# CODE ENFORCEMENT

# Florida Association of Code Enforcement – F.A.C.E.

**Presented by:**

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# F.A.C.E.

* **The Florida Association of Code Enforcement, F.A.C.E., was established in 1989 to study and advance the science and practice of Code Enforcement through training, certification, and the exchange of ideas, information, and code enforcement techniques.**

* **F.A.C.E. is the only statewide professional Code Enforcement Association in Florida.**

# Our Partnerships

the John Scott Dailey
FLORIDA INSTITUTE OF GOVERNMENT
at the University of Central Florida

**UCF – USF – FAU – FIU – FGC**

F.A.C.E. Local Chapter Associations

Professional Testing

FLORIDA BENCHMARKING CONSORTIUM

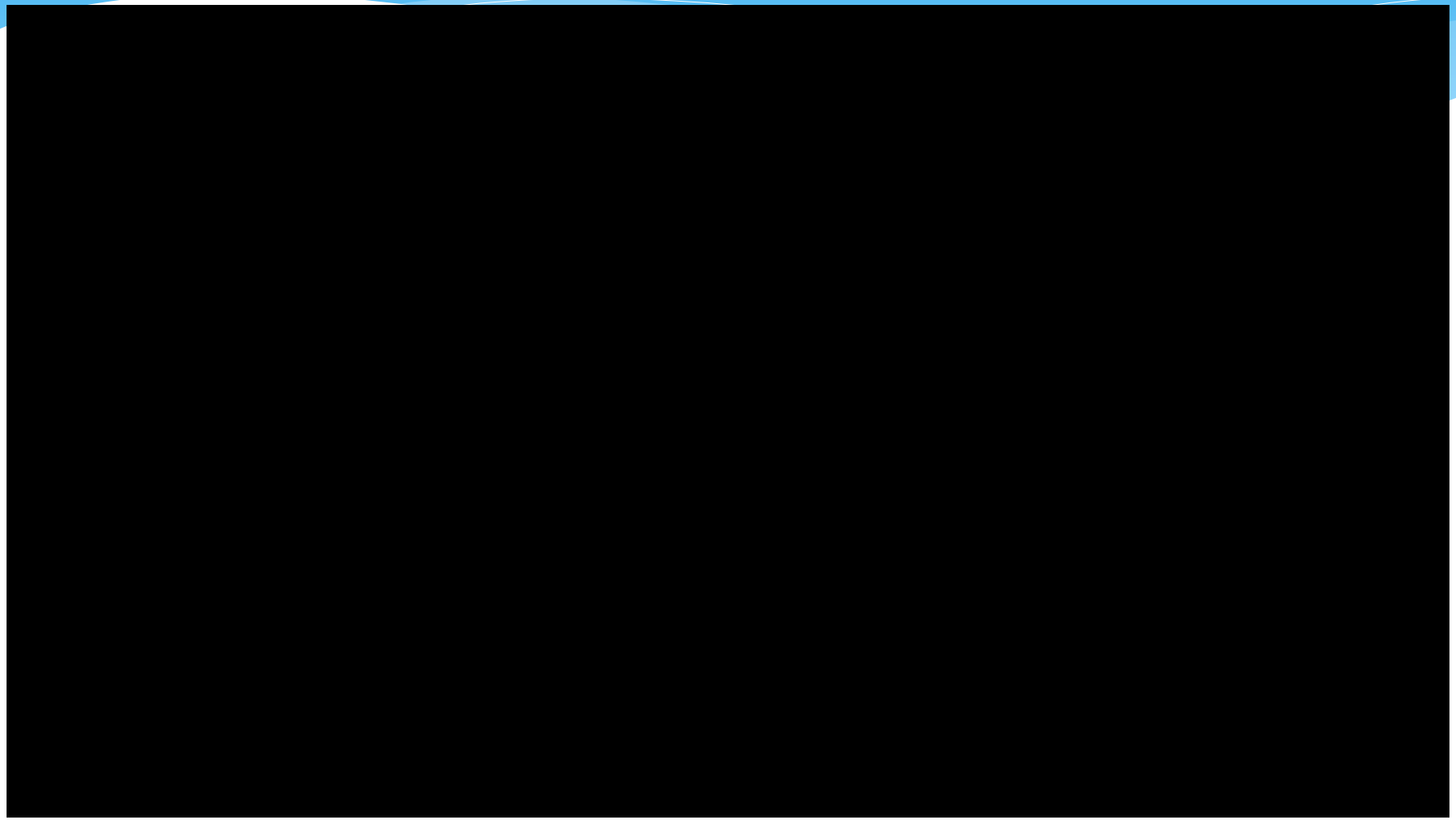
# What We Will Be Discussing

* ASPECTS of **Reactive** Code Enforcement
* CONSEQUENCES of **Reactive** Code Enforcement

