

The Code Compliance Division addresses an array of concerns to include but is not limited to the following:

- ▶ Residential Property Conditions (to include rental inspections)
- ▶ Commercial Property Conditions
- ▶ Zoning Violations
- ▶ Illicit discharge/Stormwater enforcement
- ▶ Mobile Food Vendors
- ▶ Abandoned Shopping Carts
- ▶ Graffiti
- ▶ Temporary Signs
- ▶ Yard Sales

Compliance efforts are conducted in accordance with Code Compliance’s **Guiding Principles:**

- ▶ We strive to enforce all property maintenance and zoning codes fairly
- ▶ We provide exemplary customer service
- ▶ We conduct ourselves with uncompromising honesty, honor, and ethics in all situations and relationships.
- ▶ We are accountable to ourselves and the public for the quality of our service.



A complete listing of city codes and zoning regulations can be found on the city’s website at www.AvondaleAZ.gov/code or by scanning this QR code.

Please call the Code Compliance Division at (623) 333-2701 with any questions. Submit code concerns through our online system at www.AvondaleAZ.gov/AviWise.



Avondale CODE COMPLIANCE

www.AvondaleAZ.gov/code | (623) 333-2701
emailcodecompliance@avondalez.gov

Please contact Code Compliance for more information on neighborhood initiatives such as the **Neighborhood Toolbox**, the **Neighborhood Clean-up Program** and the **Curb Appeal and Home Maintenance Guide**.

Local Quick Reference Directory

- ▶ Avondale City Court.....(623) 333-5800
- ▶ Avondale Police
 - (Non-emergency) (623) 333-7000
 - Animal control(623) 333-7012
 - **Emergency 911**
- ▶ AZ Landlord & Tenant Act(602) 258-3434
- ▶ Building Permits(623) 333-4000
- ▶ Business Licenses(623) 333-0200
- ▶ Fire Department.....(623) 333-6000
- ▶ Graffiti(623) 333-2702
- ▶ Homeless Services.....(623) 333-2713
- ▶ Mosquitoes/Vector Control.....(602) 506-6616
- ▶ Neighborhood & Family Services..(623) 333-2700
- ▶ Parks & Rec Department.....(623) 333-2400
- ▶ Planning Division.....(623) 333-4000
- ▶ Public Record Requests(623) 333-1200
- ▶ Solid Waste..... (623) 333-4400
- ▶ Streets Division(623) 333-4400
- ▶ Streetlight Repair Hotline (623) 333-4201
- ▶ Water Billing.....(623) 333-2005



Common Residential Code Violations

VISION: To promote and maintain safe and desirable neighborhoods and business communities by developing strong relationships through innovative programs, education and enforcement.

MISSION: To enhance the community through the education and administration of fair and unbiased compliance programs.

Avondale CODE COMPLIANCE

www.AvondaleAZ.gov/code | (623) 333-2701

The following is a list of the most common violations noted on residential properties. Code Compliance values your partnership to ensure all properties are well-maintained and safe for all members of the Avondale community.

- ▶ **CC 14-160 (f) - Exterior Surfaces:** All exterior painted surfaces must be properly maintained in sound condition. Painted surfaces with excessive peeling, flaking or chipping paint shall be eliminated, and surfaces repainted.
- ▶ **CC 14-170 (d) - Right-of-Way Obstructions:** All trees, bushes and shrubs shall not obstruct any public street, sidewalk, traffic signal, sign, or streetlight. Tree limbs must be maintained at least 8 feet above public sidewalks. Tree limbs must be maintained at least 13 feet above public streets. Trees below 8 feet in height, bushes or other plant growth, must be maintained one foot from sidewalks.
- ▶ **CC 14-170 (e)(f) - Outdoor Storage & Trash/Debris:** An accumulation of rubbish, trash, and debris is prohibited. No person shall place or store furniture, except furniture designed and placed for outdoor use, household equipment, appliances, vehicle parts, landscape material, or construction material, cardboard material, plastic material, debris or any similar materials visible from a public street or sidewalk. *(For any bulk trash concerns please contact Public Works at (623) 333-4400.)*
- ▶ **CC 14-170 (h) - Overgrown Grass or Weeds:** Grass or weeds characterized as uncontrolled, unmaintained or overgrown that create an unsightly condition, including areas between the property line and street, are prohibited.
- ▶ **CC 14-180 (d) - Abandoned/Inoperable Vehicles:** An abandoned or inoperable vehicle shall not be visible from a public street or sidewalk. An Inoperable vehicle is one that 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. *(For parking violations or concerns on public streets please contact Avondale Police at (623) 333-7000.)*
- ▶ **CC 14-180 (g) - Front & Side Yard Parking:** No person shall park or permit to be parked any vehicle within a front yard or side yard area except on the driveway or in accordance with the zoning ordinance. All parking surfaces must be masonry, concrete, asphalt, or paving blocks and must be connected to a public street. The driveway and parking surface combined shall not exceed fifty (50) percent of the lot width measured at the front setback. No parked vehicle shall block a public sidewalk.
- ▶ **CC 14-190 (d) - Polluted or Stagnant Swimming Pool/Spa:** Swimming pool, ponds, architectural pools, or spas must be maintained to prevent polluted/stagnant water that may breed insects or result in infestations.
- ▶ **CC 14-190 (e) - Illegal Discharge:** The discharge of water from swimming pools, or spas are not permitted into any public street, alleyways, right of way or any abutting or adjacent public or private property.
- ▶ **CC 14-190 (k) - Building Permit(s) Required:** No building or structure shall be constructed or altered unless the appropriate permits have been obtained. *(For additional information on obtaining a city building permit, please contact the Development Services at (623) 333-4000.)*
- ▶ **CC 14-190 (n) Premise Identification Numbers:** Single Family Residential homes shall have approved premises identification address numbers plainly legible and visible from the street. These numbers shall contrast with their background. Address numbers shall be a minimum of four (4) inches high with a minimum stroke width of one-half (½) inch.
- ▶ **CC 28-33 (f) Home Occupation:** No home occupation shall be permitted unless it complies with all zoning requirements. *(For more information on acceptable home occupations please contact Development Services at (623) 333-4000.)*
- ▶ **CC 28-162 (e) Storage of Trailers/Boats:** Recreational vehicles, boats and trailers must be stored in the side or rear yard screened from street view.