



Legislation Details (With Text)

File #: ID 20-001114 **Version:** 1 **Name:**
Type: Resolution **Status:** Agenda Ready
File created: 8/20/2020 **In control:** City Council
On agenda: 8/27/2020 **Final action:** 8/27/2020
Title: ***RESOLUTION - Directing use of virtual residential inspections and associated fee waivers (Subject to Mayor's veto).
Sponsors: City Attorney's Office
Indexes:
Code sections:
Attachments: 1. reso virtual inspections 082720.pdf, 2. Code Virtual Inspections 082720.pdf

Date	Ver.	Action By	Action	Result
8/27/2020	1	City Council	adopted	Pass

REPORT TO THE CITY COUNCIL

August 27, 2020

FROM: DOUGLAS T. SLOAN
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SUBJECT

***RESOLUTION - Directing use of virtual residential inspections and associated fee waivers (Subject to Mayor's veto).

RECOMMENDATION

It is recommended the City Council approve the Resolution directing the City Attorney's Office, Code Enforcement, to utilize virtual residential inspections and waiving certain fees to incentivize cooperation.

EXECUTIVE SUMMARY - BACKGROUND

Code Enforcement conducts numerous residential inspections every year pursuant to both the Rental Housing Inspection Program and based on complaints. Other cities have started conducting virtual inspections, where a property owner, manager, or occupants walk around the unit with a cell phone video camera as directed by a Code inspector remaining at the office (or potentially at home). The inspection is directed by the inspector, and portions can be recorded.

Conducting virtual inspections would allow the City to recommence interior inspections during the COVID-19 pandemic, as health concerns for occupants and City employees are minimized. Additionally, this will be far more efficient, as employees will not be spending time traveling to and

from inspection sites, putting wear and tear on vehicles, and risking accidents. More inspections may occur during a given time, so more of the community may be served.

To encourage cooperation, it is proposed the initial \$100 inspection fee for the RHIP be waived, and there would be discretion to waive the fees for complaint driven initial inspections, also. Fees for follow up inspections for substantial violations may be maintained. This would be done on a trial basis, and the office will return to Council to report on progress within 180 days.

FISCAL IMPACT

Initial cost is minimal, and there would be substantial long term savings for travel time and expense. More inspections per inspector may take place, so the personnel cost is leveraged with the greater efficiency. There would be lost revenue from waiving inspection fees, and approving the waiver to encourage cooperation with the new process is a policy call. The fees may be revisited later.