



1 a burden to the neighborhood and community, and a threat to the public health, safety and  
2 welfare constituting a public nuisance; and

3 **WHEREAS**, Government Code Section 38771 authorizes the City to declare what  
4 constitutes a public nuisance.

5 **NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Chico as  
6 follows:  
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8 **SECTION 1.** Section 1.14.030, Subsection B of Chapter 1.14 of the Chico Municipal  
9 Code is hereby amended as follows:

10 B. A condition of real property or a building, structure, improvement, or other thing on  
11 real property that endangers the public health, safety or welfare, including but not limited  
12 to:  
13

14 1. A vacant parcel containing plants, animals and/or other items in a manner that  
15 endangers the public health, safety or welfare of persons on or near the property;

16 2. A parcel containing a vacant or boarded up building or structure that is not  
17 regularly maintained or is not protected from unauthorized access and that endangers  
18 the public health, safety or welfare of persons on or near the property;

19 3. Buildings left in a state of partial construction for six months, absent  
20 compelling extenuating circumstances;

21 4. Buildings subject to demolition pursuant to applicable permit or other  
22 authority, for which demolition has not been diligently pursued;

23 5. Unsecured buildings constituting hazardous conditions or inviting or  
24 permitting trespassers and malicious mischief;

25 6. Unsecured or structurally damaged/unsound awnings or overhangs, porches or  
26 building appurtenances;  
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1           7. Occupied buildings lacking functioning, city-approved electrical utility  
2 service. Exempt from this definition are buildings with a city-approved electricity  
3 system not requiring city-provided service. Exempt from this definition is the use of  
4 temporary electrical generation in the case of emergency or power loss, but only to  
5 the extent of the emergency and/or power loss;  
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7           8. Occupied buildings lacking functioning, city-approved water service;

8           9. Occupied buildings lacking functioning, city-approved sanitary sewer service;

9           10. Exterior wall and/or roof coverings that have become substantially  
10 deteriorated and do not provide adequate weather protection, unpainted, unmaintained  
11 and otherwise unprotected buildings, causing deterioration in the form of dry rot,  
12 warping, buckling, twisting, bowing or insect infestations;  
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14           11. Fences, gates, building exteriors, walls, signs, retaining walls or other  
15 structures on private property abutting, fronting upon, or visible from any public  
16 street, which are unsafely leaning, fallen, decayed, or in an otherwise dilapidated,  
17 unsafe or unsightly condition;  
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19           12. The performance of major repairs or dismantling of any motorized or  
20 nonmotorized vehicle, including but not limited to, cars, boats, vessels, recreational  
21 vehicles, all-terrain vehicles, motorcycles, or part thereof, in a location visible from  
22 the street. This provision shall not be construed as prohibiting the registered owner of  
23 a motorized or nonmotorized vehicle, or part thereof, from performing minor repair of  
24 the vehicle in the driveway or other paved surface of a residence. However, the  
25 vehicle must be registered to someone living in the residence and the duration of the  
26 repair shall not exceed 14 days. Proof of registration of any vehicle on which minor  
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1 repair is occurring shall be provided to any police officer or code enforcement officer  
2 upon request;

3 13. Except as may be otherwise allowed by this code, any property that is  
4 maintained or allowed to be maintained for any purposes that would create the  
5 following conditions on adjacent or contiguous public property: (1) the tracking of  
6 mud, dirt, sand, gravel, and concrete onto the street or public right of way; (2) the  
7 spilling of debris, including trash, paper, wood, plant cuttings and other vegetation,  
8 onto the street or other public right-of-way; or (3) the use of public property for  
9 storage of vehicles and/or other materials associated with business activity on the  
10 street, in the public right-of-way, or on other public property;

11 14. An obstruction to the free passage or use, in the customary manner, of any  
12 sidewalk, public park, square, street or highway;

13 15. A tree that is subject to disease or insect infestation likely to spread or is  
14 structurally unsound by reason of old age, disease, fire or other cause;

15 16. A failing private sewage disposal system;

16 17. An unprotected excavation or an abandoned and uncovered well;

17 18. A well with a casing not sealed as required by applicable regulations;

18 19. Items stacked or stored so as to present a safety hazard;

19 20. Dead, decayed, diseased or hazardous trees, weeds or other vegetation  
20 constituting a danger to public safety and welfare;

21 21. Overgrown vegetation likely to harbor rats, vermin and other nuisances  
22 resulting in potential health hazards;

23 22. Vegetation growing into the public right-of-way, obstructing the necessary  
24 view of drivers on public streets, rights-of-way or private driveways;

