



CITY OF NEW ORLEANS

# BlightSTAT

November 3, 2011

[www.nola.gov/opa](http://www.nola.gov/opa)

# Agenda

**8:00-8:20 Intro & Announcements**

**8:05-8:25 Inspections**

**8:25-8:55 Hearings**

**8:55-9:30 Abatement & Disposition**

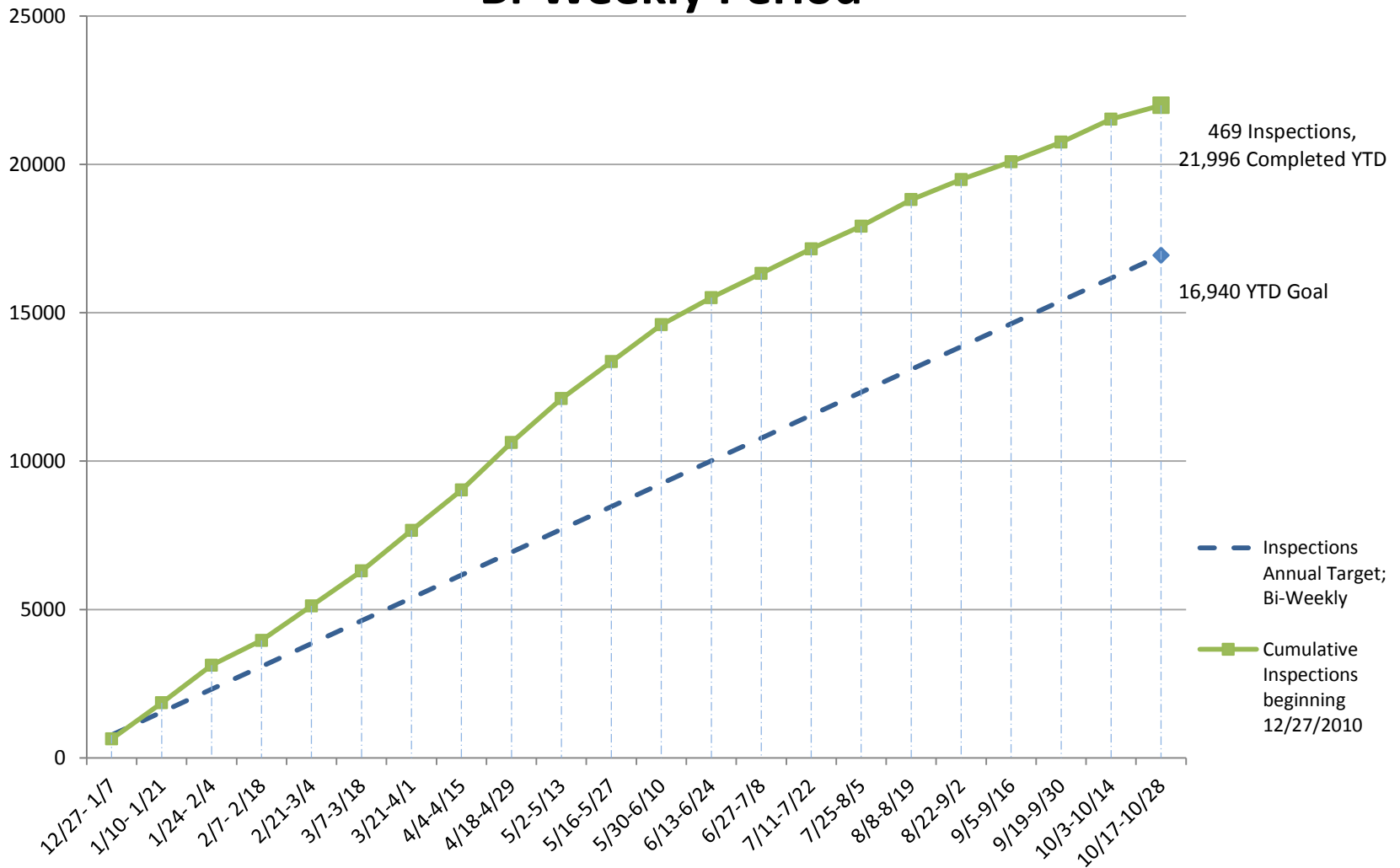
Blight**STAT** feedback form on back page of presentation



