

*buildings hereafter erected in areas in Baltimore County which are subject to flooding by tidewaters, surface waters or running streams;* to regulate the limits within which it shall be lawful to erect steps, porticoes, bay windows or other structural ornaments to houses fronting on any of the highways, streets, avenues, lanes or alleys of Baltimore County; to regulate and provide for the inspection of the materials used and the manner of installing any and all systems of electric wiring, piping, or conduit laying in any building or structure, or part thereof, provided, that nothing herein shall apply to any corporation subject to regulation by the Public Service Commission of Maryland, and generally to adopt and enforce for the whole of Baltimore County or for thickly populated portions thereof, all necessary rules and regulations for any or all the foregoing purposes.

The County Commissioners may exercise all or any part of the powers granted hereunder, but no rules and regulations adopted by the County Commissioners of Baltimore County under any of said powers shall be deemed valid or effective until the same shall have been formally adopted by the said County Commissioners at a regular meeting, and notice of the adoption of rules and regulations shall thereafter have been published at least two times in one or more newspapers of general circulation in Baltimore County. Said notice may, in the sole and absolute discretion of the County Commissioners, contain a brief and concise statement or short summary of the rules and regulations adopted. After formal adoption of rules and regulations and publication of notice as herein provided, all persons shall be deemed and taken to have notice thereof, and no actual notice need be proven. It shall be the duty of the County Commissioners to cause said rules and regulations to be available at its office for inspection by the public at any time, and the County Commissioners are authorized to have printed and made available for public distribution such number of copies of any rules and regulations so adopted, as they may deem necessary and proper, and may require the payment of a reasonable charge for any printed copies so furnished. A printed certificate by the Chief Clerk of the County Commissioners that any rules and regulations have been adopted pursuant to the authority of this section, and that a copy of the rules and regulations to which the certificate is attached is a true and correct copy, shall be deemed and taken as sufficient to permit the introduction of such rules and regulations as prima facie evidence of their existence in any judicial proceedings. All powers, privileges, restrictions, duties and discretion vested in or imposed upon the County Commissioners with respect to the adoption of any rules or regulations, hereunder, shall apply with equal force and effect to the change, repeal or amendment of any or all of said rules and regulations, in whole or in part.

And the said County Commissioners, in addition to any remedies and penalties otherwise prescribed by law, shall have the right to enforce its rules and regulations and all other provisions of the building laws in Baltimore County, and prevent infractions thereof by an application to the Circuit Court for Baltimore County, in equity, for an injunction, and a breach or threatened breach or violation of any provision of the building laws of Baltimore County, or of said rules and regulations, shall constitute sufficient cause in itself for the issuance of such injunction when applied for, and no further cause need be alleged or shown.