



CITY OF PICKERINGTON

ABANDONED PROPERTY REGISTRATION		
Date:		Fee: \$150.00 Annually
Address:		Parcel #
Pickerington	OH	43147
Owner's Name:		Phone:
Address:		Fax:
City:	State:	Zip:
Email:		
Local Agent:		Phone:
Address:		Fax:
City:	State:	Zip:
Email:		

REGISTRATION OF ABANDONED REAL PROPERTY.

Registration pursuant to this section shall contain the name of the mortgagee, the direct mailing address of the mortgagee and in the case of a corporation or out-of-area mortgagee, the local property management company responsible for the security and maintenance of the property. An annual registration fee in the amount of one hundred fifty dollars (\$150.00) shall accompany the registration form. Registration fees will not be prorated. The registration will be valid for the calendar year, or the remaining portion of the calendar year, in which the registration was initially required. Subsequent registration and fees are due January 1 of each year and must be received no later than January 31 of the year due.

MAINTENANCE REQUIREMENTS.

(1) Properties subject to this section shall be kept free of weeds, overgrown brush, dead vegetation, trash, junk, debris, building materials, any accumulation of newspapers, circulars, flyers, notices, except those required by Federal, State, or local law, discarded personal items including, but not limited to, furniture, clothing, large and small appliances, printed material or any other items that give the appearance that the property is abandoned.

(2) The property shall be maintained free of graffiti or similar markings by removal or painting over with an exterior grade paint that matches the color of the exterior surface.

(3) Visible front and side yards shall be landscaped and maintained to the neighborhood standard at the time registration was required.

(4) Landscape shall include, but not be limited to, grass, ground covers, bushes, shrubs, hedges or similar plantings, decorative rock or bark or artificial turf/sod designed specifically for residential installation. Landscape shall not include weeds, gravel, broken concrete, asphalt or similar material.

(5) Maintenance shall include, but not be limited to, watering, irrigation, cutting, and mowing of required landscape and removal of all trimmings.

(6) Pools and spas shall be kept in working order so the water remains free and clear of pollutants and debris. Pools and spas shall comply with the enclosure requirements of the City's Code of Ordinances and Residential Code of Ohio, as amended from time to time.

SECURITY REQUIREMENTS.

(1) Properties subject to this section shall be maintained in a secure manner so as not to be accessible to unauthorized persons.

(2) A "secure manner" shall include, but not be limited, to the closure and locking of windows, doors, gates and other openings of such size that may allow a child to access the interior of the property and/or structure. Broken windows shall be secured by re-glazing or boarding of the window, if windows are boarded the wood material must be painted to match the existing trim.

(3) Failure of the mortgagee and/or property owner of record to properly maintain the property may result in a violation of the City Code and enforced by code enforcement action. Pursuant to a finding and determination by the City's Mayor's Court or County Municipal Court, the City may take the necessary action to ensure compliance with this section.

PENALTY.

(1) Whoever violates any provision of this chapter is guilty of a misdemeanor of the fourth degree and shall be fined not more than two hundred fifty dollars (\$250.00) or imprisoned for not more than 30 days, or both, for each offense. Each day that any such person continues to violate any of the provisions of this chapter shall constitute a separate offense. Receipt of notice under Section 1490.13 shall not be a prerequisite for prosecution for any violation of this chapter, provided a diligent effort to achieve service was made under its provisions.

(2) Whoever violates any provision of any rule or regulation adopted by the Property Maintenance Inspector pursuant to authority granted by this chapter is guilty of a misdemeanor of the fourth degree and shall be fined not more than two hundred fifty dollars (\$250.00) or imprisoned for not more than 30 days, or both, for each offense. Each day that any such person continues to violate any rule or regulation adopted by the Property Maintenance Inspector pursuant to authority granted by this chapter shall constitute a separate offense.