

Department of Community Investment Neighborhoods Division

Community Investment & Residential Neighborhoods
Joint Council Committee Meeting

March 6, 2024

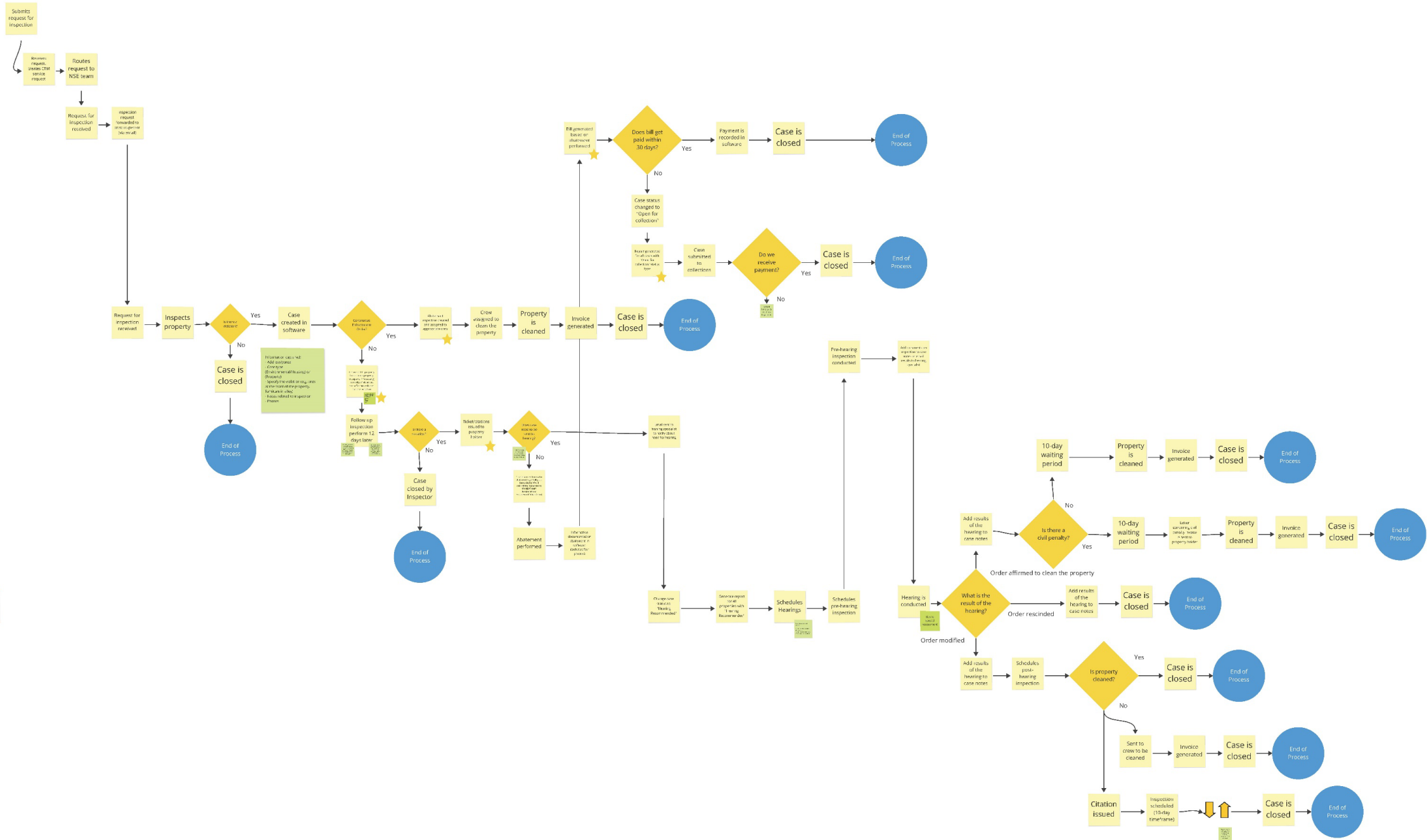


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DCI Neighborhoods – Enforcement Process

- Environmental Violations
 - Tall grass & weeds
 - Litter & debris
 - Illegal dumping
 - Vegetation
 - Graffiti

