

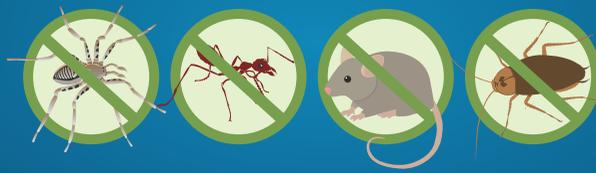
## Resources for Less-Toxic Pest Management

**FREE answers to your pest control questions.** Ask the Expert at [www.OurWaterOurWorld.org](http://www.OurWaterOurWorld.org)

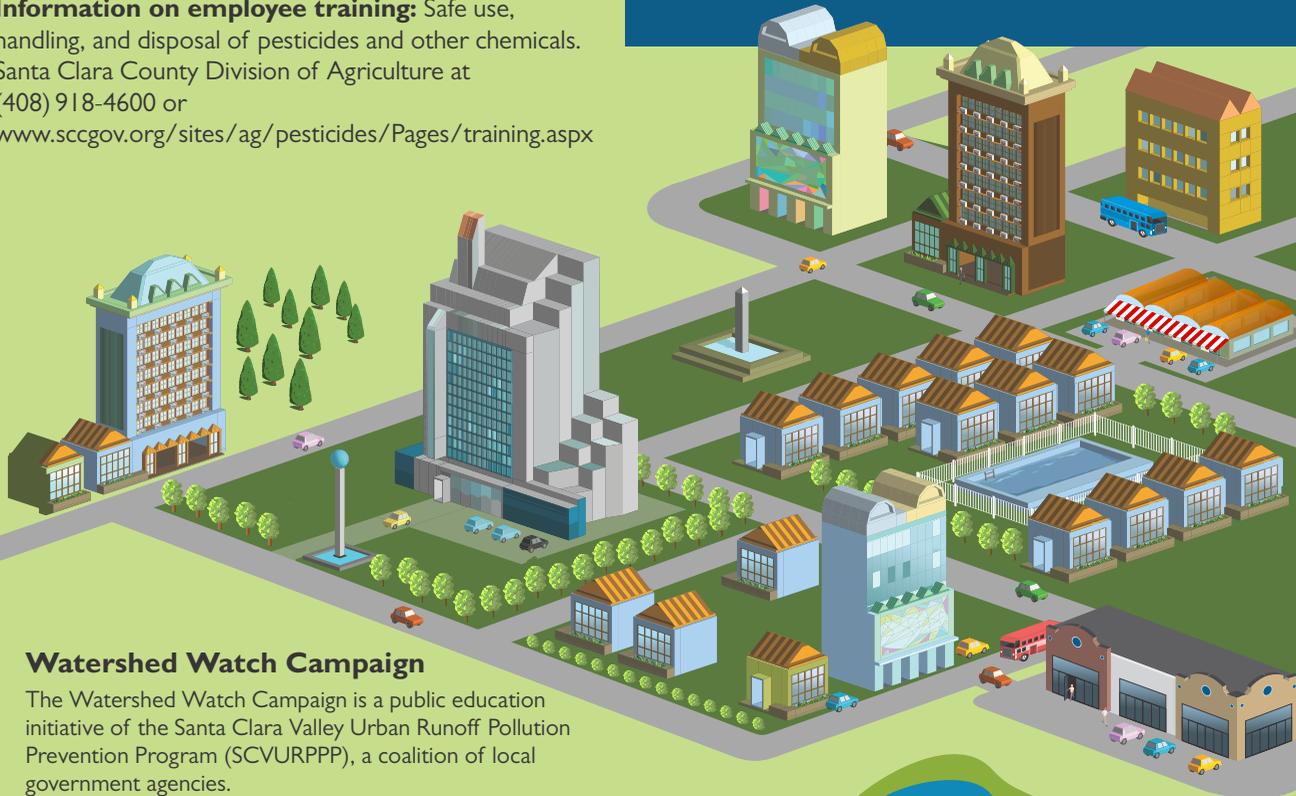
**Proper disposal of leftover pesticides.** Santa Clara County Small Business Hazardous Waste Recycling and Disposal Program (800) 207-8222 or [www.hhw.org](http://www.hhw.org)

**Advice on disease-carrying insects** such as mosquitoes, ticks, yellow jackets and rats. Santa Clara County Vector Control District (800) 675-1155

**Information on employee training:** Safe use, handling, and disposal of pesticides and other chemicals. Santa Clara County Division of Agriculture at (408) 918-4600 or [www.sccgov.org/sites/ag/pesticides/Pages/training.aspx](http://www.sccgov.org/sites/ag/pesticides/Pages/training.aspx)



# Less-Toxic Pest Control for Multi-Unit Properties



### Watershed Watch Campaign

The Watershed Watch Campaign is a public education initiative of the Santa Clara Valley Urban Runoff Pollution Prevention Program (SCVURPPP), a coalition of local government agencies.



