

RESOLUTION NO. 11687

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ORANGE AMENDING THE CITY'S MASTER FEE SCHEDULE SETTING THE AMOUNT OF FEES AND FINES FOR REGULATIONS, MONITORING AND PROGRESSIVE ADMINISTRATIVE CITATIONS RELATING TO UNOCCUPIED OR ABANDONED PROPERTIES AS CONTAINED IN NEWLY ADDED CHAPTER 8.38 TO THE ORANGE MUNICIPAL CODE.

WHEREAS, California Constitution, Article XI, Section 7, authorizes cities to make and enforce within its limits all local, police, sanitary, and other ordinances, and regulations not in conflict with general laws;

WHEREAS, Unoccupied or Abandoned Properties can be a major cause and source of blight in the City;

WHEREAS, Unoccupied or Abandoned Properties may pose a serious threat to the public's health and safety in part because of the secondary effects of criminal activities, fire, depressed market values of surrounding properties, less economic development around the Unoccupied or Abandoned Property; and

WHEREAS, the City Council desires to prevent the adverse problems associated with unattended Unoccupied or Abandoned Properties by adopting a Maintenance and Security Standards for Unoccupied or Abandoned Properties ordinance;

WHEREAS, on June 23, 2026, the City Council introduced Ordinance No 04-26, adding Chapter 8.38 of Title 8 ("Health and Safety") to the Orange Municipal Code relating to the Maintenance and Security Standards for Unoccupied or Abandoned Properties.

NOW, THEREFORE, IT BE RESOLVED by the City Council of the City of Orange as follows:

1. Monitoring fees shall be assessed for each registered or unregistered vacant property based on its classification into one of three categories, as determined by Code Enforcement through a visual inspection of the property's overall condition. Monitoring and Response Fees are intended to fully recover the City's costs, including Code Enforcement personnel and applicable hourly rates for Building and Safety, Fire, and/or Police services involved in enforcing this chapter.

- "Stable (Level 1)" – No monitoring fee required due to ongoing compliance with the City Code.
- "At-Risk (Level 2)" – Biweekly monitoring fee of \$710.00 required until full compliance with the City Code is achieved.

- “Problematic (Level 3)” – Weekly monitoring fee of \$1,310.00 required until full compliance with the City Code is achieved.

2. As provided in Section 8.38.130.E of the Orange Municipal Code, the following schedule of administrative fines is adopted for progressive penalties:

- a. 1st Violation within a twelve (12) month period is punishable by a fine of \$1,000.
- b. 2nd Violation within a twelve (12) month period is punishable by a fine of \$2,000.
- c. 3rd and Subsequent Violation within a twelve (12) month period are punishable by a fine of \$5,000.

3. This Resolution shall be effective immediately upon the effective date of Ordinance No. 04-26.

ADOPTED this ____ day of _____, 2026

Daniel R. Slater, Mayor, City of Orange

ATTEST:

Pamela Coleman, City Clerk, City of Orange

APPROVED AS TO FORM:

Nathalie Adourian, City Attorney, City of Orange

STATE OF CALIFORNIA)
COUNTY OF ORANGE) ss.
CITY OF ORANGE)

I, PAMELA COLEMAN, City Clerk of the City of Orange, California, do hereby certify that the foregoing Resolution was duly and regularly adopted by the City Council of the City of Orange at a regular meeting thereof held on the _____ day of _____, 2026 by the following vote:

AYES: COUNCILMEMBERS:
NOES: COUNCILMEMBERS:
ABSENT: COUNCILMEMBERS:

Pamela Coleman, City Clerk, City of Orange