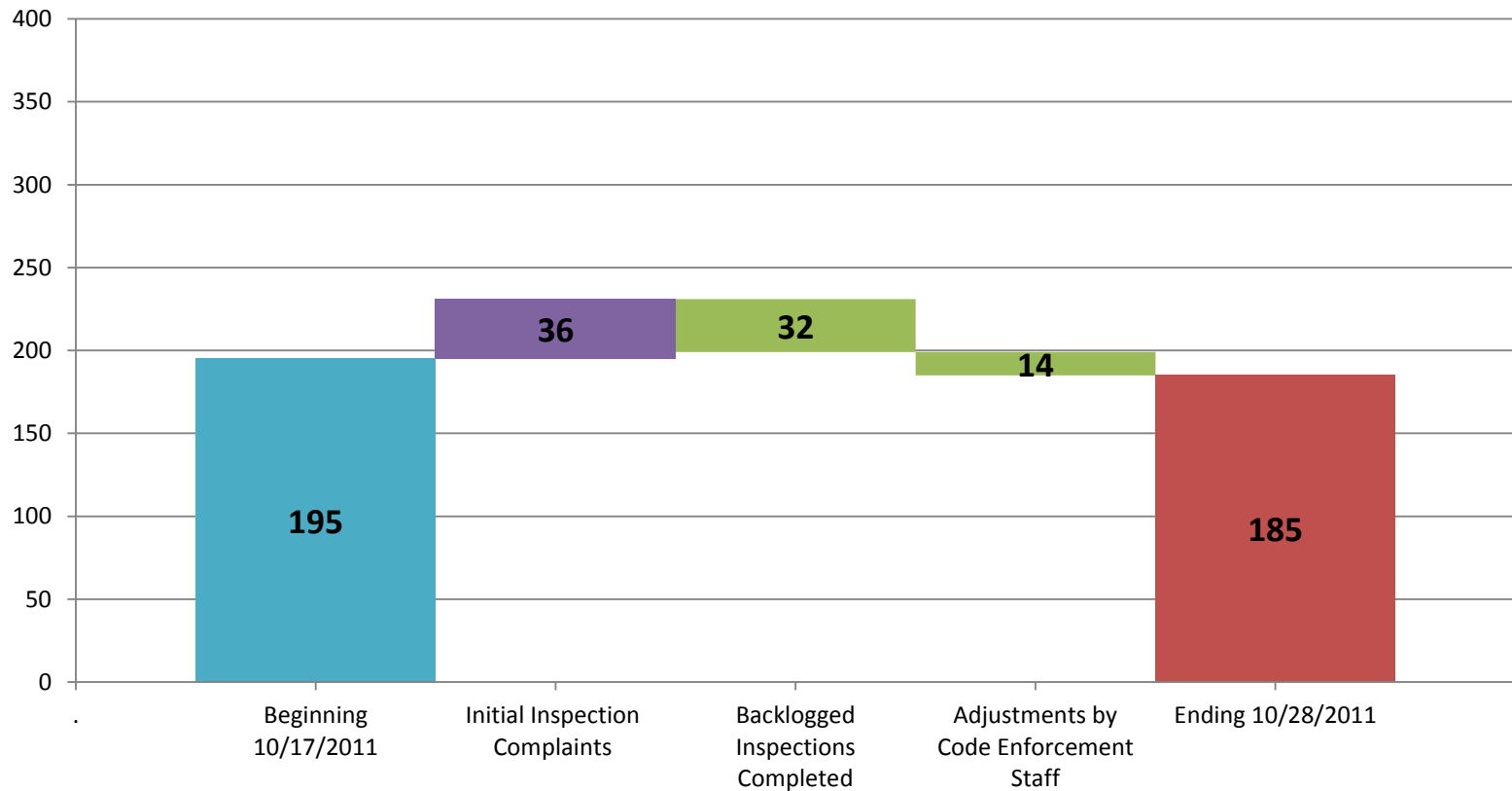
# INSPECTIONS



# Code Enforcement Completes 469 Inspections in Bi-Weekly Period



## Inspections Backlog Declines by 10 in Bi-Weekly Period



