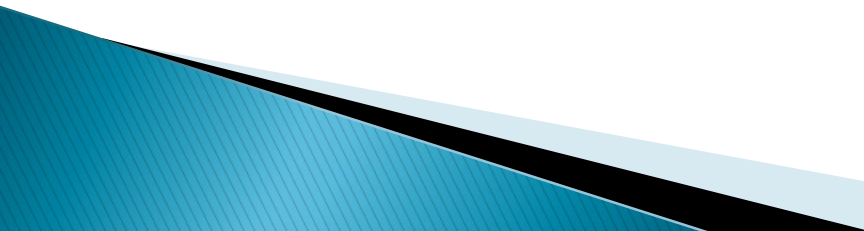


# Code Enforcement Report

City Attorney's Office  
February 22, 2024

# CANNABIS ADMINISTRATIVE PROSECUTOR PROGRAM (CAPP)

- ▶ MOU with OAG signed in August 2023.
  - ▶ Enforce laws related to illegal commercial cannabis activity.
  - ▶ January 31, 2024, CAPP confirmed cultivation at three locations, and issued two citations, one for \$46,000 and one for \$65,000. The third citation is pending.
  - ▶ January 31, 2024, CAPP inspected twenty-four tobacco retailers, and found illegal cannabis at sixteen of these stores.
- 

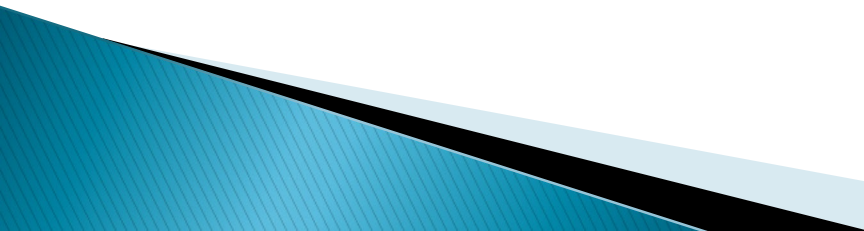
# CAPP

## Products found during inspections





# Night Team

- ▶ Temporary Night Team launched August 17, 2023, consisting of two Senior Community Revitalization Specialists (CRS).
  - ▶ Permanent Night Team launched November 30, 2023.
  - ▶ City-wide enforcement of a range of cases, including sidewalk and mobile vending.
  - ▶ As of January 12, the team currently has over 60 open cases, and they have closed 92 public nuisance cases. They have also provided educational materials to more than 35 sidewalk vendors and verified licensing for more than 80 mobile vendors.
- 



# Night Team



Verifying mobile vendor licensing.



Vendor dripping grease on the ground.

# Community Compliance

- ▶ Seven Council District Teams
  - ▶ Blighted Vacant Building Team
  - ▶ Blackstone Corridor
- 

# Community Compliance

District Team Case Numbers (as of January 11, 2024):

