

**AN ORDINANCE AMENDING SECTION 220.020 OF THE HAZELWOOD CITY CODE RELATING TO NUISANCES TO PROHIBIT THE INSTALLATION OF CERTAIN LARGE OBSTRUCTIONS IN FRONT YARDS IN RESIDENTIAL AREAS**

\*\*\*\*\*

**WHEREAS**, the Ordinances of the City of Hazelwood and accepted standards of residential maintenance require the maintenance of grass lawns in the front yards of single- and two-family residential structures; and

**WHEREAS**, healthy grass lawns in front yards maintain a pleasing aesthetic which supports property values throughout the community, and assures the presence of an area of pervious surfaces which can absorb stormwater and minimize damage caused by excess stormwater runoff and flooding; and

**WHEREAS**, the installation of large recreational structures which sit on or closely above ground in areas set aside for grass lawns, especially for an extended period of time, results in a loss of vegetation, the creation of areas where silt can be readily washed away, reduced absorption of rainwater and an increase in the volume of stormwater runoff, all to the detriment of the general health, safety, welfare and peace of the community;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HAZELWOOD, MISSOURI, AS FOLLOWS**

**SECTION 1.** Section 220.020 of Article I of Chapter 220 of the Code of Ordinances of the City of Hazelwood, Missouri, is hereby repealed and a new Section 220.020 is hereby enacted in lieu thereof to read as follows:

**Chapter 220. Nuisances**

**Article I. Generally**

**Section 220.020 Public Nuisances Affecting Health Designated.**

- A. The following are declared to be public nuisances affecting health and are prohibited:
1. All decayed or unwholesome food offered for sale to the public.
  2. All diseased animals running at large.
  3. All ponds or pools of stagnant water.
  4. Carcasses of dead animals not buried or destroyed within twenty-four (24) hours after death.
  5. Accumulations of manure, rubbish, garbage, refuse and human and

industrial or noxious or offensive waste, except the normal storage on a farm of manure for agricultural purposes.

6. Privy vaults or garbage cans which are not fly-tight.
7. The pollution of any well, cistern, spring, underground water stream, lake canal or body of water by sewage or industrial wastes, or other substance harmful to human beings.
8. Dense smoke, noxious fumes, gas, soot or cinders in unreasonable quantities, or the presence of any gas, vapor, fume, smoke, dust or any other toxic substance on, in or emitted from the equipment of any premises in quantities sufficient to be toxic, harmful or injurious to the health of any employee or to any premises, occupant or to any other person.
9. Common drinking cups, roller towels, combs, brushes, or eating utensils in public or semi-public places not properly sanitized after use.
10. Any vehicle used for septic tank cleaning which does not meet the requirements as set forth in the County Code.
11. All infestations of flies, fleas, roaches, lice, ticks, rats, mice, fly maggots, mosquito larvae and hookworm larvae.
12. The keeping of animals or fowl, except in compliance with the provisions of Chapter 210, Animals and Fowl, of the Municipal Code of the City of Hazelwood, Missouri.
13. Unlicensed dumps.
14. All other acts, practices, conduct, business, occupations, callings, trades, uses of property and all other things detrimental or certain to be detrimental to the health of the inhabitants of the City.
15. The shining of artificial light onto public or private property as to be an annoyance, hurt, injury or inconvenience to other persons.
16. Buildings in such a state of disrepair as to affect the health, safety and welfare of the citizens of Hazelwood.
17. Any accumulation on any premises or on any open lot of any lumber, boxes, barrels, bricks, stones or similar materials, unless the same shall be fully covered, in the rear yard and evenly piled or stacked either on racks elevated not less than twelve (12) inches above the ground or on a durably paved surface.
18. The presence of debris of any kind including, but not limited to, weed cuttings, cut and fallen trees and shrubs, rubbish and trash, rocks or bricks, tin, steel, parts of derelict cars or trucks, broken furniture, any flammable material which may endanger public safety, or any material which is unhealthy or unsafe.
19. Any accumulation or deposit of any vehicular and/or equipment parts, inoperable appliances, junk or material of any nature where said accumulation or deposit upon open ground would constitute an attractive nuisance danger to children and/or a possible breeding ground for vermin, rodents and other animals.
20. The presence on any property of any steel-jawed animal traps or similar devices, unless authorized by the Police Department.

21. The presence of any graffiti displayed on exterior surfaces of property. "Graffiti" is hereby defined as any word, phrase, motto, name, design, symbol or picture written, scribbled, painted, drawn, etched or scratched directly onto any portion of public property or onto an exterior surface on private property.
22. Any accumulation or storage of firewood in the front yard of any lot other than in a commercially manufactured decorative firewood rack on the front porch, or in a rear yard unless evenly piled or stacked either on open racks elevated not less than twelve (12) inches above the ground or on a durably paved surface.
23. The maintenance, storage or use of any furniture outside a fully enclosed structure, unless the furniture is designed and built for exterior use and to resist damage or deterioration by the elements; provided however, that furniture not designed for exterior use may be outside a fully enclosed structure while actually being used by residents or visitors.
24. Water or other liquid diverted from a sump pump which flows onto streets or sidewalks.
25. Ruts, grooves and/or channels in lawns and yards which a vehicle or other equipment has created.
26. Large recreational equipment having an area of six square feet or more and placed on the ground or less than four feet above the ground in such a manner as to inhibit or destroy vegetation beneath them, including, but not limited to, bounce houses, trampolines, swing sets, slides, jungle gyms and similar climbing apparatus, wading pools, and similar devices, installations or equipment, which are located in front of the front building line of single or two-family residential structures for seventy-two hours or more; provided, however, that moveable basketball equipment having a base in excess of six square feet shall not be prohibited by this subsection if it is so situated that the playing area in front of the basket is a paved surface.

**SECTION 2.** The Chapter, Article, Division and/or Section assignments designated in this Ordinance may be revised and altered in the process of recodifying or servicing the City's Code of Ordinances upon supplementation of such code if, in the discretion of the editor, an alternative designation would be more reasonable. In adjusting such designations the editor may also change other designations and numerical assignment of code sections to accommodate such changes.

**SECTION 3.** It is hereby declared to be the intention of the City Council that each and every part, section and subsection of this Ordinance shall be separate and severable from each and every other part, section and subsection hereof and that the City Council intends to adopt each said part, section and subsection separately and independently of any other part, section and subsection. In the event that any part of this Ordinance shall be determined to be or to have been unlawful or unconstitutional, the remaining parts, sections and subsections shall be and remain in full force and effect.

**SECTION 4.** This Ordinance shall be in full force and effect from and after the date of its passage.

**PASSED** this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_ **by the Council of the City of Hazelwood, Missouri.**

ATTEST:

\_\_\_\_\_  
Matthew G. Robinson - Mayor  
City of Hazelwood, Missouri

\_\_\_\_\_  
Julie Lowery, CMC - City Clerk  
City of Hazelwood, Missouri

APPROVED AS TO FORM:

\_\_\_\_\_  
Kevin M. O'Keefe - City Attorney  
City of Hazelwood, Missouri