

APARTMENT INSPECTION PROGRAM

April 3, 2012



Goals

2

- To protect the health, safety and welfare of the City's residents
- To improve the living conditions of the residents of the City
- To positively impact the condition of residential structures by addressing property maintenance, life safety issues and environmental standards
- To insure property values are maintained

Program Approach

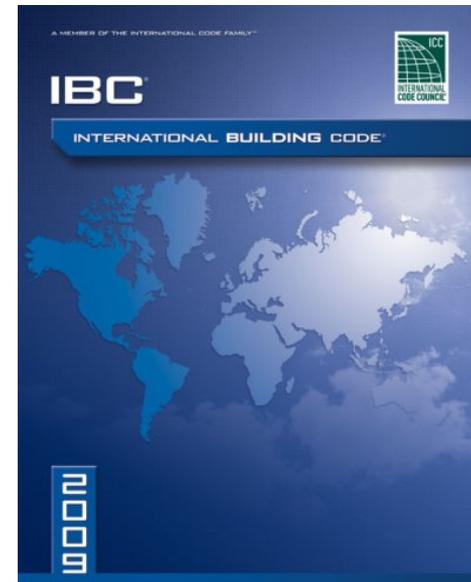
3

- Annual Apartment Inspection Program
- Code Enforcement Sweeps
- Code Enforcement Beat Patrol
- Response to Complaints
- Notification by City Departments



Basis of Inspection

- International Building Code
- International Property Maintenance Code
- International Fire Code
- Apartment Inspection Ordinance
- Development Regulations



Annual Inspection Program

- Annual issuance of a Certificate of Compliance is a program requirement
- 20% of unit interiors inspected annually by private companies and submitted to City
- Fire hydrant and systems inspected annually
- Failures must be addressed and re-inspected



Code Enforcement Sweeps

- Unscheduled
- Focus on a single property
- Mobilize staff from various disciplines
- Approximately four to six hours per property
- Notice of Violation issued to owner for code violations
- Immediate Citation issued for repeat offenders
- Issue citation if problem is not corrected in a timely manner