District 1 – 202 cases

District 2 – 98 cases

District 3 – 322 cases

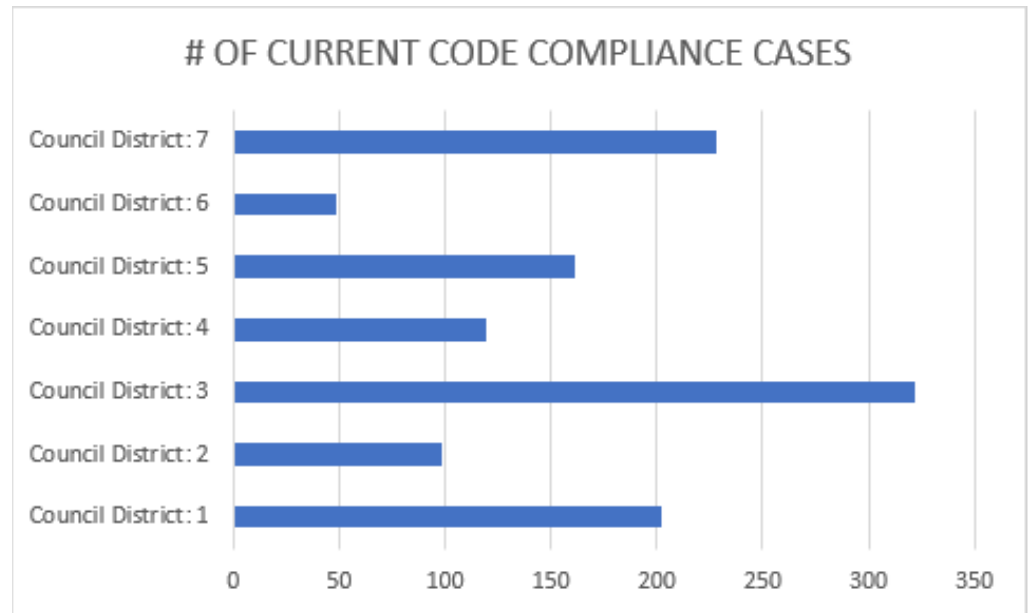
District 4 – 119 cases

District 5 – 161 cases

District 6 – 49 cases

District 7 – 228 cases

**Total: 1179 Cases**

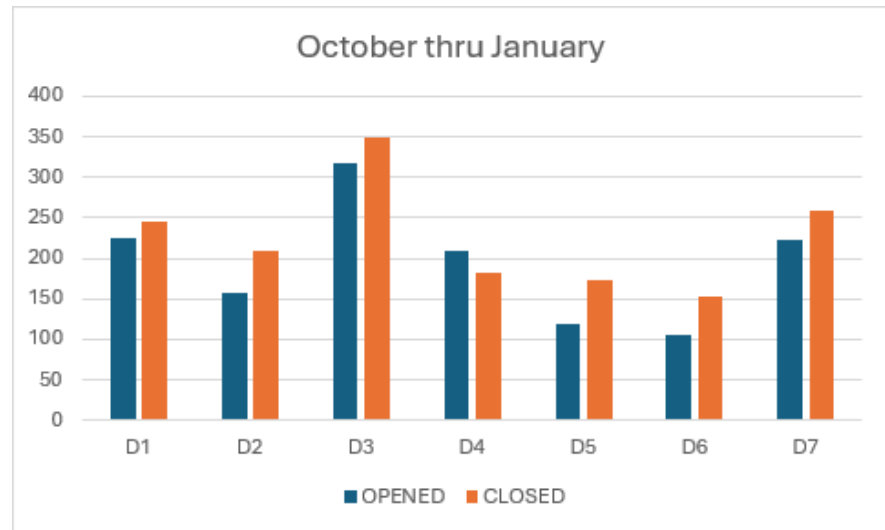




# Community Compliance

From October through January, the District teams opened and closed the following amounts of cases:

OCT 2023 - JAN 2024	OPENED	CLOSED
D1	224	246
D2	158	210
D3	318	350
D4	210	182
D5	118	174
D6	105	153
D7	223	259



# Community Compliance

Improperly Stored and Inoperable Vehicles  
311 L Street (D3)



Date: 02/07/2022 12:00:00 AM



Date: 11/14/2023 03:39:29 PM

# Community Compliance

## Junk and Rubbish

### 3162 W Indianapolis (D1)

3162 W INDIANAPOLIS  
AVE Case #: E23-08491 APN: 424-443-17  
Case Type: PN ATTRACTIVE NUISANCE



Date: 8/14/2023 11:13:57 AM  
Junk and rubbish in the driveway. Illegal storage of household items in the driveway. GR



Date: 10/16/2023 11:30:51 AM  
Junk and rubbish have been removed. There is no longer any storage of household items. GR



# Community Compliance

- ▶ Commercial Vacant Building Ordinance
- ▶ 4191 E Belmont (District 7) – vacant commercial building rehabilitated with a new tenant.



