



*Trash and debris*



*High weeds*



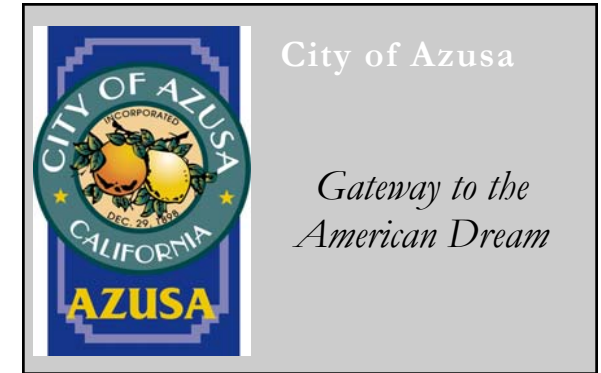
*Sub-standard housing and overgrown vegetation*



*Trash containers stored in public view and paint on house damaged*

## Community Improvement Mission Statement

The Community Improvement Division works in partnership with the people of Azusa to promote and maintain a safe and desirable living and working environment; to improve the quality of Azusa's neighborhoods through education, enforcement, and abatement; and to respond to community concerns and attain code compliance while maintaining high professional standards and continually seeking improvements and innovations.




## “Top 25” Code Enforcement Violations



City of Azusa  
**COMMUNITY IMPROVEMENT  
 DIVISION**  
 213 E. Foothill Blvd.  
 Azusa, California 91702  
 (626) 812-5200 ext. 5318  
 (626) 812-5200 ext. 5463

**City Hall Hours:**  
 Monday - Thursday, 7:00 a.m. to 5:30 p.m.  
 CLOSED ON FRIDAYS




# Listed are the Top 25 Code Violations Community Improvement receives through complaints, proactive enforcement and other enforcement field activities.

- **Infestation of insects, vermin or rodents.**

*Have the infested area properly fumigated by a licensed contractor and maintain.*

- **Indoor furniture stored in the front yard.**

*Have all stored items removed from the public view.*

- **Vehicle parked on the front lawn.**

*All vehicles shall be parked on a paved surface.*

- **Trash containers stored in public view.**

*Trash containers shall be stored out of public view.*

- **Driveway has numerous cracks and pot holes.**

*Have the driveway maintained and kept in good repair.*

- **High weeds.**

*Have high weeds cut down to a height below six inches and maintain.*

- **Converted and unpermitted occupancy of garage.**

*Have the garage vacated and unpermitted walls removed and convert the garage back to its original use.*

- **Structure has chipping and peeling paint.**

*Properly prepare the areas of chipping and peeling and have the damaged areas repainted.*

- **Commercial Vehicle Parking.**

*No commercial vehicle, trailer, truck tractor or oversized vehicle may be parked on private property, except: while loading and unloading of goods and materials or when providing service to a property.*

- **Improper storage of recreational vehicles.**

*Recreational vehicles may be parked and/or stored on private property, subject to the following: Refer to Chapter 88.36.100 Development Code for a complete listing of parking and storage requirements.*

- **Tents and Portable Shelter Structures.**

*Use of tents and other temporary and portable shelter structures may be allowed in residential districts in rear yard areas not visible from the street or public right-away.*

- **Basketball hoops on the public right-of-way.**

*No person shall erect, construct, place, maintain, leave or abandon any building, fence, porch, steps, post, pole, track, wire, pipe, conduit or other structure in whole or in part or upon any street or public right-of-way.*

- **Noise.**

*Refer to Chapter 46-401 Azusa Municipal Code for all noise level standards and requirements.*

- **Illegal dumping or litter.**

*No person shall cause any refuse, rubbish, food waste, garbage, or any other discarded or abandon objects to be littered, thrown, deposited, placed, left, accumulated, maintained or kept in or upon any street, alley, sidewalk, storm drain, inlet, catch basin, conduit, drainage structure, places of business, or upon any public or private property.*

- **Building Code violations.**

*Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done.*

- **Substandard housing conditions.**

*Any property or structure in such a manner as to cause or allow the property or structure to become defective, unsightly, or in such other condition of deterioration and disrepair.*

- **Development Code (Zoning) violations.**

*Refer to Chapter 88 of the Azusa Municipal Code for Zoning issues.*

- **Signs.**

*A sign permit shall be required in order to erect, move, alter, or reconstruct any sign except signs that are exempt from permits in compliance with Section 88.38.10. Refer to the Development Code for a complete listing of exemptions.*

- **Business License and Home Occupation.**

*All businesses and home occupations shall obtain Planning approval and all required business license(s).*

- **Graffiti on property.**

*Have all graffiti removed or painted over as appropriate. (Paint to match existing color).*

- **Inoperative/Abandoned vehicle stored in public view.**

*Have the stored inoperative vehicle removed from the public view, placed in a covered garage or removed from property.*

- **Trash, debris, dead vegetation and cast-off items stored in public view.**

*Have all stored items removed from the view of the public right away and neighboring properties.*

- **Unsightly deteriorated fencing.**

*Have all damaged fencing repaired or replaced as allowed by the Development Code.*

- **Broken windows.**

*Have all broken windows replaced.*

- **Landscape not maintained.**

*Landscaping and irrigation system shall be maintained in good order to promote healthy plant growth.*

