

FREQUENTLY ASKED QUESTIONS

Q. Where can I find the text of the nuisance ordinances?

A. The Bremerton Municipal Code can be accessed online at www.ci.bremerton.wa.us.

Chapter 6.04—Garbage and Refuse

Chapter 9.08—Junk Vehicles

Chapter 9.14—Nuisance Vegetation

Chapter 9.16—Public Nuisances

Chapter 9.90—Graffiti

Chapter 9.92—Chronic Nuisance Properties

Chapter 20—Zoning Code, Critical Area Ordinance and Shoreline Master Program

The City also enforces the International Building, Fire, Property Maintenance and Mechanical Codes and the Uniform Plumbing Code. These codes can be reviewed at the Department of Community Development.

Q. I need to repair or renovate my rental unit; what work is exempt from building permits?

A. Permits are not required for painting, tiling, carpeting, cabinets, countertops or similar finishing work. Reroofs are exempt from permits for residential properties of 2 or fewer units, PROVIDED that no structural work is required. Other activities are also exempt from permits; more information is available on the City's website or by calling the Department of Community Development, (360)473-5275.

NOTICE

Pursuant to Bremerton Municipal Code Chapter 5.02, the City of Bremerton requires that all rental property owners obtain a Landlord License, which must be renewed annually. For more information, contact the Department of Financial Services, (360)473-5311.



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CITY OF BREMERTON

PROPERTY MAINTENANCE FOR LANDLORDS



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PROPERTY MAINTENANCE

The Code Enforcement Division of the City of Bremerton Department of Community Development enforces several chapters of the Bremerton Municipal Code relating to unsafe structures or conditions, land use, garbage, junk or hulk vehicles, nuisance vegetation, public nuisances, and graffiti.



UNSAFE STRUCTURES

Fire damaged and dilapidated buildings are unsafe, dangerous and unsightly. The

International Property Maintenance Code[®] specifies the steps needed to protect property and the public.



GARBAGE

Garbage accumulation can be a health hazard and a nuisance to the neighborhood, particularly if it is being

scattered by animals or attracts rats. Garbage service is mandatory within the city limits of Bremerton. Property owners must provide enough garbage cans to hold the garbage that accumulates between pickup days; the cans must be removed from the right-of-way between pickup days.



NUISANCE VEGETATION

Grass and weeds in excess of 12" in height, noxious or poisonous vegetation and any vegetation which provides a rat

harborage must be removed. In addition, bushes and trees cannot encroach on the sidewalk or street in such a way that presents a hazard to pedestrians or motorists.



GRAFFITI

Graffiti defaces buildings, fences, sidewalks, retaining walls and other structures and lowers property values. Once notified, property owners have 15 days to remove graffiti.



JUNK VEHICLES

To qualify as junk, a vehicle must meet 3 of 4 of the following criteria set by the State of Washington:

1. Be three years or older;
2. Be obviously inoperable;
3. Be extensively damaged;
4. Have a fair market value of the approximate value of the scrap metal.



PUBLIC NUISANCES

The public nuisance ordinance identifies conditions which adversely affect the rights of an entire community or neighborhood. This can include, but is not limited to, junkyard conditions, dilapidated fences, neglected equipment or machinery, fire hazards, or unsecured buildings.



ZONING

The Zoning Ordinance regulates land use, off-street parking, lighting and sign regulations, operation of home businesses, fence construction and the use of recreational vehicles as dwelling units, as well as many other issues.



SHORELINE AND CRITICAL AREAS



The Shoreline Master Program and Critical Area Ordinance provide protection for our waterways, shorelines and geologically hazardous areas.