Before



After

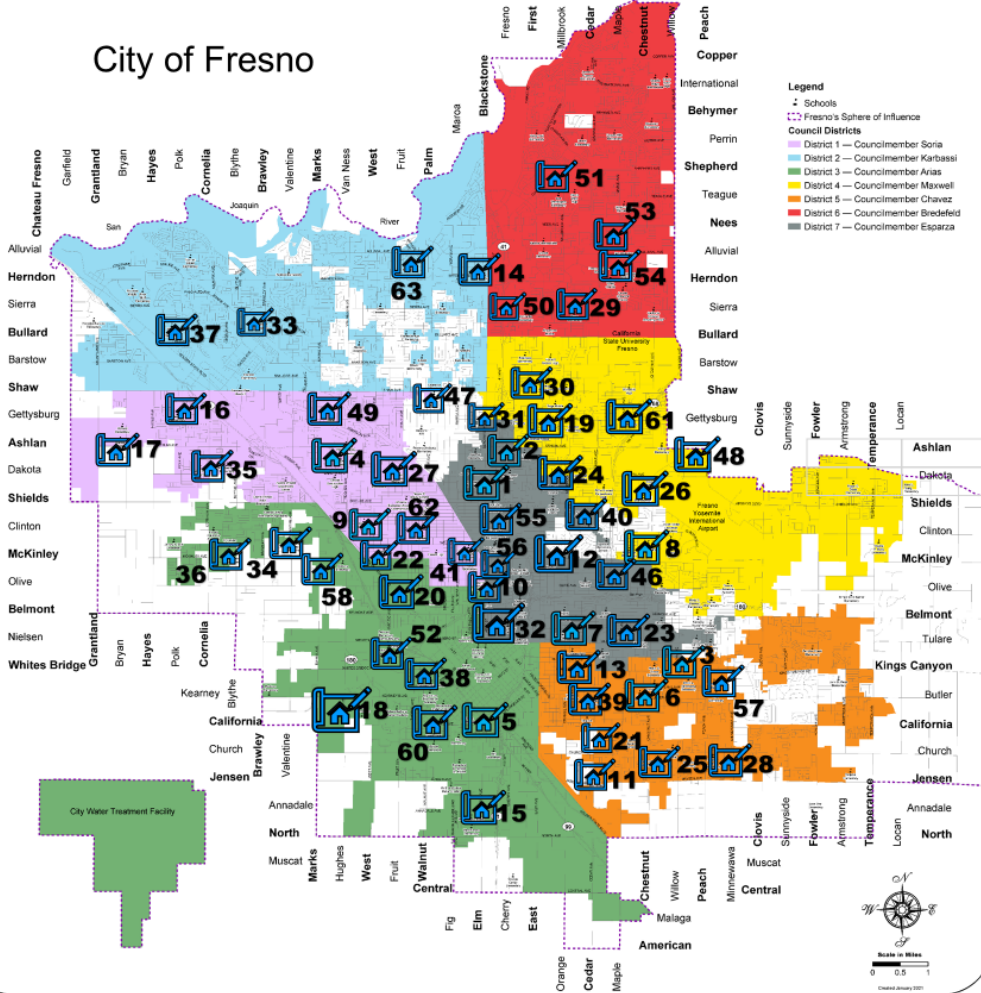
# Special Teams

## School Area Team

- ▶ The School Area Team provides pro-active code enforcement around schools.
- ▶ Since the last quarterly report, the SAT has completed inspections and outreach in the following eight school areas: Hidalgo (D7), Addams (D3), Greenberg (D5), Webster (D7), Vinland (D4), Nelson (D2), Hamilton/Fresno (D2), and Edison (D3). A small number of cases in these areas will continue as they require additional time and effort to reach compliance.
- ▶ SAT enforcement and outreach is now underway in the following four school areas: Roosevelt (D5), Ewing (D7), Del Mar (D4) and Lawless (D2).

# School Legend February 2020 to Present

## City of Fresno



- Fort Miller Middle School
- Pyle Elementary
- Olmos Elementary
- Wilson Elementary
- Lincoln Elementary
- Frank Lane Elementary
- Rowell Elementary
- Ericson and Norseman Elementary
- Homan Elementary
- Susan B. Anthony Elementary
- Calwa Elementary
- Mayfair Elementary
- Jackson Elementary
- Pinedale Elementary
- West Fresno Elementary and Middle School
- Teague Elementary
- Harvest Elementary and Glacier Middle School
- Sunset Elementary
- Thomas Elementary
- Muir Elementary
- Balderas Elementary
- Fremont Elementary
- Burroughs Elementary
- Centennial Elementary
- Aynesworth Elementary
- Addicott Elementary and Scandinavian Middle School
- Roeding and Williams Elementary
- Storey Elementary
- Eaton Elementary and Ahwahnee Middle School
- Wolters Elementary
- Holland Elementary
- Yokomi Elementary

