

Common Code Violations

1. Inoperative Motor Vehicles City Code, Sec: 39-54 & 18-70

Inoperative motor vehicles cannot be parked or maintained in a residential district, except within a fully enclosed structure that was constructed with a permit. An inoperative vehicle is a vehicle that does not display a current license tag and/or is not equipped with all parts that are required to legally and safely operate on public streets and/or cannot be driven under its own power (whether or not designed for use on the public streets).

2. Junk, Trash, and Debris City Code, Sec: 18-31

Junk, trash, and debris cannot be left in the yard and must be properly disposed of. This includes junk, auto parts, appliances, furniture, building materials, tires, trash such as discarded paper, cardboard, plastics, etc.; and debris such as tree trimmings and fallen limbs.

3. Parking City Code, Sec: 39-51 through 39-55

Parking is permitted for passenger cars and motorcycles in residential lots only on a legal driveway or in a garage. A drive or parking area must be constructed with approved parking surfaces. A yard area can be used for parking as long as a vehicle does not block a sidewalk, block visibility for an adjoining property, impede drainage, or damage landscape. Check with the Planning and Zoning Division (727) 398-3108 for more information about legally recognized parking areas.

4. Commercial Equipment City Code, Sec: 39-52

Generally, commercial equipment and commercial vehicles may not be parked or stored in a residential area unless they are within a fully enclosed structure that was constructed with a permit.

5. Condition of Structures City Code, Sec.: 6-31 (1994) Standard Housing Code

The maintenance of a structure is the responsibility of the property owner. Any wood, siding, shingles, roof covering, railings, fences, walls, ceilings, porches, doors, windows and screens, and other

exterior parts of a structure must be maintained in weather tight, rodent proof, sound condition, and good repair. The property owner is responsible for maintaining secure windows, doors or other openings that cannot be readily opened from the outside. An owner may need to board up a vacant structure if a break-in occurs. Security boards should be made of exterior grade plywood painted in a neutral color that blends inconspicuously with the exterior colors of the building.

6. Outdoor Storage City Code, Sec: 18-31

Outdoor storage is prohibited. Generally, any equipment, materials, or furnishings that would ordinarily not be used outdoors may not be stored outdoors. For example, you may not keep indoor furniture, household appliances, auto parts, or building materials outside.

7. Illegal Dwelling Units City Code, Sec: 50-141

Dwelling units that have been added to the interior or the exterior of a structure without proper permits are illegal, regardless of how long the units have existed. The City will require closure of such illegal units

8. Prohibited Business City Code, Sec: 42-167

Most businesses are not allowed to operate in residential areas as they disrupt residents and the community. This means that car and boat repairs, construction of cabinets and furniture, and other activities that are not normally carried on in a residential district are prohibited. Remember, engaging in a business requires an occupational license.