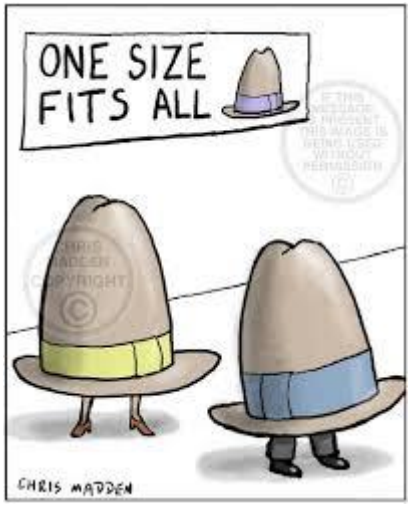
* ASPECTS of **Proactive** Code Enforcement
* CONSEQUENCES of **Proactive** Code Enforcement

* The HOW TO and BENEFITS of **Proactive** Code Enforcement

# Old Fram Oil Commercial



# Does One Size Fit All?



ONE SIZE FITS ALL?

# Demographics
# Population

**Largest by Population**

| | |
|---|---|
| Jacksonville | 842,583 |
| Miami | 408,568 |
| Tampa | 352,957 |
| Orlando | 255,483 |
| St. Petersburg | 249,688 |
| Hialeah | 233,394 |

**Smallest by Population**

| | |
|---|---|
| Indian Creek | 90 |
| Bay Lake | 49 |
| Lazy Lake | 25 |
| Marineland | 16 |
| Weeki Wachee | 12 |
| Lake Buena Vista | 10 |

http://en.wikipedia.org/wiki/List_of_municipalities_in_Florida

# Demographics
# Square Miles

**Largest by Sq. Miles**

* Jacksonville 883.6
* Tampa 170.6
* St. Petersburg 132.6
* Cape Coral 119.5
* Tallahassee 103.1
* Orlando 100.6

**Smallest by Sq. Miles**

* Lazy Lake 0.1
* Briny Breezes 0.1
* Cloud Lake 0.1
* Ocean Breeze 0.2
* Cinco Bayou 0.2
* 7 others 0.2

http://en.wikipedia.org/wiki/List_of_municipalities_in_Florida

# So does one size fit all? Umm… that would be a **NO!**

# Other Demographics

* We've mentioned POPULATION and SQUARE MILES, but there are other Demographics to consider:
  * Age of the community
  * Socio economics of the community
  * Residential, Commercial, Industrial makeup of the community
  * Rural vs. Urban make up of the community
  * Other influences around or within the community

# A Visual Tour of REACTIVE Code Enforcement – Junk Cars

# A Visual Tour of REACTIVE Code Enforcement – Overgrown Lots

# A Visual Tour of REACTIVE Code Enforcement – Trash & Debris

# A Visual Tour of REACTIVE Code Enforcement – Illegal Signs

# A Visual Tour of REACTIVE Code Enforcement – Dilapidated Homes

# Aspects of REACTIVE Code Enforcement

* Complaint only driven
* May not take anonymous complaints
* Violations often become unbearable or extreme before a complaint is made
* No hierarchy for major v. minor violations
* Inconsistency in enforcement of violations

# Consequences of REACTIVE Code Enforcement

* Violations go unaddressed from lack of a complaint
* Perception that violations are tolerated/acceptable
* Violations tend to worsen and increase
* Some violations get enforced while others don't
* Corrective measures tend to be greater, more time consuming and more costly

