



City of Poway
Fire Department
13325 Civic Center Dr.
Poway, CA 92064

Real Estate Defensible Space Inspection (AB38) - Compliance Checklist

Sellers of real property located in the Very High Fire Hazard Severity zone must provide documentation that the property complies with defensible space requirements. The inspection for this documentation must have been completed within the six-month period preceding the transaction date. (CIV 1102.19 added by the passing of AB38)

A person who owns, leases, controls, operates, or maintains a building or structure in, upon, or adjoining a mountainous area, forest-covered lands, shrub-covered lands, grass-covered lands, or land that is covered with flammable material, shall at all times do all of the following: (PRC 4291)

- Maintain defensible space of 100 feet from each side and from the front and rear of the structure, but not beyond the property line.
- Remove that portion of a tree that extends within 10 feet of the outlet of a chimney or stovepipe.
- Maintain a tree, shrub, or other plant adjacent to or overhanging a building free of dead or dying wood.
- Remove leaves, needles or other vegetative materials from the roof.

Checked boxes indicate violations. Violations shall be addressed by the property owner within 30 days of the inspection date. If no violations are found, you will receive a Compliance Letter via email from the inspector who conducted your inspection.