- Figarden Elementary
- Tilley Elementary
- Steinbeck Elementary and Central East High
- McKinley Elementary and El Capitan Middle School
- Saroyan Elementary
- Columbia Elementary
- Vang Pao Elementary and Sequoia Middle
- Wishon Elementary and McLane High
- Heaton Elementary
- Leavenworth Elementary
- Jefferson Elementary
- Winchell Elementary
- Ayer and Sunnyside High
- Turner Elementary
- Bullard Talent Elementary
- Viking Elementary
- Slater Elementary
- McCardle Elementary
- Fort Washington & Clovis West HS
- Lincoln Elementary & Kastner MS
- Maple Creek Elementary
- Mountain View Elementary
- Hidalgo Elementary
- Webster Elementary
- Greenberg Elementary
- Addams Elementary
- Computech and Edison HS
- Vinland Elementary
- Hamilton and Fresno HS
- Nelson Elementary







# Special Teams

## School Area Team

- ▶ 2237 E Tyler (Webster Neighborhood – District 3)
- ▶ Front porch enclosed without permits, peeling paint, junk/rubbish.



Before



After

# Special Teams

## School Area Team

- ▶ 5122 E Lamona (Turner Neighborhood – District 7)
- ▶ Tarp on roof led to interior inspection; found severe water damage.



Before



After



# Special Teams

## ▶ Abatement Team

- Completed 75 abatements, including board-ups, tall grass/weed abatements, and junk/rubbish clean-ups.

3598 N State front yard (District 1)



Before



After

# Special Teams

- ▶ Abatement Team
- ▶ 3598 N State backyard (District 1)



Before



After



# Special Teams

- ▶ Abatement Team – 9573 N Garden (District 6)



Before



After

# Special Teams

- ▶ Abatement Team – 2167 N Cornelia (District 3)



Before



After



# Special Teams

## ▶ Demolition Team

- Demolitions Completed
  - 1 directly by the City
  - 5 completed by property owners with Code Enforcement oversight and motivation
- Demolitions in Progress
  - 10 demolitions are in progress
  - 3 demolition applications are in progress
  - 1 rehabilitation in lieu of demolition has been completed
  - 9 rehabilitations by owner in lieu of demolition are in progress
  - 9 applications for rehabilitation by owner in lieu of demolition are in progress

# Special Teams

- ▶ Demolition by Property Owner – 274 N Orchard (District 7)



Before



After

# Special Teams

- ▶ Rehabilitation by Property Owner – 1281 N Arthur (District 3)



Before



After



# Special Teams

## ▶ Tire Team

- Collected over 4,000 tires this quarter
- Conducted 65 waste tire facility inspections this quarter
- Tire Amnesty Event held on February 17, 2024, in District 3

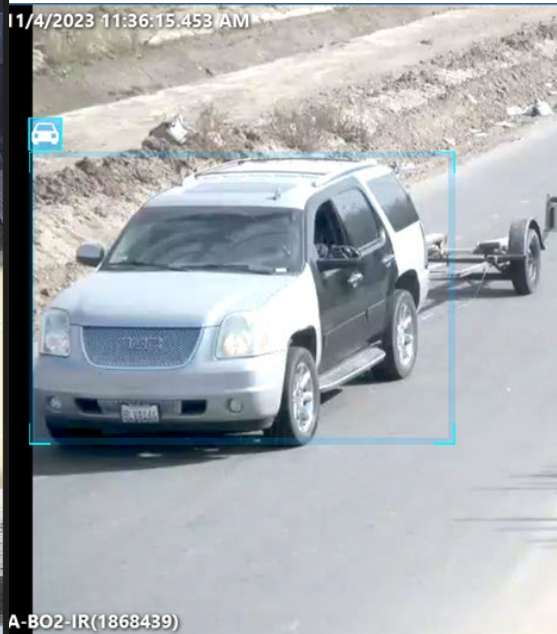
## ▶ Illegal Dumping Team

- Issued 77 citations since last Code Report
- 17 covert camera units are in use to combat illegal dumping and address complaints received from residents and businesses.



