

## **Why do we need to work on blighted property in our neighborhood?**

**There is a proposition called the “Broken Window” theory. Its basic tenant is that if you allow a neighborhood to look like its not cared for, then you encourage other quality of life problems. We want to be pro-active and keep our neighborhood looking well kempt.**

## **How can we be effective in that fight?**

**When you are walking in the neighborhood, look for properties that need attention. If you know that law regarding blighted properties that’s a big help, but just talking with the residents or bringing it to the attention of the WNA Public Works committee is a good place to start.**

## **What is the law;**

### **Section 12.92.030 Unlawful nuisance--Inadequately maintained property. (edited for readability)**

It shall be an unlawful nuisance for any person to maintain property in such manner that at least two or more of the following conditions are found to exist thereon.

- A. Property which is not kept substantially clean and free from accumulations of overgrown, dead or decayed trees, weeds or other vegetation, rank growth, rubbish, junk, garbage, litter, debris, flyers or circulars.
- B. Buildings where the exterior paint is substantially worn off.
- C. Buildings or significant sections thereof including, exterior stairs, roof, foundation, walls, fences, signs, retaining walls, driveways, or walkways which are substantially broken, deteriorated, or defaced (grafitti), or windows which are missing or broken.
- D. Property used for residential purposes which contains, in the outdoor area, any refrigerator, washing machine, sink, stove, heater, boiler, tank or any other household equipment, machinery, furniture, or item, appliance or appliances, boxes, lumber, dirt or debris, trash, garbage or refuse cans, or any items other than those commonly stored outdoors for a period of time in excess of seventy-two consecutive hours.
- E. Where property is vacant and otherwise required to be boarded up, the boarding shall be done in a manner which does not itself substantially contribute to the dilapidated or deteriorated appearance of the neighborhood. To the extent feasible, the boarding up shall cause the property to have the appearance of an occupied residence as determined by the building official.

## **City of Berkeley staff responsible for Code Enforcement:**

Code Enforcement for blight – Gregory Daniel  
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Code Enforcement if its only overgrown weeds – Environmental Health  
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