**Santa Clara Valley  
Urban Runoff  
Pollution Prevention Program**

**Watershed Watch**  
  
**Protect Our Creeks And Bay**

[www.MyWatershedWatch.org](http://www.MyWatershedWatch.org)

## Effective Pest Control on Your Property

As a property owner or manager, one of your priorities is providing pest-free living spaces for your tenants.

Conventional pest control generally relies on routine spraying of pesticides inside and around buildings, and along walkways. This may give temporary relief from visible pests. However, many pests remain hidden, thriving on food and water found throughout the buildings, and show up again after a few days. Pests can also become resistant to the pesticides. Spraying pesticides becomes a never-ending cycle, treating the symptoms of a pest infestation, but not curing the problem. Meanwhile, residents may be exposed to pesticides, and still have to live with the pests.

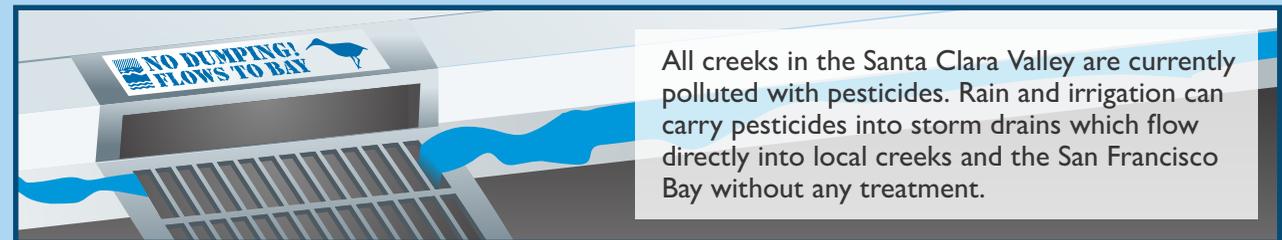
## Alternatives to Conventional Pest Control

To get rid of pests and keep them from coming back, it is necessary to remove everything they need to survive: food, water, shelter, and access to buildings. This approach, known as Integrated Pest Management (IPM), uses a combination of techniques such as **physical barriers**, **habitat changes**, and as a last resort, **less-toxic chemicals**. IPM can control pests using effective, less-toxic, environmentally-friendly methods that do not rely on regular spraying of pesticides.

## Does Your Current Pest Control Work?

If you answer "Yes" to one or more of the questions listed below, you may want to consider alternatives to your current pest control practices:

- Do you or your pest control contractor apply pesticides monthly?
- Are your tenants complaining of pests in spite of routine pest control services?
- Are pest problems frequently mentioned in online reviews of your community?
- Are tenants complaining about common pest infestations during a specific time of the year?



All creeks in the Santa Clara Valley are currently polluted with pesticides. Rain and irrigation can carry pesticides into storm drains which flow directly into local creeks and the San Francisco Bay without any treatment.

# An Integrated Pest Management Program for a Healthy and Pest-Free Community

## Habitat Controls – No Welcome Mat for Pests!

- Keep dumpster areas clean. Post notices reminding tenants to place trash inside dumpsters and to keep lids closed.
- Fix leaking faucets and pipes, inside and outside.
- Fix drainage so that water does not puddle. Standing water can provide habitat for mosquitoes.
- Clean up piles of leaves and grass. These make good hiding places for pests.



## Educating Tenants – Working Together!

- Ask tenants to help you control pests by taking simple preventive steps such as:
  - Keeping food covered, and storing it in refrigerators or cabinets.
  - Cleaning up food spills promptly.
  - Vacuuming under sinks and furniture.
  - Taking out garbage regularly.
  - Putting away pet food at night.
- Discourage tenants from using pesticides.
- Ask tenants to promptly notify management if they notice pests, leaks, cracks, or broken windows and vents.



## Chemical Controls – Your Last Resort!

- Use baits and traps instead of broadcast sprays. Read pesticide labels and follow directions.
- Choose less-toxic pesticides. For product recommendations, visit [www.MyWatershedWatch.org](http://www.MyWatershedWatch.org)
- Keep pesticides locked in a cool, dry place. Keep them in their original containers with lids tightly closed.
- Dispose of leftover pesticides according to label directions.
- Notify tenants at least 24 hours before applying pesticides to common areas or dwelling units.
- Train your employees on safe use, handling, and disposal of pesticides and other chemicals.