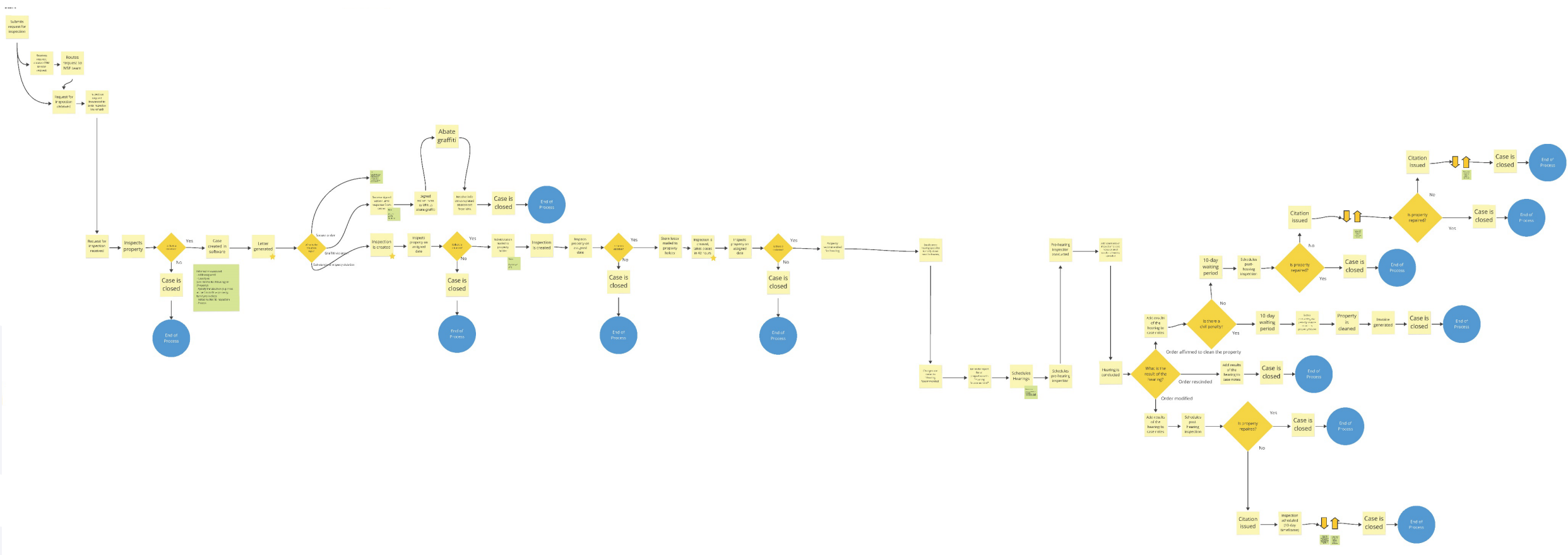




DCI Neighborhoods – Enforcement Process

- Property / Housing Violations
 - Enforcement related to condition of owner-occupied residential, commercial, and industrial structures
 - International Property Maintenance Code (IPMC)
 - Unsafe Building Law





DCI Neighborhoods – Enforcement Process

- Rental Safety Verification Program (RSVP) Violations
 - Inspection confirms unit meets RSVP Inspection Standards
 - Based on International Property Maintenance Code (IPMC)



DCI Neighborhoods – Enforcement & Outcomes

- 2023 Violations
 - 12,285 Environmental Violations
 - Tall Grass & Weeds – 5,615
 - Litter & debris – 5,517
 - Vegetation – 1,097
 - Trash Can – 32
 - Graffiti – 24
 - 7,480 (~61%) of the violations were resolved by the owner without NSE fees.



DCI Neighborhoods – Enforcement & Outcomes

- 564 Property Violations
 - 346 Sub-Standard Property Violations
 - 218 Secure Orders
- 126 (~22%) of the violations were resolved by the owner without NSE fees.
- Total Number of Environmental & Property Violations for 2023: 12,849
 - Fees Invoiced: \$1,389,907.50
 - Payments received: \$115,959.75



DCI Neighborhoods – Enforcement & Outcomes

- 726 Rental Safety Verification Program (RSVP) inspections completed
- 193 rental units were certified (i.e. passed inspection and no outstanding fees / penalties)
- Penalties & fees invoiced: \$937,000.00
- Payments received: \$130,382.76



