

Dear Neighbor,

Please read and make note of the following:

CITY ORDINANCES

City Ordinances are intended to preserve the integrity and protect the value of our city neighborhoods. This is critical during this slow housing market. In the last few newsletters, we have included information with regard to specific ordinances. You can access this information by going to cantonohio.gov and click on Law Department (on the left side) and then click Law Finder.

Ordinance 1367.05 RESIDENTIAL HOUSING MAINTENANCE clearly defines the expectations of how our city neighborhood housing should look. This section clearly states that all residential structures and accessory structures and surrounding property areas shall be maintained in good repair, structurally sound, and in a sanitary condition.

- * Exterior walls and foundation walls shall be free from open cracks and breaks and loose or rotting materials. All exposed surfaces, metal or wood, shall be protected by periodic application of paint or similar surface treatment.
- * Roofs and chimneys shall be structurally safe and maintained free from holes, breaks, open cracks, loose, rotting, or deteriorated shingles or other materials, and shall be kept waterproofed. All chimneys, TV towers, and/or antennas shall be structurally sound and in good repair.
- * Gutters and downspouts shall be on all structures and be securely fastened and maintained free from holes, breaks, or loose or rotting materials.
- * Windows shall be kept in sound repair.
- * Insect screens shall be maintained in good repair.
- * All porches, decks, or similar structures shall be sound and in a safe condition and free from holes, breaks, loose or rotting materials, and properly surface coated.
- * Garages, sheds, fences, and walls shall be structurally sound and in good repair and free from holes, breaks, open cracks, or loose or rotting materials. All exposed surfaces, metal or wood, shall be protected by periodic application of coating materials, such as paint or similar surface treatment.
- * All surrounding property areas shall be maintained in a clean, safe, sanitary condition.
- * All trees, shrubs, and other vegetation, including cultivated flowers and gardens, shall be reasonably groomed and maintained as well as not to interfere with the public right-of-way or pose a threat of damage to the person or property of adjoining owners.
- * All premises shall be maintained free from grasses or weeds in excess of eight inches.
- * All exterior property areas shall be free from any accumulation of rubbish, garbage, or junk.
- * All exterior property areas of residential properties shall be free from unreasonable accumulation or storage of personal property or equipment not in use. Such property or equipment shall include, but not be limited to, lawn mowers, bicycles, toys, tools, machinery, auto parts, home appliances, and unused or discarded construction materials or debris.

Fall is an excellent time to do a walk around and check to see if your property fits the standards set forth by the city ordinances. If we all do our part, it will help maintain property values in this sluggish real-estate economy.