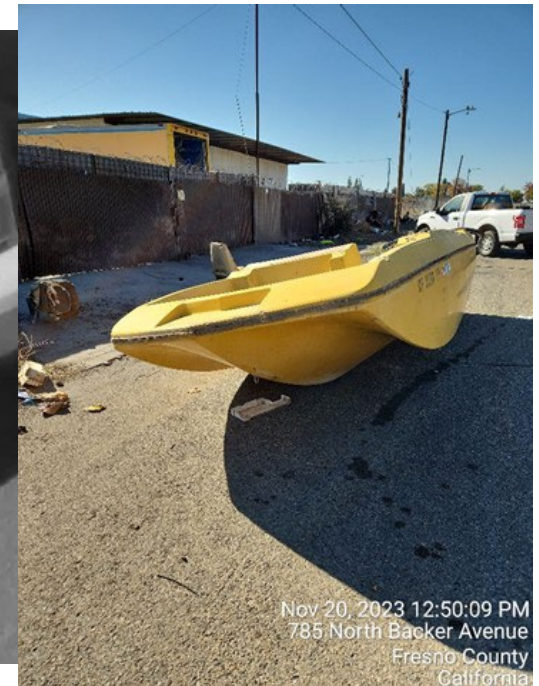
# Illegal Dumping

- ▶ Incident #1: Saturday, November 4, 2023, Vehicle left CARTs at 11:11 AM after being refused permission to dispose of the boat at a recycling event. Boat was dumped on the side of the road on Annadale west of MLK.



# Illegal Dumping

- ▶ Incident #2: November 19, 2023, boat illegally dumped at Harvey and Backer. License plate was captured by covert camera.



# Administration

## Special Assessments

- ▶ Quarterly assessment hearings
- ▶ Most recently, these were held on November 28 and 29, 2023, and a total of \$218,954.58 was assessed on about 200 cases.

## Clerical Team

- ▶ This quarter, this team processed 132 code enforcement Public Records Act requests, 1,359 calls and processed 1,899 correspondences.

# Rental Housing

- ▶ ASET and Reactive
  - ASET currently has 19 open cases with properties containing 345 rental units.
  - Since the last report, the Reactive team has opened 270 cases, closed 294 cases, and currently there are 373 active cases.

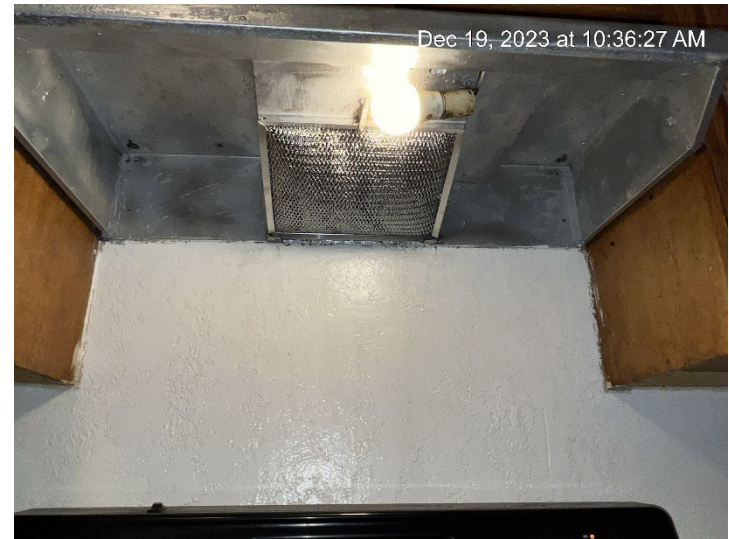


# ASET – 740 N Fisher (District 7)

This property contains four units. The initial inspection of the entire complex occurred on October 25, 2023, and 101 violations were found. The rehabilitation is in progress, and the team will monitor until all violations are cleared.

