> <p>CONSTRUCTION: no definition</p> <hr/> <p>DEVELOPMENT means any man-made change to improved or unimproved real estate, including but not limited to <u>buildings or other structures</u>, mining, dredging, filling, grading, paving, excavation or drilling operations or storage of equipment or materials.</p>	<p>NEW CONSTRUCTION Buildings and structures for which the start of construction commenced on or after June 18, 1982, including any subsequent improvements to such structures.</p> <hr/> <p>CONSTRUCTION: no definition</p> <hr/> <p>DEVELOPMENT Any man-made change to improved or unimproved real estate, including but not limited to <u>buildings or other structures</u>, placement of manufactured homes, mining, dredging, filling, grading, paving, excavation or drilling operations, or storage of equipment or materials.</p>	<p>NEW CONSTRUCTION Buildings and structures for which the "start of construction" commenced on or after April 6, 1973, including any subsequent improvements to such structures.</p> <hr/> <p>CONSTRUCTION: no definition</p> <hr/> <p>DEVELOPMENT Any man-made change to improved or unimproved real estate, including but not limited to <u>buildings or other structures</u>, mining, dredging, filling, grading, paving, excavation or drilling operations or storage of equipment or materials.</p>	<p>NEW CONSTRUCTION Buildings and structures, including additions, and the placement of manufactured homes, for which the start of construction commenced on or after March 30, 1973, including any subsequent improvements to such structures. [Amended 9-19-2014 by Ord. No. 0914-02]</p> <hr/> <p>CONSTRUCTION: no definition</p> <hr/> <p>DEVELOPMENT Any man-made change to improved or unimproved real estate, including but not limited to <u>buildings or other structures</u>, placement of manufactured homes, mining, dredging, filling, grading, paving, excavation or drilling operations or storage of equipment or materials.</p>	<p>NEW CONSTRUCTION Buildings and structures for which the start of construction commenced on or after October 6, 1976, including any subsequent improvements to such structures.</p> <hr/> <p>CONSTRUCTION Alteration, removal, demolition, addition, repair or construction of any new or old building.</p> <hr/> <p>DEVELOPMENT Any man-made change to improved or unimproved real estate, including but not limited to <u>buildings or other structures</u>, placement of manufactured homes, mining, dredging, filling, grading, paving, excavation or drilling operations or storage of equipment or materials.</p>

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Definition ideas

MAINTENANCE

The work of keeping something in proper condition, care or upkeep including: taking steps to avoid something breaking down (preventative maintenance)

By cleaning, lubricating and making minor adjustments, minor problems can be detected before it becomes a major problem or in need of repairs.

Preventive maintenance is the act of performing regularly scheduled maintenance activities to help prevent unexpected failures/repairs in the future.

Preventive maintenance is a schedule of planned actions to prevent breakdowns and failures. This primary goal of preventative maintenance is to prevent the failure of structural or cosmetic building components before it actually occurs. It is designed to preserve and enhance equipment reliability by replacing worn components before they actually fail.

There are different types of maintenance work, each designed for specific scenarios.

- **Routine Maintenance**

This type of maintenance, also referred to as preventive maintenance, is implemented on a fixed schedule and typically includes activities such as inspecting, cleaning, washing, replacing, and checking. It is typically performed in the downtime between shifts or on weekends to avoid affecting productivity goals. Routine maintenance has two objectives; to identify existing issues so they can be corrected ASAP and to prevent possible issues from becoming a reality through consistent care.

- **Planned Maintenance**

Where routine maintenance may happen on a daily, weekly, or monthly basis, planned maintenance may be scheduled once per year or as needed. This is because planned maintenance is more time-consuming, expensive, and thorough—often requiring the services of a specialist. In the context of maintaining an air-conditioning unit, routine maintenance is taking out and washing the filters once per month, while planned maintenance is hiring an HVAC professional to check refrigerant levels, possible leaks, and measure airflow through the evaporator coil.

- **Corrective Maintenance**

If during your routine maintenance inspection of a car you discover signs of severe wear-and-tear, you need to perform corrective maintenance. When computer or gauge readings for a machine show unusual, possibly hazardous anomalies, you need to perform corrective maintenance. Corrective maintenance pertains to the repairs and replacements necessary to get an asset back up and running at full power and optimal condition.

- **Predictive Maintenance**

Predictive maintenance focuses on techniques used to determine the appropriate schedule for planned and corrective maintenance. Its primary goal is to predict, through a variety of testing methods, when a machine will start experiencing severe wear and tear so corrective maintenance can be scheduled without affecting productivity goals and before the machine breaks down.

REPAIR

PER THE 2012 INTERNATIONAL EXISTING BUILDING CODE

“REPAIR”: “The restoration to good or sound condition of any part of an existing building for the purpose of its maintenance.”

“EXISTING BUILDING”: “a building erected prior to the date of adoption of the appropriate code, **OR** one for which a legal building permit has been issued.”

Repair: as in to restore as in to fix

- Some common synonyms of repair are mend, patch, and rebuild. While all these words mean "to put into good order something that is injured, damaged, or defective," repair applies to the fixing of more extensive damage or dilapidation. “repaired the back steps”
- When is mend a more appropriate choice than repair? In some situations, the words mend and repair are roughly equivalent. However, mend implies making whole or sound something broken, torn, or injured. “mended the torn dress”
- When is it sensible to use patch instead of repair? While the synonyms patch and repair are close in meaning, patch implies an often temporary fixing of a hole or break with new material. “patch worn jeans”
- Where would rebuild be a reasonable alternative to repair? The words rebuild and repair are synonyms, but do differ in nuance. Specifically, rebuild suggests making like new without completely replacing. “a rebuilt automobile engine”

Repair and maintenance means routine care, upkeep, and restoration activities to maintain or improve a structure, equipment, or facility.

CONSTRUCTION

the act of constructing something “during the construction we had to take a detour”

synonyms: building

CONSTRUCT

build or erect; make by combining materials and parts