

CITY OF FERNDALE CODE ENFORCEMENT

CODE ENFORCEMENT OFFICERS FIND THE MOST COMMON CONDITIONS THAT CAN LEAD TO VIOLATIONS OR TICKETS ARE:

- **Trash**
- **Vehicles – Parking and Maintenance**
- **Accumulation of Debris and Outside Storage**
- **Building Maintenance**
- **Weeds & Grass**

This list is not all-inclusive. If you have any questions about a condition on any property in the City, don't hesitate to contact the Community Development Services Department at 248-546-2366 or ferndalecds@gmail.com

THE CITY OF FERNDALE
APPRECIATES YOUR COOPERATION.

TRASH



Trash and recycling containers have to:

- have tight-fitting covers and be watertight
- be protected so that they cannot be easily disturbed by animals
- be placed at the rear of each building in a place that is reasonably inconspicuous
- be placed at the collection point not before 4:00 p.m. on the day before scheduled collection or on Sunday or on a holiday prior to 9:00 p.m.

VEHICLES



Vehicles must:

- not be wrecked and/or unlicensed
- be parked in an off-street parking lot, driveway or in a garage
- be parked on hard-surfaced with materials such as asphalt, brick pavers or concrete

Commercial vehicles cannot be stored in residential zones.

ACCUMULATION OF DEBRIS OUTSIDE STORAGE



It is the responsibility of every property owner, tenant, lessee or occupant to maintain the property in a clean and orderly condition.

Materials must be stored on a platform at least 18 inches above the ground so as not to harbor vermin.

BUILDING MAINTENANCE



The exterior of buildings including accessory buildings [garages, sheds] shall:

- be maintained in good repair
- be structurally sound and sanitary

- be free of holes, loose or rotting materials
- be weatherproof and properly surface-coated where required to prevent deterioration
- have flashing and roofing that is sound, tight, and not have defects which might admit rain
- have screens on the doors and windows of living spaces from May 1 to September 30
- have windows, doors and frames that are kept in sound condition, good repair and weather-tight
- have maintained roofs and gutters

WEEDS & GRASS



Weeds refers to all weeds, grass, brush, or other vegetation that is not growing in its proper place, having a height or spread greater than seven inches.

It is the responsibility of every property owner, including vacant property, to maintain all yard spaces, including portions of any abutting street or alley in a condition that will not detract from the appearance of the neighborhood

If a parcel of land has not been cleared of weeds within five days after the date of the newspaper notice and maintained between May 1 and October 31, the City can remove the weeds at the owner's expense without further notice. This cost is \$275 minimum.

Other common violations include:

- Building without a permit or inspections
- Not maintaining sidewalks and driveways
- Indoor furniture on the porch or deck
- Standing water / fenced pools