

Code Violation Procedures

Step 1: City staff to ascertain code violation exists.

Step 2: City staff will request corrective action to abate violation, by:

- leaving a door tag with the violation identified, or
- an in-person verbal request, or
- a mailed letter with the violation identified.

All of these methods of notification are official requests.

Step 3: If the violation has not been remediated within the given timeline, **a citation may be issued.**



Code Violation Penalties

In many cases, the individual responsible for the code violation is given the opportunity to voluntarily correct the situation and comply with current codes without a penalty*. If the correction is not made, then the individual may be subject to fines and other penalties. Fines start at **\$750** and are set forth by the City Council in the Administrative Penalty Schedule (Resolution No. 16-8325). ***A citation may be issued without prior warning for repeat violations.**

All Zoning Ordinance violations and Nuisance Ordinance violations are misdemeanors. For serious code infractions, usually involving major and immediate health or safety concerns, criminal prosecution or civil injunctions may be used by the City to enforce code compliance.



City of
Santa Clara

Understanding Common Code Violations University Area



In the University Area, Code Enforcement primarily takes action on:

1. Beer Pong/ Game Tables , Cornhole Boards & Pools (Including portable-type)
2. Trash & Discarded Materials
3. Trash Containers – Maintenance & Location
4. Cars Parked on Landscape Areas
5. Makeshift Tarps in Front, Back, & Side Yards
6. Indoor Furniture Outside

Code Enforcement

The City of Santa Clara Code Enforcement Division helps residents, businesses, and property owners comply with the City’s code regulations that are designed to maintain a healthy, safe and clean environment, carry out land use policy, and preserve the quality of life standards that residents and businesses enjoy in our community. Our services primarily apply to private property.



Common Code Violations Explained

Beer Pong/Game Tables, Cornhole Boards & Pools (SCCC 8.30.030 and 18.62.030)

No owner or occupant of property shall cause objects such as, but not limited to, household fixtures, machinery, and equipment to be viewed from a public street or walkway, alley, or other public property.



Trash Containers – Maintenance and Location (SCCC 8.25.040 and 8.25.080)

Garbage, recycling, and clean green containers are required to be maintained free of any uncontained garbage or other materials, have lids that remain tightly closed, and be stored in an enclosure or within the side or rear yard of the property.

Trash (SCCC 8.25.040)

No owner or occupant of property shall permit the accumulation of trash on such property.

Cars Parked on Landscape Areas (SCCC 18.12.120)

Vehicle parking is not permitted on areas that are required to be landscaped per the Zoning Code and is only allowed on areas surfaced with materials such as concrete, asphalt, brick, stone, or gravel.



Makeshift Tent in Front, Back, & Side Yards (SCCC 8.30.010 and 8.30.030)

To promote a sound and attractive community appearance, makeshift tents located in the back, front, or side yard of a property are not permitted as they are annoying to the senses and interfere with the comfortable enjoyment of adjacent property or premises.



Indoor Furniture Outside (SCCC 8.30.030 & CFC 19, 3.14, 315.4.1)

Furniture, which is not designed for outdoor use, and that is kept on property which can be viewed from a public street or walkway, alley, or other public property is prohibited.

