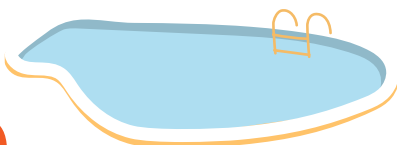
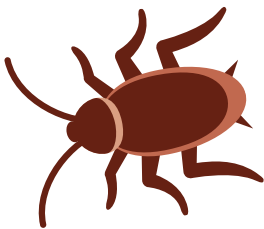
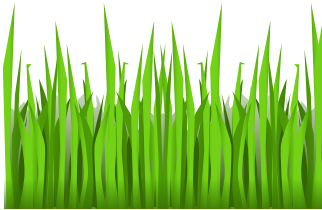


GENERAL REQUIREMENTS (ALL VACANT PROPERTIES & STRUCTURES)



1. Substandard building conditions prohibited (per NMC Chapter 15.32)
2. No substandard property prohibited (per NMC Chapter 15.32)
3. Non-compliant boarding of any opening prohibited
4. No accumulations of any personal, construction flammable, or other hazardous materials
5. No accumulations of newspapers, flyers, or other printed material, except as required by Federal, State, or local law;
6. No parking or storage of any wrecked, dismantled, or inoperative vehicle, or vehicle without current and valid registration with the DMV
7. No overgrown and/or unmaintained vegetation.
8. Lack of any vegetation that would promote dust or soil erosion prohibited;
9. No pest or rodent infestation;
10. Unmaintained Swimming pools, spas, fountains, or other bodies of water prohibited

VACANCY OF 10 + DAYS

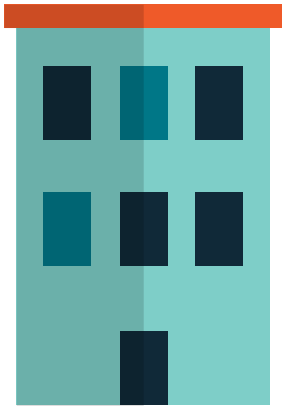


All General Requirements (See attached sheet) +



1. Install “No Trespassing” signs on the property
2. Fill and submit the Vacant Property registration form with all required attachments

VACANCY OF 30 + DAYS



All Requirements up to 10+ days

Vacancy +

- Boarding of all openings -
see [Boarding Requirements](#)

VACANCY OF 45+ DAYS



All Requirements till 30+ days Vacancy +



1. Submit a Vacant Property Mitigation Plan to the Community Development Department - Planning Division (See sample mitigation plan)

- a. Detailing how your property will be regularly inspected, secured, and maintained, and
- b. Specifying goals and plans for demolishing the vacant structure or re-occupancy of the building

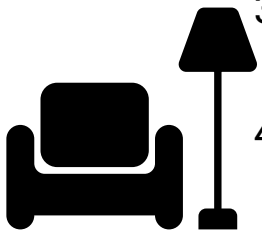
2. Conduct inspections of the property/ building to monitor and remove any unlawful conditions

- a. Inspections to be conducted once a week and documentation submitted to the Director of Public Safety within 48 hours of each inspection



3. Remove all furniture and personal property from the interior of any property, building or structure

4. Remove all curtains, blinds, and window coverings from all windows located on the ground level of any vacant building or structure



VACANCY OF 90+ DAYS



All Requirements till 45+ days Vacancy



1. Terminate and disconnect electrical and water services to the vacant building/unit



2. Drain all water from pools, fountains, water features

a. Fill with soil or other fill approved by Building Official, OR

b. Cover area per Building Official direction



3. Install motion-activated video surveillance cameras and lighting that cover all entrances and exists to the vacant

property and building, and provide two-way communication and mobile live-view video, and maintain these in operable conditions.



4. Install fencing that is self-supporting and non view

obscuring to provide clear and open visibility of the vacant property - [Check fencing requirements](#) for more details.

VACANCY OF 180+ DAYS & SECURITY REQUIREMENTS



All Requirements till 90+ days Vacancy

- Provide Security Personnel



Security Requirements:



- Patrol services once every 12 hours (for less than three (3) instances of graffiti, unauthorized entry, or other violations)
- 7:00 pm and 7:00 am on site security (> four (4) instances)
- Twenty-four (24) hours on site security (> five (5) instances)

VACANCY OF 365+ DAYS



OR



All Requirements till 180+ days Vacancy **+**

- Demolish or rehabilitate the vacant building/structure for occupancy (subject to City approvals, permits and inspections)
- Within 15 calendar days of notice from the City, submit a “Letter of Intent” confirming whether the building or structure will be demolished or rehabilitated
- Within 30 calendar days of notice from the City, submit all required applications, plans, fees, and supporting documents to the Community Development Department to obtain a demolition permit or other required permits (building, MEPs) for rehabilitation work:
 - Within 30 calendar days of permit issuance, demolition is to be completed (if that was determined in “Letter of Intent”).
 - Within 90 calendar days of permit issuance, complete all rehabilitation work and pass final inspection