



## Town Council Agenda Report

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Date: August 11, 2020 Item No. 9

To: Honorable Mayor and Town Council

Subject: DISCUSSION ON CODE ENFORCEMENT TOP 15 AND OVERVIEW OF STATISTICS

From: Douglas Robertson, Town Manager

Submitted by: Guy Eisenbrey, Code Enforcement Manager

Budgeted Item:  Yes  No  N/A

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### RECOMMENDED ACTION

The Town Manager and staff recommend the Town Council receive and file the following year end information from the Code Enforcement Department and potentially discuss for future use in determining priorities, human resource allocation and focal points for enforcement and solid waste efforts.

### BACKGROUND

The Code Enforcement Department has experienced significant changes in the past two years. There have been changes in management, enforceable ordinances, fine structures and enforcement processes, as well as an increase in illegal dumping and illegal cannabis cultivation operations. Additionally, the Sheriff Department and Code Enforcement personnel have increased efforts to cleanup and abate illegal homeless encampments and is consistently conducting enforcement sweeps that are intended to address the Town's criminal transient population.

Over the last fiscal year, the Code Enforcement Department handled 3,004 proactive, reactive, and problem oriented enforcement cases and 2,675 rental property maintenance inspections, for a combined total of 5,679 cases. The top fifteen violations were as follows.

15. General Dilapidation (buildings)	(48)
14. Faulty Electrical	(51)
13. Parking on Unimproved Surface	(59)
12. Without Business License	(62)
11. Trash carts/Dumpsters Left Out	(66)
10. Property Maintenance Certificate Required	(99)

09. Commercial Vehicle Parking	(107)
08. Building Permit Required	(123)
07. Expired Business License	(123)
06. Inoperative or Abandoned Vehicle(s)	(183)
05. Trash and Debris	(214)
04. Graffiti	(372)
03. Overgrown, Dead, Decayed, Dry, or Hazardous Vegetation (weeds)	(458)
02. Trash and Debris	(558)
01. Illegal Dumping	(610)

**ANALYSIS**

The Town Manager, Assistant Town Manager, and Code Enforcement management staff formally meet monthly, and frequently in between, to discuss Code Enforcements current events and trends. During these discussions, the more complex cases and programs such as Rental Inspections, Neighborhood Cleanups and Household Hazardous Waste are also discussed and direction is given related to public information dissemination and future program growth.

In the report, but not in the top fifteen is “Prohibited Cannabis Operations” and “Camping Prohibited” with a total of 45 and 37 cases, respectively. These cases are typically more complex and require greater involvement by senior code enforcement personnel. “Prohibited Cannabis Operations” are mostly those cases wherein whole homes are converted to accommodate an illegal grow operation and “Camping Prohibited” cases typically involve criminal transients who have been offered and refused assistance from the Sheriff Department’s Homeless Outreach Team. Code Enforcement often responds reactively to these complaints at the request of Sheriff Department personnel and either issues notice and/or fines or removes trash and debris as deemed appropriate and within guidelines established by Code Enforcement Department policy.

Based on the aforementioned list of top fifteen violations, established and driven by complaints received by Code Enforcement, the priorities of our community are outstandingly apparent. Unless otherwise directed to do so, Code Enforcement will continue to focus its efforts on the top 4 and has recently hired four Maintenance Worker I’s that will form an illegal dumping cleanup and violation abatement crew utilizing Solid Waste funds and grants from CalRecycle. The crew will focus on removing illegally dumped materials from vacant lots and the roadside aided by a recently acquired three quarter ton truck and fourteen foot hydraulic dump trailer.

**FISCAL IMPACT**

There is no fiscal impact.

