

St. Charles County Neighborhood Preservation Division

Typical Neighborhood Complaints

Neighborhood Preservation is a Division of Community Development responsible for maintaining the quality of life within neighborhoods through enforcement of St. Charles County property maintenance, zoning, and other ordinances in unincorporated neighborhoods of St. Charles County.

Consistent enforcement of these ordinances assists in maintaining and improving property values, and the general appearance of neighborhoods for your family and friends and their safety. Neighborhood Preservation responds to citizen complaints regarding weeds, tall grass, abandoned, unlicensed or derelict vehicles and other concerns. Neighborhood sweeps of subdivisions (inspections of an entire subdivision) for violations are also done periodically throughout the year.

TYPICAL COMPLAINTS HANDLED IN EXTERIOR YARD AREAS

- Sanitation (i.e.: trash, debris, rubbish)
- Tall grass, weeds, and cultivated gardens
- Derelict or unlicensed vehicles
- Non-approved home businesses
- Commercial vehicles in residential zoned areas
- Inoperable vehicles
- Deteriorated, broken, and/or falling down fences
- Draining chemically treated pool water into the storm water system
- Trailers parked in front of the building line, not on an approved pad (six inch deep gravel, or concrete or asphalt), and/or not seven (7) feet from all property lines.

TYPICAL COMPLAINTS HANDLED REGARDING THE EXTERIOR OF BUILDINGS

- Peeling paint, mold, or severely faded paint or stain
- Rotten or damaged exterior walls
- Deteriorated roofs, missing gutters and downspouts
- Unkempt or deteriorating stairways, driveways, decks, porches, and/or balconies
- Broken or missing proper skirting for mobile homes
- Missing or hard to read address numbers for a house
- Missing, broken and/or torn windows, screens, doors, etc.

PARKING OF COMMERCIAL VEHICLES IN RESIDENTIAL ZONED AREAS

Prohibited if the vehicle:

- Licensed is equal to or above 12,000 lbs.
- Exceeds twenty-four (24) feet in length.
- Conveys a commercial message
- Has materials stored on the vehicles exterior, such as ladder, tools, etc.

TRAILERS AND RECREATIONAL VEHICLES

Parking requirements in residential zoned areas must comply with all of the following:

- Boats, trailers, campers and shells, and RV's must be licensed.
- MUST be no more than 24 feet in length
- MUST BE STORED Enclosed in garage, accessory structure or on approved surface behind the front building line.
- MUST be seven (7) feet from all property lines.

WHAT IS CONSIDERED A HOME OCCUPATION?

A home occupation is an occupation or profession carried on by one or more members of the household residing on the premises, which is clearly incidental and secondary to the use of the dwelling unit for residential purposes and which conforms to the following standards and provisions:

1. Only one (1) occupation or profession shall be permitted per residential unit.
2. No more than two (2) customers or clients may be served in a residence at one (1) time, except in the case of photography studios, where the number of customers shall not exceed ten (10).
3. The occupational use may occupy not more than twenty-five percent (25%) of the total floor area of the primary residential structure, and in no case more than five hundred (500) square feet of total floor area.
4. The occupation must be carried on only by the members of the household residing on the premises.
5. No offensive noise, vibration, smoke, dust, odors, heat, or glare shall be produced by the home occupation.
6. No exterior storage of materials or outdoor display shall be allowed.
7. No additional or separate exterior entrance from outside the principal building to the home occupation, except that which serves the residential portion.
8. No structural additions, enlargements, or exterior alterations are permitted that would change the residential character of the principle building.