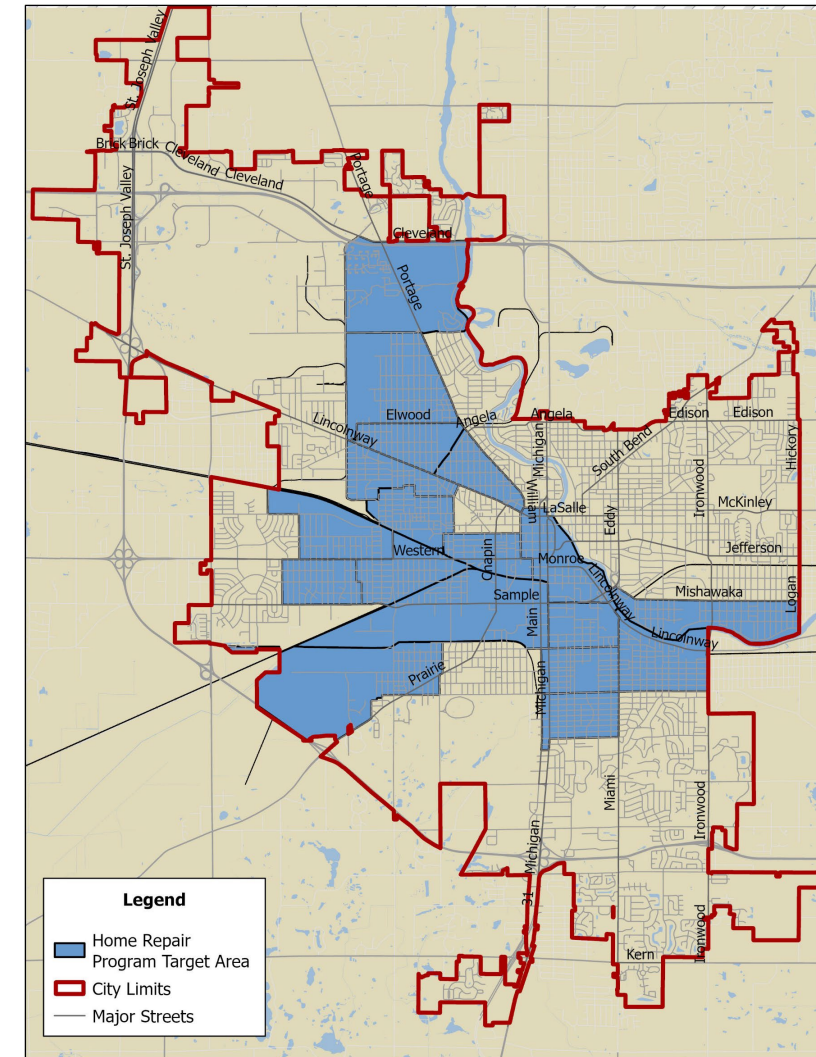
Home Repair Program



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Home Repair Program

- Goal to maintain affordable and quality housing for residents
- Targeted geography application round
 - Census tracts where at least 25% of population is below the poverty line
- \$1.5 Million in funding for round
- Up to \$25,000 grant for eligible repairs
 - Roof and/or furnace



