



DeKalb County Government

Manuel J. Maloof Center
1300 Commerce Drive
Decatur, Georgia 30030

Agenda Item

File ID: 2019-3785

Substitute

5/28/2019

File Status: Draft

Public Hearing: YES NO

Department: Board of Commissioners

SUBJECT:

Commission District(s): All Commission Districts

2019 Blight Resolution

Information Contact: Mitch Dyke

Phone Number: 404-687-3464

PURPOSE:

This resolution lists the goals with regard to the elimination of blight in DeKalb County.

NEED/IMPACT:

The elimination of blight improves property values, increases the tax base and fosters economic development. When the County takes steps to eliminate blight, the public safety, health and welfare of all of the County's citizens. The County has committed to eliminating blight in a systematic way since 2017 and the County will consider a Blight Resolution listing the goals to be achieved this year.

FISCAL IMPACT:

No direct fiscal impact.

RECOMMENDATION:

Approve the resolution and authorize the Chief Executive Officer to execute all necessary documents in connection with the acquisition, closing and consolidation.

RESOLUTION

A RESOLUTION BY THE GOVERNING AUTHORITY OF DEKALB COUNTY, GEORGIA, OUTLINING THE GOALS TO BE ACHIEVED IN 2019 WITH REGARD TO THE ELIMINATION OF BLIGHT IN DEKALB COUNTY, GEORGIA, AND FOR OTHER PURPOSES

WHEREAS, the County recognizes that blighted properties cause adverse impacts in the community, including depressing property values and limiting economic development opportunities, and there is a need to address those problems in a systematic and orderly fashion;

WHEREAS, in early 2017, the County undertook the task of identifying various administrative and legislative changes to aid in the reduction of blight in residential areas across the County;

WHEREAS, the County enacted a 2017 resolution identifying a number of goals and objectives that were designed to aid in the reduction of blight within the County;

WHEREAS, since 2017 the County has accomplished a number of the tasks outlined in its 2017 and 2018 resolutions. Completion of these tasks has allowed the County to reduce blight and eliminate the public health, wealth and safety issues that arise in the course of bringing private property into compliance with various laws;

WHEREAS, on May 28, 2019, the Governing Authority will consider a Resolution whereby the Commission will consider an annual Blight Resolution listing the goals and tasks for this calendar year; and

WHEREAS, this Resolution creates a roadmap listing the goals and tasks for eliminating blight in 2019;

NOW, THEREFORE, BE IT RESOLVED, by the Governing Authority as follows:

1. The County will focus on litter removal, illegal dumping, grass mowing, curb bumping, and removing debris, trash and grass from county streets, sidewalks, roadway drains, and right of ways through the multi-departmental initiative Operation Clean Sweep 2019.
2. The County will work to protect the public health, safety, environment, and general welfare through the regulation and prevention of litter through the DeKalb County Litter Control Ordinance. The County will also conduct a 2019 Litter Awareness Campaign that is designed to prevent littering along county roads and public spaces throughout unincorporated DeKalb County.
3. The County will abate or demolish one hundred fifty (150) blighted properties.
4. The County will improve tracking of the demolition and abatement of blighted properties by working with GIS to integrate Hansen technology in tracking the entire demolition and abatement process, which will increase transparency. Moreover, citizens will be able to track code enforcement cases through the implementation of this new technology.
5. The County will reactivate the DeKalb County Land Bank Authority for the purpose of converting vacant, abandoned, and tax delinquent properties to productive uses in order to stabilize neighborhoods and promote quality housing.

6. County staff will research best practices and present an ordinance or resolution to the Commission that may include the establishment of a “Blight Tax.”
7. The Commission will continue to research and consider the International Property Maintenance Code to provide Code Enforcement with tools to combat blight.
8. County staff will continue to address repeat code offenders by updating and monitoring the comprehensive list of blighted hotels/motels and multifamily properties. County staff will keep track of repeat code offenders, track their business license status, and perform coordinated quarterly sweeps with Fire, Code Enforcement, Police and the Health Department.
9. The Commission will continue to review and identify affordable housing for citizens, including an ordinance or resolution for rent controlled housing.
10. The Commission will consider adoption of an ordinance establishing a code enforcement advisory board.
11. The Commission will continue to research and consider an ordinance revising policies related to sign kiosks, large signs, and other visual blight;
12. County staff will continue to maintain a vacant property and foreclosure registry, submit budget requests to ensure the registry is properly funded, and provide a report to the Commission every six months.
13. County staff will continue to maintain and update a spreadsheet to identify and track blighted properties throughout the rehabilitation process.
14. County staff will leverage County funds and Federal funds to conduct a Blight Inventory Study.

ADOPTED by the DeKalb County Board of Commissioners, this ___ day of _____, 2019.

JEFF RADER
Presiding Officer
Board of Commissioners
DeKalb County, Georgia

APPROVED by the Chief Executive Officer of DeKalb County, this ___ day of _____, 2019.

MICHAEL L. THURMOND
Chief Executive Officer
DeKalb County, Georgia

ATTEST:

BARBARA SANDERS-NORWOOD, CCC
Clerk to the Board of Commissioners and
Chief Executive Officer
DeKalb County, Georgia

APPROVED AS TO FORM:

ZACHARY WILLIAMS
Chief Operating Officer

APPROVED AS TO SUBSTANCE:

VIVIANE H. ERNSTES
County Attorney