

## **PROPERTY CODE VIOLATIONS and WEED ABATEMENT STANDARDS**

### **CODE VIOLATIONS**

The following is a summary of the common code violations related to property maintenance.

- 10-605 (a)** Failure to remove rubbish and/or junk. This includes garbage, scrap metal or lumber, concrete, asphalt, tin cans, tires, and piles of earth.
- 10-605 (d)** Failure to remove weeds, sagebrush, puncture vines, tumbleweed, poison oak/ivy, and/or dry grasses from property.
- 10-605 (e)** Failure to remove dead, decayed or hazardous trees or residue from fire or demolition which constitute a public hazard. (this includes pruning trees 4-6 ft from the ground up to deter transient encampments and or rodent infestation).
- 10-605 (i)** Failure to maintain yard landscaping such that it can create a fire hazard or provide obstructions to traffic or a blight to the neighborhood.

### **WEED ABATEMENT STANDARDS/GUIDELINES**

The following are minimum abatement standards for vacant and unimproved lots. The City of Fresno may require additional or more stringent abatement on some properties because of problems with terrain, land use, growth, location, or the fire history of the property. These standards apply to all rubbish, weeds, grass, or other vegetation that is likely to become dry during the year, particularly in the summer.

#### **All Properties**

The following areas are also to be included in the abatement program: alleys, sidewalks, park strips, or unimproved easements abutting the property. For all of the areas on or abutting the property you are required to:

- Remove all rubbish, trash, trimmings, litter, tires and combustible waste material,
- Disc all weeds, grass, brush, or other combustible vegetation according to the discing standards provided below.
- Remove all grass and other cuttings after mowing, hoeing or cutting.
- Remove all sagebrush, chaparral, tumbleweeds, and other brush or weeds which, when dry can pose a fire hazard.
- Remove all tumbleweeds (completely disced under or removed by hand) from the property on a year-round basis.

#### **Discing Standards**

All discing work shall be completed so that all weeds, grass, crops or other vegetation or organic material that could be expected to burn shall be substantially turned over so that there is insufficient fuel to sustain or allow the spread of fire. Handwork, including mowing, weed-eating or hoeing, may be utilized for the removal of weeds along fence lines where discing may not be possible, so that these areas are free and clear of growth and dead vegetation. For parcels over 5 acres, in lieu of discing the entire parcel, firebreaks may be provided in such a manner that no single fire area shall exceed five (5) acres. Firebreaks shall be a continuous strip of land which is clear of all combustible weeds, grass, stubble, rubbish, or other material which would allow the travel of fire. Firebreaks may include fire-resistive vegetation, such as irrigated crops, ice plant, green ivy, and other live plants recognized by the City of Fresno as being fire resistant. The following are additional firebreak requirements:

- Provide 30 foot wide firebreaks around all combustible structures and storage.
- Provide 30 foot wide firebreaks along each side of all roads accessible to the public and around all brush areas.
- Provide 15 foot wide firebreaks along each side of all fence (property) lines, ditches and creeks. Any parcel which is adjacent to developed property must have 30 foot wide firebreaks along the fence (property) lines.
- Graded fire roads (not less than 15 feet in width) may be done in lieu of 15 feet of width of disced firebreaks where specifically approved by the City of Fresno.
- Abandoned orchards, vineyards, etc. shall be completely abated.
- Non-irrigated pasture land being used for grazing must have 30 foot wide firebreaks with substantial cross-discing.