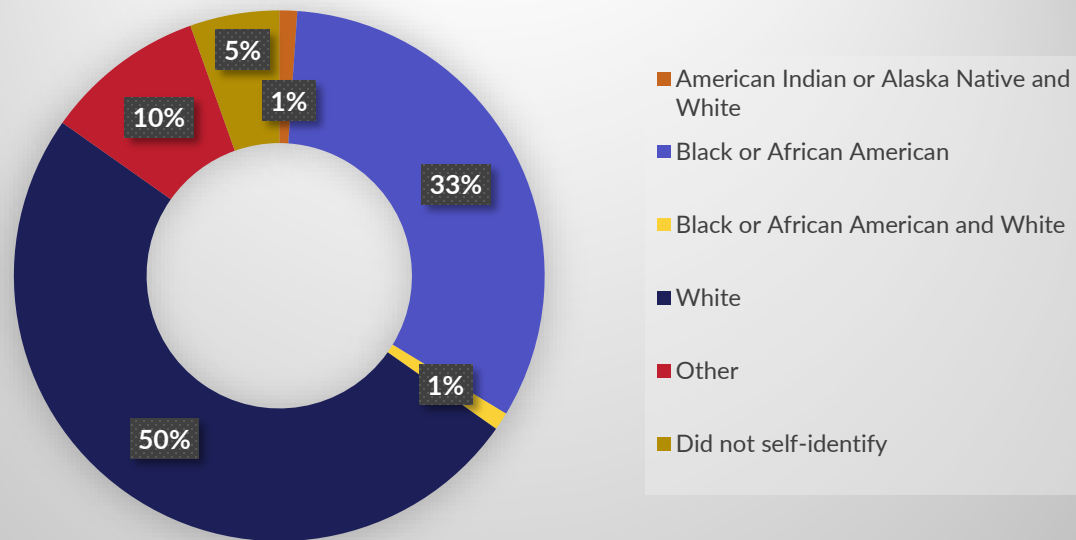
Home Repair Program

- 2023 Application Round by the Numbers
 - 463 households completed pre-screening
 - 328 households were provided applications
 - 163 applications received
 - 141 applicants referred to inspection
 - 133 inspections completed to date
 - 48 homeowners approved for ~\$737,000 in grants
 - Contracts awarded and work started
 - 44 applications are still in process

