

Tips for HOME OWNERS

- Get to know your neighbours
- Note description and license plates of suspicious vehicles
- Report any suspicious activity to Police



Tips for LANDLORDS AND PROPERTY MANAGERS (residential or commercial)

Avoid potential damage to your property:

- Interview all prospective tenants or renters
 - Renters may want to rent for cash, with no visible means of income, or want to rent for a third party
- Obtain a credit history, photo ID and check all references
- Check your property regularly
 - A crop may take two to three months, so checking your property every four to five weeks is recommended
 - Absentee or offshore landlords should have an agent, friend or family member checking the property for them
- Ensure you have a detailed rental agreement and those renting are actually living in or using the premises

Where do you find a GROW OP?

Marijuana Grow Ops can be found in any commercial or residential building.

- Homes
- Warehouses
- Commercial Properties
- Rural farm buildings
- Abandoned buildings (Urban or Rural)



How does this concern me?

Grow Ops are an accident waiting to happen and pose many risks to neighbourhoods and communities such as:



FIRE:

Exposed live wires, high intensity lamps and overheated ballasts in fluorescent lamps can cause fires. Additional ventilation fans can cause a fire to spread quickly.



ELECTROCUTIONS:

Rewiring and bypasses to supply electricity to a grow op do not meet safety code and are high risk electrical hazards. This is a danger to occupants of the home, neighbours, inspectors, utility workers and emergency responders.



STRUCTURAL DAMAGE:

If you own a home that is rented and used for a grow op, there is a significant risk of permanent structural damage and contamination to the property. This is expensive if not impossible to repair and is unlikely to be covered by insurance.



HEALTH:

Excessive moisture, chemical use and non-code venting causes carbon monoxide poisoning, toxic mould and chemical contamination which could have serious health impacts especially for children.



VIOLENCE:

Grow Ops are targeted by other criminal elements who "rip off" the crop. These home invasions pose a safety risk to neighbours as the risk of violence is higher.

If you suspect a grow op in your neighbourhood...

DO NOT INVESTIGATE OR ACT ALONE.
Contact your local police or CrimeStoppers at 1-800-222-8477
INFORMATION AT:

www.edmonton.ca/safedmonton

MARIJUANA GROW OPS: A growing hazard

Is there one in your neighbourhood?



Project of the
City of Edmonton's Office of Community Safety
and the
Edmonton Stop Marijuana Grow Ops Coalition
www.edmonton.ca/safedmonton



COMMUNITY SERVICES



REALTORS®
Association of
Edmonton

How to spot a GROW OP

The presence of one or more of the following does not necessarily indicate a grow op, but they do typically share many of these features:

- Occupants of the residence are rarely seen, distant or secretive
- Covered windows with black plastic or heavy curtains
- Condensation on windows, frost build up on eaves and vents during winter, and/or lack of snow on roof
- Sound of electrical generators or fans
- Lights visible that are much brighter than normal home lighting
- "Skunky" smell of growing marijuana
- Unusual traffic at odd times of the day or night with regular visits to the property
- Unusual piles of garbage such as fertilizer containers in the garage or outside



UNUSUAL PILES OF GARBAGE



EXTENSIVE SECURITY FEATURES



EVIDENCE OF FIRE DAMAGE



EXCESSIVE MOISTURE



UNSAFE CHEMICAL DISPOSAL



VENTS REPLACE WINDOWS

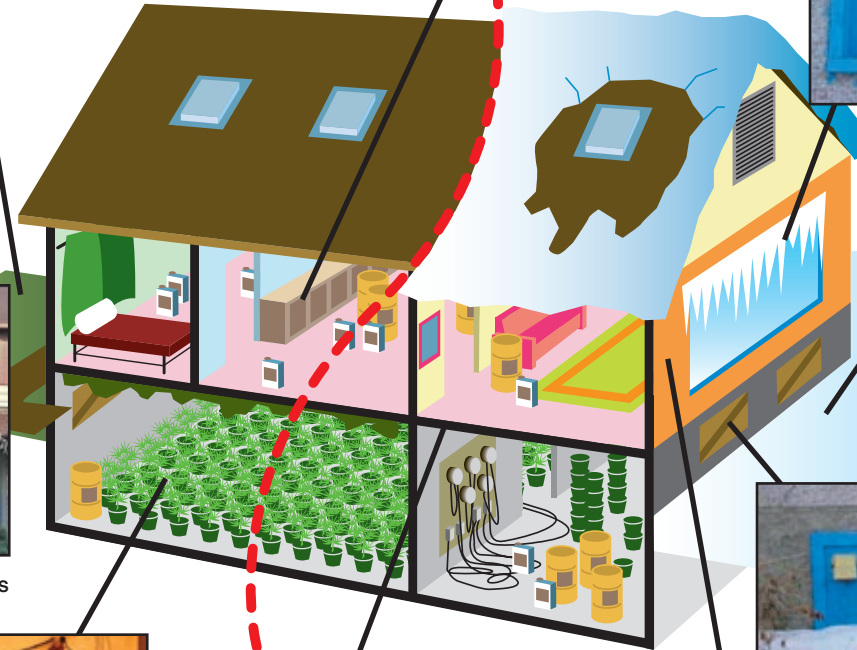


MOISTURE STAINING



EXTERIOR MOULD STAINS

EXTERIOR MOULD STAINS
PLASTIC COVERED INTERIOR WINDOWS



EXTRA LIGHTING AND FANS



FIREPLACE CHIMNEY REROUTED

**If you suspect a grow op
do not approach or
investigate yourself.
Contact Police or Crime Stoppers**



CRIME STOPPERS
1-800-222-8477
www.crimestoppers.ab.ca