

| Property Owner

A **Property Owner** or Owned Property Owner is an individual who owns a Private Property or Owned Property. **Property Owners** are still Citizens and must follow all Citizen rules.

| Property Owner Rules

It is considered a Crime if a **Property Owner** breaks a **Property Owner Rule**.

| Building Within Property Bounds

Property Owners are expected to build within the bounds of the Property they have purchased. If a **Property Owner** wishes to acquire more land they should consult a Elected Official before building into Property they do not own.

| Increased Taxes for Shared Property

If a **Property Owner** hosts multiple members but not all members in their Private Property they will be required to pay an increased amount of Taxes.

| Increased Taxes for Owned Property

If the Property is an Owned Property instead of a Private Property the **Property Owner** will be required to pay an increased amount of Taxes.

| Edge Spacing

Property Owners must leave 1 block of space on all edges of their Property except the top and bottom so that Citizens who don't own the property can walk between properties. The Government has the right to modify or provision modification of the blocks in this space.
This rule is not valid if the property is an Owned Property

| Mailbox Construction and Placement

If the Property is the primary residence of the **Property Owner** then the residency must have a *Mailbox*. A Mailbox must adhere to the following specifications:

- Made of 1 or 2 containers.
- At least one container must be elevated off of the ground

- At least one container must have a sign attached to it which contains the word "Mailbox" with a capital M and the rest lowercase with no extra spacing, letters or extenuating format.

In the case that the [Property](#) is a [Shared Private Property](#) where the Mailboxes of each member are not directly accessible without breaking [Property](#) regulations then there must be at least one public Mailbox which is accessible without breaking [Property](#) regulations.

I Property Owner Rights

I Right to Submit Fines for Trespassing Personal Private Property

Property Owners have the right to submit a [Fine](#) on other players who trespass on their [Private Property](#). The [Fine](#) must be submitted *after* the trespassing has completed.

If the property owner has not set up [proper signage](#) then this right is no longer valid

This rule is not valid if the property is an [Owned Property](#)

I Right to Kill while Trespassing Personal Private Property

Property Owners have the right to kill players who trespass their [Private Property](#) as long as the trespasser is *still inside* of their [Private Property](#).

If the property owner has not set up [proper signage](#) then this right is no longer valid

This rule is not valid if the property is an [Owned Property](#)

I Right to Request a Subsurface Land Provision

Property Owners have the right to request a [Subsurface Land Provision](#). A player must speak with an [Elected Official](#) and agree upon a provision Y level. Afterwards, the **Property Owner** must following the [subsurface land provision signage requirement](#) for the provision to be valid.

I Right to Trade Land

Property Owners have the right to trade land with other **Property Owners** or **Citizens** who wish to acquire land in trade. When land is traded, so is it's ownership and hence [Taxes](#).

I Setting Rules for Shared Property

Property Owners are able to set any rules they please when hosting other members in their [Private Property](#) as long as the rules are documented in an accessible and obvious location for members of the [Private Property](#).

The **Property Owner** can set a select punishment for breaking these rules but any given punishment cannot exceed the abilities of the Private Property owner or attempt to govern individuals on a personal basis. It is considered a Crime to do so.

☰ Example

- A **Property Owner** *could* set a rule that, if broken, users are fined 8 Diamonds to the **Property Owner**.
- A **Property Owner** *could not* set a rule that, if broken, users are imprisoned.

This rule is not valid if the property is an Owned Property, meaning that rules Owned Property Owners make are not legally enforceable by the Government

I Enforcing Members to Participate Collaborative Assignments

Property Owners are allowed to enforce the participation of Collaborative Assignments on members of the Private Property, however they cannot enforce completion.

This rule is not valid if the property is an Owned Property

I Right to Provision Property Work

Property Owners are allowed to provision other Citizens to work on their Private Property. In this case the **Property Owner** can allow the working Citizen to enter without asking for entry permission for the term of construction.