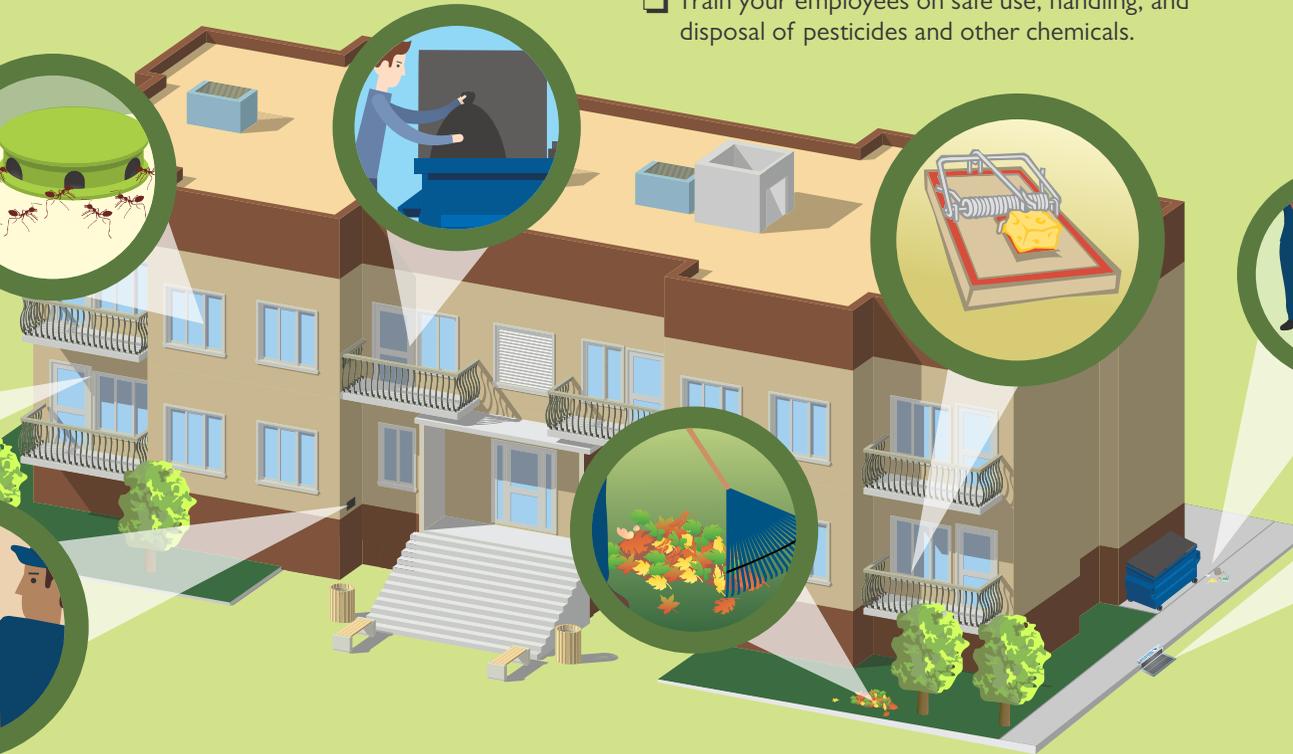
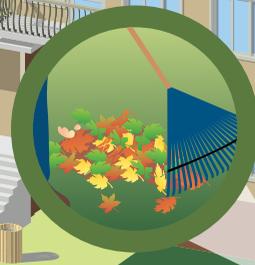
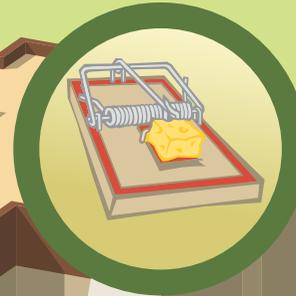
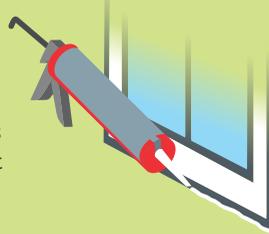
## Hiring a Pest Control Company

- Talk to the pest control company about their approach to pest management.
- Find out if they are willing to use IPM techniques.
- Ask how the company will find out how pests are entering, where they are hiding, what's attracting them, and what they are eating.
- Ask what the company will do to prevent a re-infestation of pests.
- Make sure that the company and the employees are licensed to use pesticides and are locally registered with the Santa Clara County Division of Agriculture.
- Look for a company that is IPM-Certified. For information on finding IPM-Certified companies, visit [www.MyWatershedWatch.org](http://www.MyWatershedWatch.org)



## Physical Controls – Block that Bug!

- Monthly, inspect the buildings on your property and fix pest entry points immediately.
- Seal cracks and holes around windows and vents.
- Fix missing or broken screens on windows and vents.
- Make sure all windows and doors close properly.
- Install sweeps under all exterior doors.
- Caulk gaps around showers, sinks, baseboards, floors, and cabinets.



## Only Rain Down the Drain!

Never pour pesticides or other chemicals down the street, gutter or storm drain. In all Santa Clara County municipalities, it is illegal to allow any chemical to go down the storm drain.