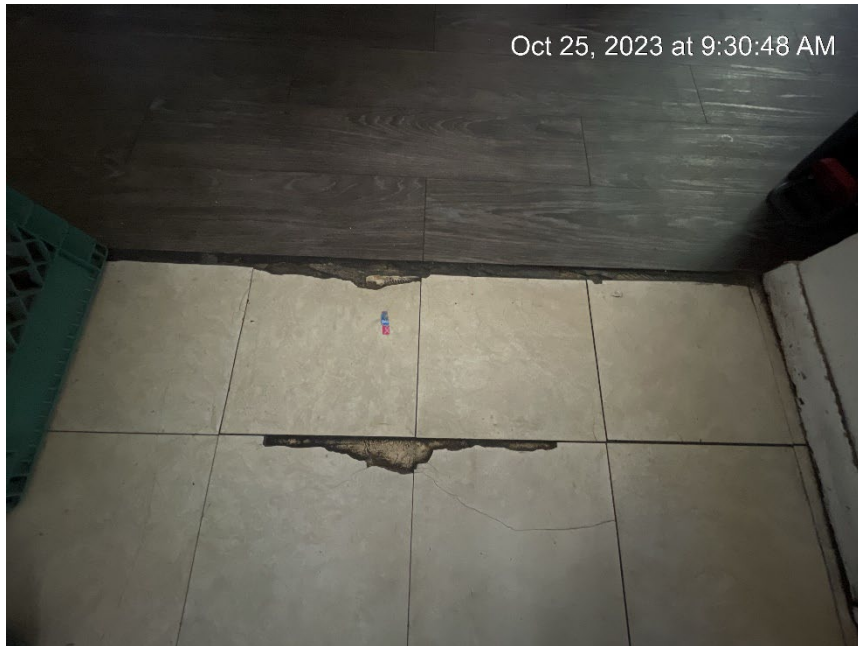


Before

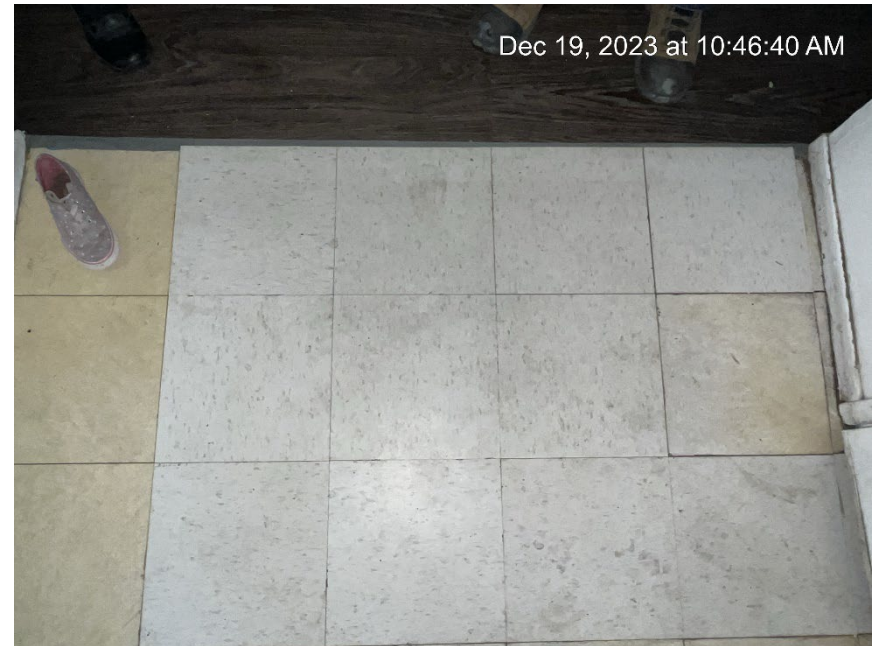


After

# ASET – 740 N Fisher (District 7)



Before



After



# ASET – 611 E Kearney (District 3)

This is a complex with ten units and an unpermitted converted garage unit. The initial inspection of the entire complex occurred on August 16, 2023, and 131 violations were found. The property owner has not been making sufficient progress, so a citation for \$12,500 was issued on January 16, 2024. The team will continue to monitor progress until the property is in compliance.