1           23. Pooled oil, water, or other liquid accumulation, flowing onto the street, or  
2 excessive accumulations of grease or oil on paved surfaces;

3           24. The accumulation of litter, debris, trimmings, trash, wood, rocks, blocks,  
4 hazardous chemicals, flammable chemicals, oil, gasoline, other petroleum products,  
5 antifreeze, power tools, broken or discarded furniture, or household appliances stored,  
6 accumulated, or placed on private property, in a yard, or a portion thereof, including  
7 sidewalks, gutters, driveways, parking lots or the public right-of-way, which is  
8 generated on, or as a consequence of the use or maintenance of, the property;  
9

10           25. Trash containers without secure, firmly fitting covers or evidencing an  
11 overflow of trash and/or other debris;

12           26. Except on normal trash pick-up days, trash, garbage or refuse cans, bins,  
13 boxes or other such containers shall be stored out of or screened from public view  
14 where practical, but in any event on private property as close to the residential  
15 structure as possible;  
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17           27. Any condition, arrangement, or use of property that will increase, or may  
18 cause an increase of, the hazard or menace of fire to a greater degree than customarily  
19 recognized as standard by persons in the public service of preventing, suppressing, or  
20 extinguishing a fire including, but not limited to: (1) the accumulation of dry or dead  
21 shrubs, trees, other vegetation, combustible waste, refuse, or material determined to  
22 add to the potential severity of a fire; (2) the operation of welding equipment, cutting  
23 torches, tar pots, grinding devices or other tools or equipment that may produce a  
24 spark, fire or flame in a manner that unreasonably increases the risk of an  
25 uncontrolled fire occurring; (3) any act, activity, process, operation or omission which  
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1 increases or may increase the threat of a fire that endangers public safety; and (4) any  
2 condition which may hinder, delay or obstruct the prevention or suppression of a fire;

3 28. A swimming pool, pond or other body of water large enough in size to  
4 constitute a hazard to human health and safety, and that is abandoned, unattended,  
5 unfiltered or not otherwise maintained, resulting in the water becoming polluted with  
6 bacterial growth, including algae, remains of insects, remains of deceased animals,  
7 rubbish, refuse, debris, papers and any other foreign matter or material that, because  
8 of its nature or location, constitutes an unhealthy or unsafe condition;

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10 29. An occupied or vacant building with a broken or missing skylight, window  
11 or exterior door;

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13 30. An occupied or vacant building with a boarded-up skylight, window,  
14 exterior door, or other exterior opening. However, such building may be temporarily  
15 boarded-up during active construction and for a period not to exceed six (6) months  
16 provided the boarded-up opening is painted with a minimum of one coat of exterior  
17 paint which is similar to or compatible with the exterior color of the building or  
18 structure; or

19  
20 31. Any other condition or use of property which gives rise to a reasonable  
21 determination by the code enforcement officer that the condition or use represents a  
22 threat to the health and welfare of the public by virtue of its unsafe, dangerous or  
23 hazardous nature.  
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25 **SECTION 2.** Severability. The provisions of this Ordinance are separate and  
26 severable. If any provision of this Ordinance is for any reason held by a court to be invalid, the  
27 City Council declares that it would have passed this Ordinance irrespective of the invalidity of  
28 the provision held to be invalid, and such invalidity shall therefore not affect the remaining

1 provisions of this Ordinance which shall remain in full force and effect or the validity of its  
2 application to other persons or circumstances.

3 **SECTION 3.** Effective Date. This Ordinance shall take effect thirty (30) days after  
4 adoption by the City Council.

5 **SECTION 4.** Certification. The City Clerk shall certify to the passage and adoption of  
6 this Ordinance and shall cause the same to be published or posted in the manner required by law.  
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8 **THE FOREGOING ORDINANCE WAS ADOPTED** at a meeting of the City Council  
9 of the City of Chico held on April 1, 2025, by the following vote:

10 AYES: **Goldstein, Hawley, O'Brien, van Overbeek, Winslow, Bennett, Reynolds**

11 NOES: **None**

12 ABSENT: **None**

13 ABSTAINED: **None**

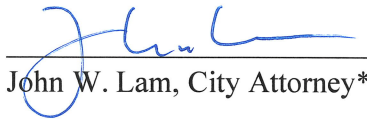
14 DISQUALIFIED: **None**

15 ATTEST:

APPROVED AS TO FORM:

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19 Deborah R. Presson  
20 City Clerk

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22 John W. Lam, City Attorney\*

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\*Pursuant to The Charter of  
the City of Chico, Section 906(E)