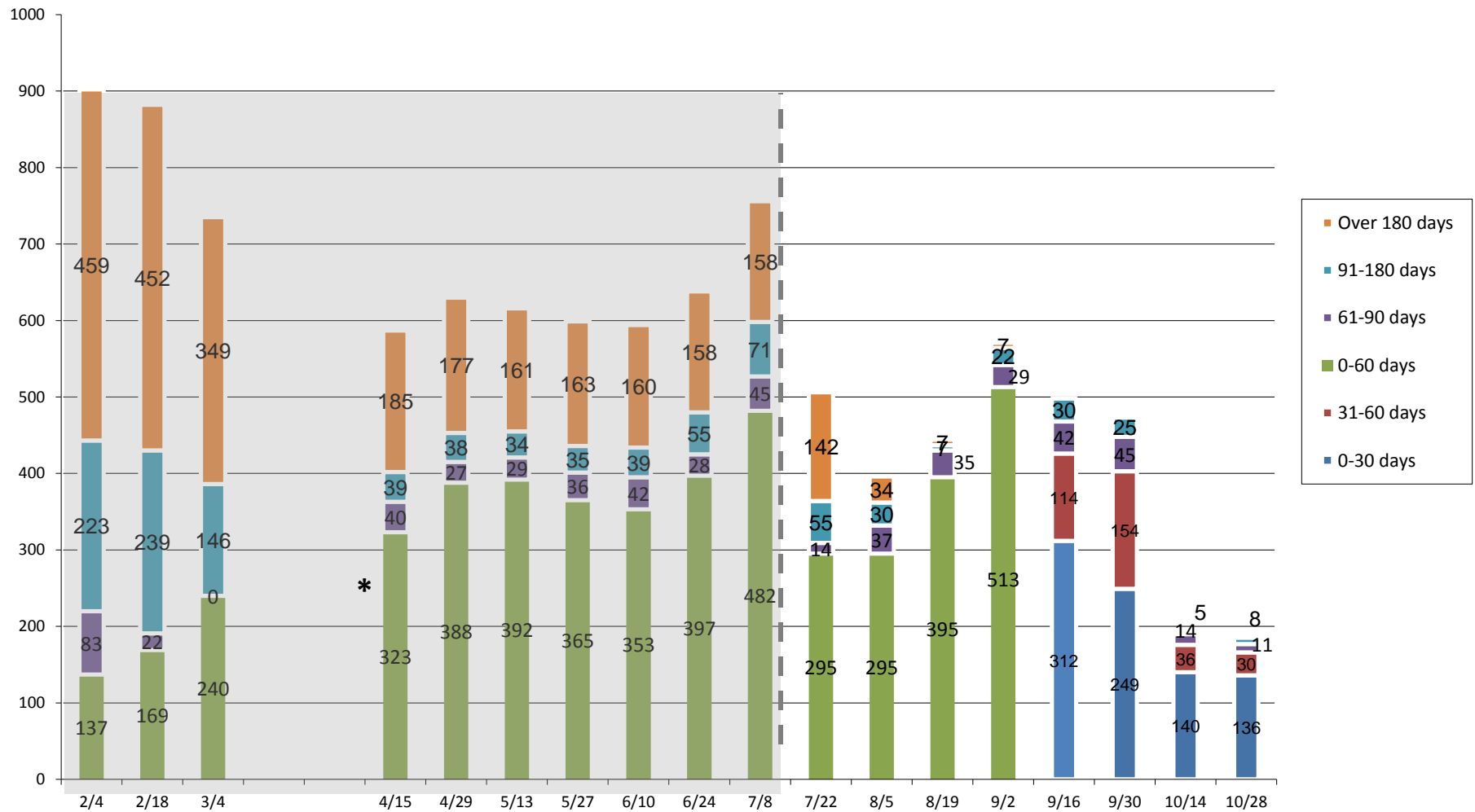
Note: Adjustments are the removal of Posting of Hearings, Posting of Judgments, and Reinspections which represent the workflow prior to Hearings.