Before



Before



# ASET – 611 E Kearney (District 3)



Before



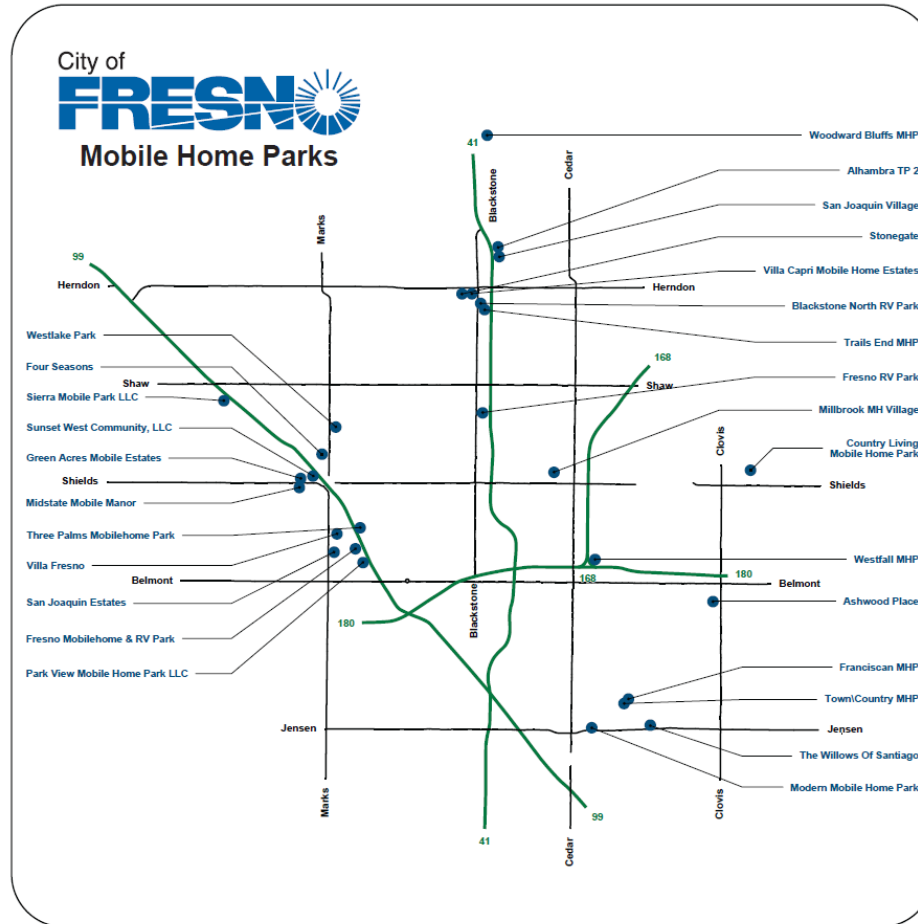
Before

# Rental Housing

## ▶ Proactive Inspections

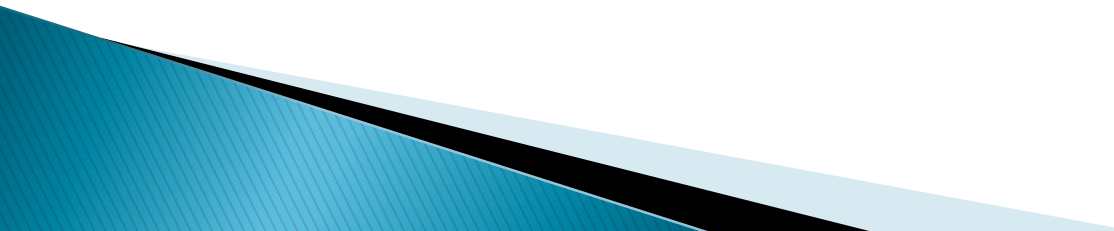
- Currently, there are 87,784 individual rental units registered in the Rental Housing Registry, which are located at 30,957 registered rental properties.
- Since the inception of the program, over 18,403 Baseline Health & Safety and Compliance Re-inspections have been performed.

# Mobilehome Parks





# Mobilehome Parks

- ▶ From October 1, 2023, to present, 39 complaint-based inspections have been completed, 17 cases have been closed, and 12 cases are currently active.
  - ▶ In the same time period, the team has completed three maintenance inspections with a total of 540 spaces.
- 

# MHP Team

## Stonegate (District 2)

Missing water heater door and siding



Before



After

# MHP Team

## Country Living (District 4)

Improper storage.



Before



After



# Legal Team

- ▶ The legal team focuses on: inspection/abatement warrants; petitioning the court for receivership; research memoranda, ordinances, and resolutions on Code Enforcement related topics; representing multiple departments at administrative hearings; and the Eviction Protection Program.
- ▶ Since October 1, 2023:
  - 13 inspection and/or abatement warrants
  - Initiated the receivership process on three properties, and successfully petitioned the court to appoint a receiver at one property.
  - Represented the City at 12 administrative hearings.

Any questions?