

**Ordinance for the Town of Felsenthal, Arkansas**  
**Maintenance of Real Property**

**Ordinance #02-2011**

**Unsightly or unsanitary conditions on real property:**

All owners of property--whether it be occupied or unoccupied, improved or unimproved--within the town limits of Felsenthal, Arkansas, are required to cut weeds and grass on a regular basis, and to remove garbage, debris, lumber, inoperable appliances, rubbish, and other unsanitary and unsightly articles and things from their property, and to eliminate, fill up, or remove stagnant pools of water or any other unsanitary things, places, or conditions which might become a breeding place for mosquitoes, flies, germs or other vermin harmful to the health of the community.

Property owners are prohibited from permitting the accumulation of debris upon vacant lots within the town limits of Felsenthal, Arkansas, and it shall be their duty to remove all debris or refuse which is unsightly or which may endanger public health.

**Notice required:**

If it becomes necessary for the Town to notify said property owners that they are out of compliance with this ordinance, and they shall refuse or neglect to perform the duties in connection with his or their property, the town is authorized to enter upon the property and cut or remove said weeds, rank grass, or other vegetation, or eliminate any unsanitary and unsightly condition, and the cost of such removal or elimination shall be charged against the premises and shall constitute and lien thereon.

Property owners who have been duly notified by the Town in writing that they are out of compliance with these conditions will have thirty (30) days after the receipt of the notice to remove said refuse and/or debris. After this time, the Town will enter the property and remove or eliminate the conditions.

**Penalty and Fees**

The Town will correct the unsightly and/or unsanitary conditions on the property in question and a fine of not less than \$25.00 shall be applied. In addition, the number of hours required to rectify the problem(s) will be calculated and the charge of not less than \$20.00 per hour will be added to the fine and charged against the property as indicated. Failure to pay fines and fees for this work in a timely manner will result in an attachment to the tax bill of the owner(s) of the property, the owner of said property becoming liable for all costs incurred.

**Repeal of previous ordinances and resolutions:**

All Ordinances and resolutions and parts thereof in conflict herewith are hereby repealed to the extent of such conflicts.

Done this 14<sup>th</sup> day of June, 2011

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Mayor, Linda Newbury

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Recorder/Treasurer, Joyce Norwood