# A Visual Tour of PROACTIVE Code Enforcement

# A Visual Tour of PROACTIVE Code Enforcement

# A Visual Tour of PROACTIVE Code Enforcement

# Aspects of PROACTIVE Code Enforcement

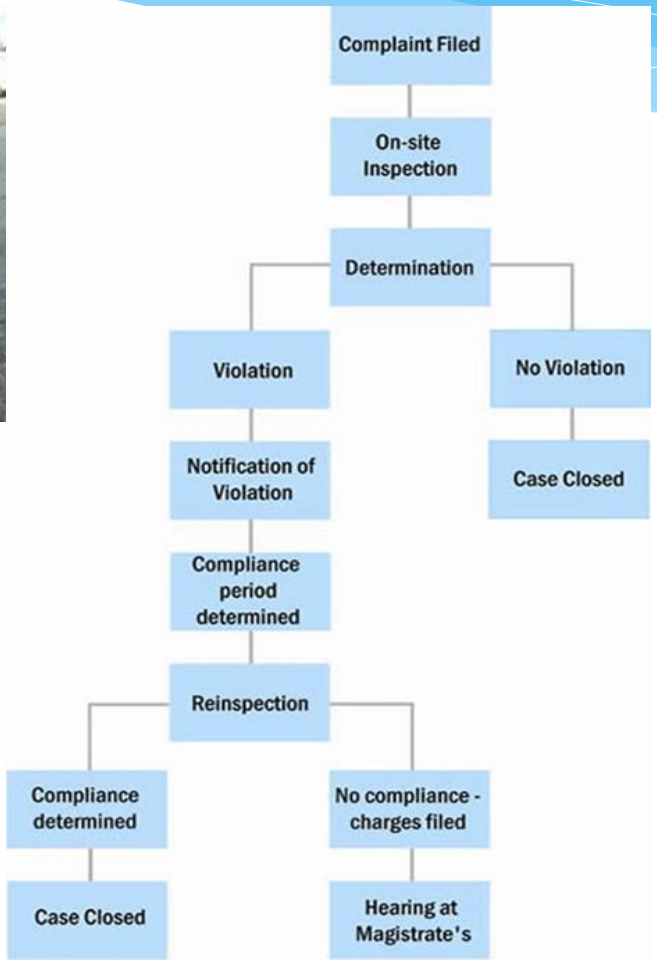
* Not reliant on a complaint to take action
* Typically allows for anonymous complaints
* Typically addresses violations before they become extreme
* Typically establishes hierarchy of major v. minor violations
* Typically addresses similar violations equally and unilaterally

# Consequences of PROACTIVE Code Enforcement

* Citizens are encouraged to report violations
* Citizens have an expectation that violations will be addressed
* Violations are addressed early on before they become long term
* Violations are addressed fairly and equitably
* Corrective measures are usually simpler, less costly and less time consuming

# "How To" of PROACTIVE Code Enforcement – **SELF ASSESMENT**

# OBJECTIVES


Complaint Filed
On-site Inspection
Determination
Violation
No Violation
Notification of Violation
Case Closed
Compliance period determined
Reinspection
Compliance determined
No compliance - charges filed
Case Closed
Hearing at Magistrate's