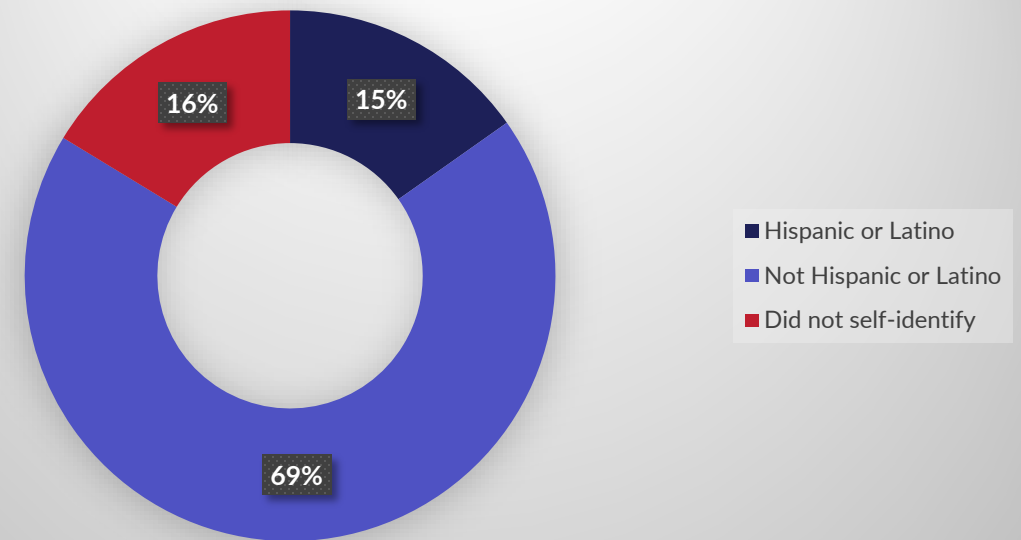


Home Repair Program

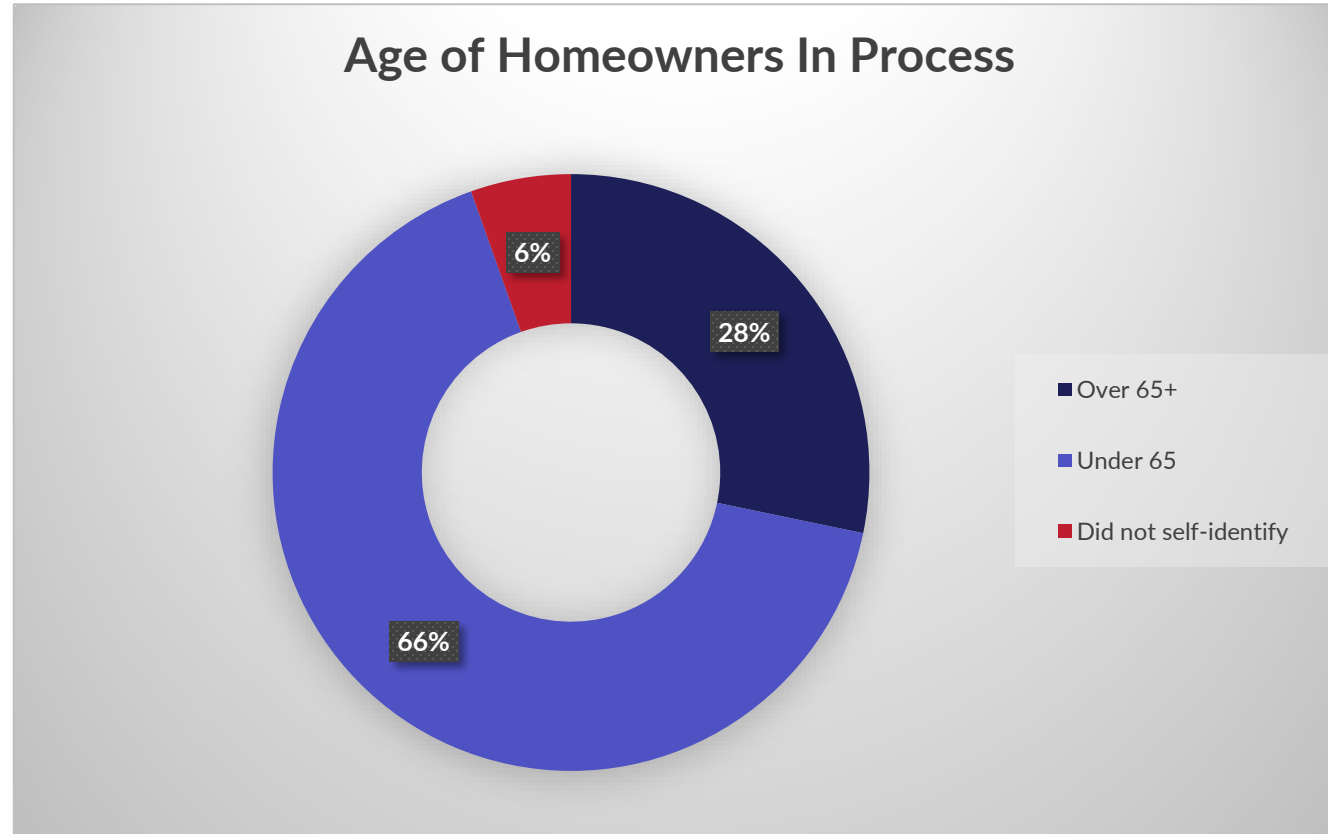
Race of Homeowners In Process



Ethnicity of Homeowners in Process



Home Repair Program



Parking Recap of February 12th Meeting



Abandoned Vehicles

- A vehicle may be deemed abandoned if:
 - It is located on public property illegally.
 - It is on public property and has not been moved for three (3) days.
 - It is on public property and constitutes a hazard or obstruction to the movement of traffic on a public right-of-way.
 - It is located on private property without the consent of the owner (or person in control of the property) for more than 48 hours.
 - The engine, transmission or differential has been removed or is partially dismantled or inoperable and has been left on public property.
 - It is at least (3) model years old, mechanically inoperable, and left on private property (publicly visible) for more than 20 continuous days.
 - It is located on public property without license plate.



Abandoned Vehicle Procedures:

- Once a vehicle is deemed abandoned, a tag will be placed on the vehicle (establishing a set timeframe for removal).
- After the timeframe has passed, an inspector will reinspect to determine if the vehicle is still present.
- If the vehicle is still present and has not moved, the car may be towed.
- To reclaim a vehicle that has been towed, the owner must contact the towing contractor.



Parking Violations

- Parking on vacant lots
- Parking on yard or tree lawn (i.e. grass)
- Parking on sidewalks
- Blocking alleyways
- Parking within 15 feet of a fire hydrant
- Improper storage and parking
- Parking commercial vehicles (trucks) in residential zones



Parking Violations Procedure

- Warning notice provided to inform owner of parking requirements and setting timeframe for owner to correct violation.
 - If there is a reoccurring violation with same vehicle, warning may not be given.
- After the timeframe has passed, an inspector will reinspect to determine if the same vehicle remains in violation.
- If the vehicle is still in violation a ticket is issued.
 - Every day is a new violation. Tickets are issued weekly until resolved.
- Do not have the authority to tow a vehicle for parking violations.
 - If the violation is a public safety risk or hazard, refer to PD to evaluate and potentially tow.



Parking Violations

- Parking on yard or tree lawn
 - “Yard” means - front yard, side yard, or in a rear yard that abuts a street
 - Parking is permitted in yard if on hard-surfaced driveway or approved parking space.
- Parking on vacant lots
- Parking on sidewalks





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Area that you may not park

Violation Resolution

- Must follow legal processes.
 - City desires for the vehicle and/or property owner to resolve the violation.
 - Timing of resolution relies on vehicle / property owner compliance and cooperation.
- If owner fails to address violation, city pursues enforcement options per the ordinance.
 - Tickets / Fines - Unpaid tickets / fines sent to collections.
 - Continued non-compliance can be escalated to Legal Dept. for formal legal action in the Courts.