## **ATTACHMENTS**

1. Code Enforcement Violation Counts Report for period from July 1, 2019 to June 30, 2020.

## Code Enforcement Violation Counts For Date Period From 07/01/2019 Through 06/30/2020

Violation	Count
Illegal Dumping 6.20.135(b)	610
Trash and Debris 6.30.030(F)(15)(a)	558
Overgrown, Dead, Decayed, Dry or Hazardous Vegetation 6.30.030(F)(5)	458
Graffiti Prohibited 6.30.030(F)(15)(f)	372
Trash and Debris (Appliances, furniture, containers) 6.30.030 (F)(15)(b)	214
Inoperative or Abandoned Vehicle(s) Prohibited 11.80.020	183
Building Permit Required CBC 105.1	124
Expired Business License 5.02.190	123
Commercial Vehicle Parking 12.38.020(a)	107
Property Maintenance Certificate Required 8.34.040(a)	99
Trash Carts/Dumpster Left Out 6.20.150	66
Business License Required 5.02.024(a)	62
Parking on Unimproved Surface 6.30.030(F)(8)	59
Health and Safety Code, Faulty Electrical 17920.3(d)	51
Health and Safety Code, General Dilapidation or Improper Maintenance 17920.3(a)(14)	48
Prohibited Cannabis Dispensary, Manufacturing, Cultivation or Delivery (residential) 9.29.210(D)(1)	46
Fence Maintenance 6.30.030(F)(15)(e)	40
Improper or Unlawful Storage of Toxic or Hazardous Materials 6.30.030(F)(13)	37
Health and Safety Code, Faulty Plumbing 17920.3(e)	37
Camping Prohibited AVMC 11.20.045(A)	37
Health and Safety Code, Inadequate Exits 17920.3(l)	36
Residential Use of Recreational Vehicles Prohibited 9.29.060(C)(4)	35
Expired Vehicle Registration 4000(a)	31
Health and Safety Code, Dampness of Habitable Rooms 17920.3(a)(11)	31
Tire Cleanup	30
Broken Windows 6.30.030(F)(3)	28
Vehicle for Sale 6.30.030(F)(7)	26
Vehicles, Trailers, Campers, or Other Objects Stored in Town's Right of Way 6.30.030 (F)(6)	23
Excessive Vehicle(s) Prohibited 6.30.030(F)(8)	23
Parking on Wrong Side of Road CVC 22502(a)	22
Abandoned/Unsecured Building 6.30.030(F)(1)	19
Health and Safety Code, Faulty Weather Protection 17920.3(g)	18
Hazardous Obstructions 6.30.030(B)	17
Commercial Vehicle Parking in Right of Way 12.38.020(b)	15
Handicap Parking CVC § 22507.8(a)	15
Illegal Land Use 9.12.180	13
Health and Safety Code, Failed Septic 17920.3(a)(15)	13
Sitting or Lying on Public Ways 11.20.040	11
Commercial Vehicle Parking Vacant Lots 12.38.020(f)	11
Fire, Wind, Earthquake Damage 6.30.030(F)(16)(h)	10
Display of front plate/two plates required CVC 5200(a)	10
Metal Cargo Container Prohibited (Residential) 9.29.020(E)(1)	10
California Building Code; Certificate of Occupancy Required CBC 109.1	9
Camping Prohibited 11.20.045(A)	9
Accumulation of Weeds, Debris, or Garbage 17920.3(j)	9
Health and Safety Code, Inadequate Heating 17922(a)(6)	9

Lack of Utilities 6.30.030(F)(16)(m)	8
Polluted Water (Dirty swimming pool or pond) 6.30.030(C)	7
Use of Water Causing Flooding or Runoff AVMC 6.40.030(B)(1)	7
Obstruct Right-of-way 6.30.030(F)(6)	7
Structure Detrimental to the Public Health 6.30.030(F)(14)	7
Fencing, Chain Link Prohibited After 06/07/07 9.31.030 (K) (3)	6
Unauthorized Waste/Recyclables Removal 6.20.035	6
Attractive Nuisance abandoned and/or broken equipment 6.30.030(F)(9)(a)	6
Dilapidated or Deteriorated Structure 6.30.030(F)(16)(f)	6
Unattached Commercial Vehicle Trailer 12.38.020(j)	6
Grading Permit Required CBC § J103	6
Performance Standards - Maintenance of Open Areas 9.70.020(K)	5
Health and Safety Code, Accumulation of Weeds 17920.3(j)	5
Fire Hazards 6.30.030(A)	5
Prohibited Yard Sale Signs 9.74.230 (C)(1)(a)	5
Outdoor Storage & Uses - No storage on vacant lots 9.35.080(B)	5
Health and Safety Code, Lack of Connection to Required Sewage Disposal System 17920.3(a)(15)	4
Home Occupation Permit- Operating Standards 9.19.050	4
Yard Sale Permit Required 5.02.270(a)	4
No Current Tags CVC § 5204(a)	4
Health and Safety Code, Visible Mold Growth 17922(a)(13)	4
Health and Safety Code, Substandard Building 17920.3(k)	4
Health and Safety Code, Improper Occupancy 17920.3(n)	3
Health and Safety Code, Mechanical Equipment in Working Condition 17920.3(f)	3
Health and Safety Code, Infestation of insects, vermin, or rodents 17920.3(a)(12)	3
Business License Posting required 5.02.200	3
Parking in Designated Fire Lane CVC 22500.1	3
Water Leak AVMC 6.40.030(B)(7)	3
Mobile Food Facility Permit Required 9.79.050(A)	3
Trespass By Refusal To Leave 11.20.070	3
Hazardous Structure 6.30.030(F)(16)(c)	3
Parking within in 15 feet of hydrant CVC § 22514	3
California Building Code - Excavations or Grading without a Permit CBC J103	2
Special Event Permit Required AVDC § 9.21.090(A)	2
Conditional Use Permit Required 9.16.020(A)(2)	2
Abandoned obsolete signs 9.74.050(F)	2
Fences, Walls Encroaching into Easement 9.28.120(B)(5)	2
Health and Safety Code, Lack of Hot/Cold Water to a Plumbing Fixture 17920.3(a)(5)	2
Prohibited Home Occupation, Automotive 9.19.070(B)	2
Prohibited Signs in Residential Areas 9.19.050(A)(2)	2
Unpermitted Semi-Permanent Carport CBC § 105.1	2
Fence Height 9.28.120(B)(2)	2
Garage Required, Single Family and Duplex 9.72.020 et seq.	2
Health and Safety Code, Deteriorated Roof Structure 17920.3(b)	2
Prohibited Off-site Signage 9.74.050(L)	2
Inadequate Trash Service 6.20.160(N)	2
Health and Safety Code, Rotted Exterior 17920.3(g)(4)	2
Broken or damaged driveway 6.30.030(F)(16)(p)	2
Address Numbers CBC 501.2	2
Maintenance of Sewer Lateral 10.01.050	2
Joshua Tree Removal; Permit Required 9.76.010(D)(1)	2