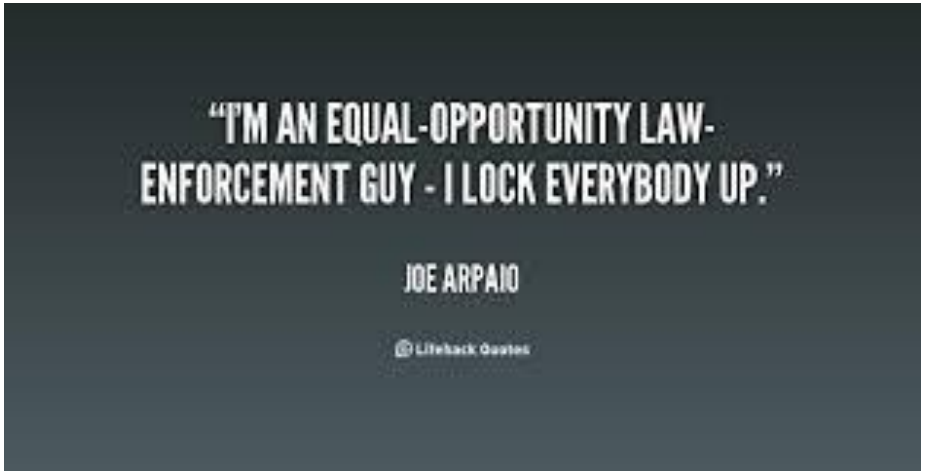
# TOOLS & TECHNOLOGY

# MANPOWER

# BUDGET

BILL
MANAGEMENT
FINANCE
APPROACHES
CHANGES
ACTIVITIES
FIGURES
PROVIDE
FEDERAL
SERVICES
DETAILS
ACCOUNTABILITY
ESTIMATE
PRODUCT
SOURCES
TAXES
CONSTRAINT
CONTROL
PLANNED
ASSETS
ORGANIZATION
APPROPRIATIONS
EXPENDITURES
REVENUES
BUDGET
COVER
ACTUAL
FOCUS
FAMILY
GENERAL
SALES
INVESTMENT
PERIOD
ANNUALLY
PROGRAM
GAB
INTENDED
SPENDING
RESOURCES
OUTFLOWS
EXPENSES
PROJECT
COMPANIES
OPERATION
COSTS
GOALS
ESTABLISH
BUSINESS
PRESIDENT
PARTICULAR
CONGRESS
BUDGETING
GOVERNMENT
CASH
PLANS
DEPARTMENTS
PREDICTION
PRODUCTION
RESULTS
PERSONAL
FINANCIAL
MANAGERS
PERFORMANCE
RECEIPTS
CORPORATE
BROKEN
SUMMARY
LIST
EVENT
FUTURE
FORECAST
EXPECTED
PLAN
PEOPLE
PRODUCE
MONEY
PROCESS
PREPARED
INCOME

# POLITICAL WILL



# The "How To" of Proactivity

* **Do A Thorough Self Assessment**
  * Identify your **Objective(s)**
  * Evaluate **Tools & Technology** needs
  * Determine **Manpower** needs
  * Prepare **Budgetary** requirement
  * Get the **Political Will** buy in

# Some Practices to Consider

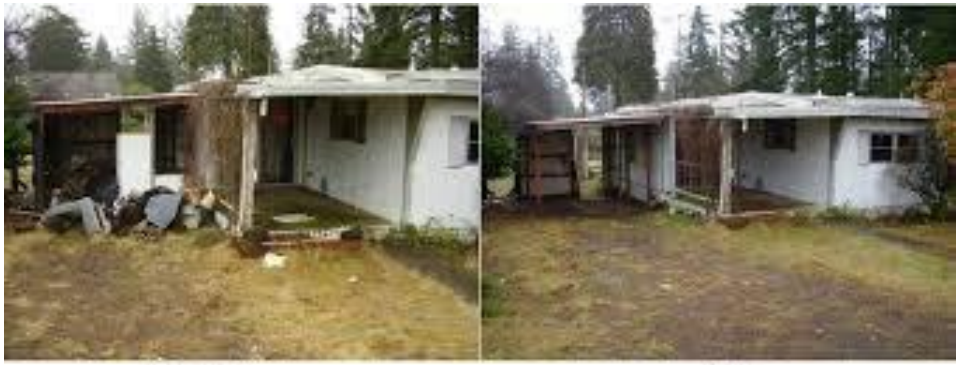
* Set up specific districts for Code Officers
* Possibly have a designated Code Officer to address specific violations, i.e. a “Sign Code Officer” or “Junk Vehicle Officer”
* Provide laptops in vehicles and possibly printers
* Start work from vehicle rather than reporting to office first

# More Practical Tips

* #1 Tip = **ABATEMENT** Ordinances
* #2 Tip = **DOOR HANGERS**
* #3 Tip = **PERSONAL CONTACT**
* #4 Tip = **EDUCATIONAL BROCHURES**
* #5 Tip = **PART TIME WORKERS** (in addition to Staff)
* #6 Tip = **SPEAKER PROGRAM**

# Benefits of proactivity

* Stop The Blight Before It Takes Over
* Be Ahead Of The Curve, Not Behind It
* Handling Small Code Violations is more efficient, less time consuming and less costly than handling Large Code Violations



*Before* *After*

# Summation

* Remember the FRAM commercial: “You can pay me now … or pay me later”.
* Do your SELF ASSESSMENT before deciding on a plan.
* Pick the LOW HANGING fruit and don’t bite off more than you can chew

# Questions?

* Thank You on behalf of the Florida Association of Code Enforcement
* www.face-online.org

* Your Source and Resource for everything Code Enforcement

# A True Case Story of PROACTIVE Code Enforcement

* City of Oviedo Dumpster Enclosure Project