



The City of Fort Myers Code Enforcement Department

The City of Fort Myers Code Enforcement Division is responsible for enforcement of the City's Code of Ordinances. Codes have been adopted over the years to protect the health, safety and welfare of all residents and to establish a standard to ensure a positive effect on property value, community appearance and neighborhood pride.

Adherence to city codes and maintenance of property is the responsibility of each and every citizen. Structures that are not maintained deteriorate, bringing down the value of neighborhoods and encouraging crime.

As the city ages it becomes even more critical for owners to take care of their properties. Code enforcement provides an effective means of enforcing the code of ordinances and ensuring that our city ages gracefully.

This brochure is designed to be an informational tool for citizens of the City of Fort Myers to address your questions regarding code enforcement. More in depth information on the city's code of ordinances may be found on our website at www.cityftmyers.com.

If you have additional questions, after reading this pamphlet, or have a code enforcement concern you may call 321-7940.

The City of Fort Myers

Code Enforcement
1825 Hendry Street, suite 101
Fort Myers, FL 33901

City of Fort Myers

Code Enforcement Guide

Most Common Violations

Code Enforcement
1825 Hendry Street
Suite 101
Fort Myers, FL 33901
Phone: 239-321-7940
Fax: 239-344-5922
www.cityftmyers.com



Office Hours:
Monday—Friday
7:30 a.m.—4:30 p.m.



COMMUNITY DEVELOPMENT
CITY OF FT. MYERS, FLORIDA

The City of Fort Myers

Common Code Enforcement Violations

1. Trash & Debris

Trash and debris, such as discarded furniture, appliances, plastics, paper, cardboard, building materials, underbrush or any other material that could be considered a nuisance or a threat to the public health and safety may not accumulate on property within the city.

2. Abandoned Vehicles

Motor vehicles may not be abandoned, junked or discarded on public or private property within the city unless completely enclosed in a building or part of a properly licensed junk business. All vehicles on public & private property, with the exception of a licensed dealership, must have a current license plate &/or registration & be roadworthy.

3. High Grass & Weeds

Weeds, grass and underbrush must be kept cut to no more than 12 inches in height on all property within the city.

4. Commercial Vehicles in Residential Area

Commercial vehicles of one and one-half (1 1/2) tons or more may not be parked in a residential area for more than two hours except when loading or unloading.

5. Address Numbers

Address identification numbers are required on all buildings at a size of at least four inches high for single family and duplex homes and ten inches high for commercial and multiple family.

6. Maintenance of Property

It is the responsibility of all property owners to maintain all parts of their property in safe, sanitary condition and good working order. Doors, windows, screens, exterior walls, roofs, porches and other exterior components must be maintained in weather-tight, rodent-proof, sound, secure condition and good repair. Electric and plumbing fixtures, air conditioning systems, pool pumps and other mechanical fixtures must also be in good working condition.

7. Permits Required/Permits Expired

Building permits are required for all construction and site improvements except certain repairs with a market value of less than \$500. Before work begins, call 321-7925. A permit becomes invalid if work does not begin within six months of permit being issued or is stopped for six months.

8. Signs

Signs may not be placed in any right-of-way or other location that could interfere with traffic or block the view of drivers or pedestrians, prevent exit from a door, window or fire escape, be attached to or painted on any tree, shrub, utility pole, fence or door. Property owners are responsible to remove illegal signs from their properties and the city has the right to remove any unlawful sign from private property. Many signs require a permit. Additional information on signs may be found in Chapter 126 of the City Code of Ordinances.



9. Trash & Recycling Collection

Every resident must have waste collection services. Trash/recycling may be placed out in approved containers up to 24 hours before collection and must be removed on the same day as pickup. Trash that spills prior to pick up is the responsibility of the owner/occupant. Yard materials and junk may be stacked in compact piles within property lines and may not obstruct pedestrians or vehicles. Horticultural refuse piles may be no larger than ten cubic yards and junk no larger than four cubic yards for regular weekly pick up. Larger piles are assessed an additional fee for pick up.

10. Boat Trailers/RVs

Boat trailers or RVs may be parked in the side or rear yard of an owner's residence or business as long as it is not used for sleeping purposes and does not violate any provision of the City Code.

11. Animals/Fowl in Residential Area

Animals such as hogs, pigs, chickens, geese, turkeys, guinea fowl, ducks, peafowl or domesticated fowl may not be kept within 300 feet of any house in residential districts of the city.

Code Enforcement Division Operations

The Code Enforcement Division is staffed by Code Enforcement Officers assigned to field inspections supported by clerical staff providing administrative duties. Complaints are handled by the code enforcement support staff with immediate dispatch to the field officers.

Officers are assigned to specific wards of the city and are responsible for investigating complaints of violations phoned into the office as well as violations observed while patrolling their areas. Due to our system of radio dispatch, complaints are generally investigated within two hours of receipt. Emergency situations that may pose a safety threat to the community are handled immediately.

General Enforcement Procedures

- A warning of a violation is issued giving a reasonable period of time for compliance.
- If the violation is not corrected within the time period granted, a citation may be issued. In the case of a violation that poses a health or safety risk, an immediate citation is issued.
- Citations, which may be issued daily until compliance, carry fines from \$100 to \$500.
- When fines go unpaid they become a lien against the property.
- Violators may be required to appear before the Code Enforcement Board or Lee County Court.

Our Goal—Voluntary Compliance

Our priority is public education in order to achieve voluntary compliance. The most important action a property owner or occupant can take is to correct the violation within the timeframe allowed, which saves everyone time and money. If additional time is required to correct a violation, the individual should speak to their Code Enforcement Officer. We are willing to grant reasonable requests whenever possible in order to achieve compliance.