Attractive nuisances dangerous to children 6.30.030(F)(9)(d)	2
Off-Road Riding Dust 11.30.020	2
Attractive Nuisance hazardous pools, ponds, and excavations 6.30.030(F)(9)(b)	2
Improper Drainage/Obstructions/Diversions; Storm Water Runoff 9.28.100	2
Drinking Alcoholic Beverage in Public Prohibited 11.20.045(E)	2
Tire Day	1
Property Maintenance and Upkeep 6.30.030 (F)(14)	1
Unightly Device, Decoration, Fence or Structure 6.30.030(F)(15)(d)	1
Hazardous Unsecured Pool 6.30.030(F)(9)(b)	1
Smoke Detectors Required H&S 13113.7(a)(1)	1
Sign Permit Required 9.74.070(A) et seq.	1
Health and Safety Code, Deteriorated Plaster 17920.3(g)(1)	1
Maintenance of Accessory Structures 302.7	1
Urinating in public 11.20.045(C)	1
Sign Maintenance 9.74.210(B)	1
Fencing of Vacant Commercial Property is Prohibited 9.37.070(C)	1
Attractive Nuisance neglected machinery, broken/ discarded furniture, appliances 6.30.030(F)(9)(c)	1
Operation of /Storing Vehicles Prohibited 11.30.010	1
Outdoor Storage & Uses in Required Parking Spaces 9.35.080(D)(2)	1
Prohibited Home Occupation, Commercial Construction Equipment Storage 9.19.070(J)	1
Property Maintenance Certificate Required	1
Prohibited On-Site Free-Standing Sign 9.74.160(C)(3)	1
Parking In Red Zone CVC 21458 (a) (1)	1
Fencing of Vacant Residential Property 9.31.050(K)	1
Unsafe Structure 6.30.030(F)(16)(g)	1
Unlawful Discharge of Non-Sewage Substances 10.01.070D.	1
Inoperative Grease Control Device 10.01.070H.	1
Accessory Structure Within Setback 9.29.020(B)	1
Refuse and Waste (animal waste) 6.30.030(E)(1)	1
Special Use Permit Required 9.16.020(A)(1)	1
Business License Address Transfer Required 5.02.210	1
Unlawful Disposal of Sewage 6.30.030(F)(13)	1
Broken or discarded furniture in visible yard areas 6.30.030(F)(10)	1
Business License (Nuisances) AVMC 5.02.060	1
Sign permit Required	1
Swimming Pool Barriers	1
Hazardous Excavations 6.30.030(F)(15)(c)	1
Trash Enclosure Required (Multi-Family) 9.28.150(D)	1
Violation of Conditions 9.17.030(G)	1
Prohibited Fences and Walls 9.28.120(C)	1
Loud and Unruly Gatherings Prohibited 11.110.040	1
Property Maintenance (Commercial Landscaping) 9.35.110 (A) (3)	1
Possession or Consumption of Alcoholic Beverages in a Park 11.68.040(t)	1
<b>Total</b>	<b>4051</b>