



BLIGHTED PROPERTIES

Do you know Fairfax County's rules for Blighted Properties?

What is the definition of a Blighted Property?

"Blighted property" means any individual commercial, industrial, or residential structure or improvement that endangers the public's health, safety, or welfare because the structure or improvement upon the property is dilapidated, deteriorated, or violates minimum health and safety standards, or any structure or improvement previously designated as blighted pursuant to §36-49.1:1, under the process for determination of "spot blight."

Criteria for evaluating potentially blighted properties:

- State of significant disrepair, as evidenced by violations of the Virginia Maintenance Code or Virginia Statewide Fire Prevention Code
- Multiple violations of the Virginia Maintenance Code, such that the property is Unsafe
- Source of criminal activity
- Known safety hazards evidenced by violations of the Chapter 46, the Public Facilities Manual, or other applicable codes

What is the Blight Abatement Program?

If the property owner does not remove the blight or present an acceptable plan to cure the blight within a reasonable period of time after being notified, the county can declare, by ordinance, the property as a nuisance and compel the abatement of the nuisance. If the owner fails to abate the nuisance, the county may do so, then charge and collect the cost thereof from the owner of the property in any manner provided by law for the collection of state or local taxes.

To report a possible violation OR for more information contact:



Fairfax County Department of Code Compliance
12055 Government Center Parkway, Fairfax, VA 22035

Phone: 703-324-1300, TTY 711

Web: www.fairfaxcounty.gov/code



To request this information in an alternate format, call the Department of Code Compliance.

This Fairfax County, Va. publication (September 2016) summarizes a few regulations. See relevant codes for specific requirements.