

Agreement relating to the Ventura County Defensible Space Inspection

Concerning the property located at: _____

Buyer and Seller are aware of the requirements of the Ventura County Fire Protection District (VCFPD) Ordinance, effective January 1, 2026, which applies to all sales of residential properties located within a High or Very High Fire Hazard Severity Zone (FHSZ) throughout all of Ventura County.

Seller understands that Seller must request that the Ventura County Fire Protection District perform a Defensible Space inspection prior to the close of escrow on any property located within Ventura County which is in a high or very high fire hazard severity zone.

Said inspection has been performed and violations of the defensible-space standards have been discovered. The Seller states that the Seller cannot reasonably complete the corrections prior to the close of escrow. As a result, Buyer and Seller have agreed that the Buyer shall complete the corrections within 60 days after the closing of escrow.

Buyer is fully aware of this requirement and agrees to comply with the ordinance.

If the Fire District has already issued a formal Notice to Abate Fire Hazard for the property, all listed hazards must be corrected by the deadline stated in that notice. ***If the deadline falls after the expected close of escrow, the Buyer and Seller have agreed that Buyer or, () if checked, Seller shall complete the corrections.***

A copy of this Agreement between Buyer and Seller is being provided to the Fire District's Fire Prevention Bureau before the closing of escrow by email to FHRP@venturacounty.gov. The party identified above (***buyer or seller if checked***) to complete the corrections fully understands that they are responsible for completing the required work in the time frame referenced above.

Buyer: _____ Date: _____ Seller: _____ Date: _____

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