Source: OPA (Office of Performance and Accountability) November 1, 2011



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# Age of Inspections Backlog Remains Constant

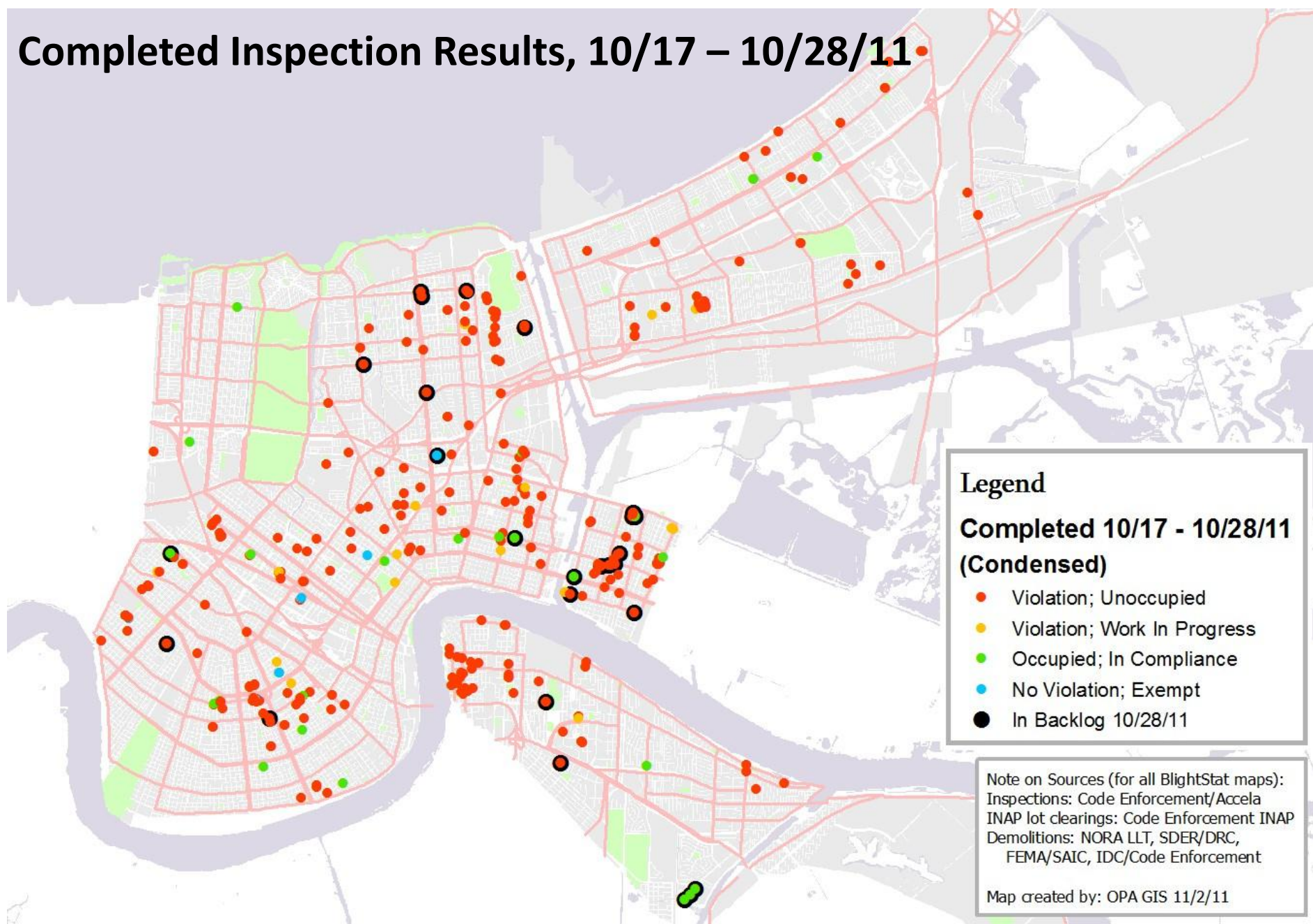


Note: \*Inspections backlog was re-calculated using the address-matching methodology for the past three reporting periods. \*\*Inspections backlog has been modified beginning with the reporting period 7/11-7/22 to exclude Posting of Hearings, Posting of Judgments, and Reinspection as they are workflow.

Source: OPA (Office of Performance and Accountability) November 1, 2011



# Completed Inspection Results, 10/17 – 10/28/11

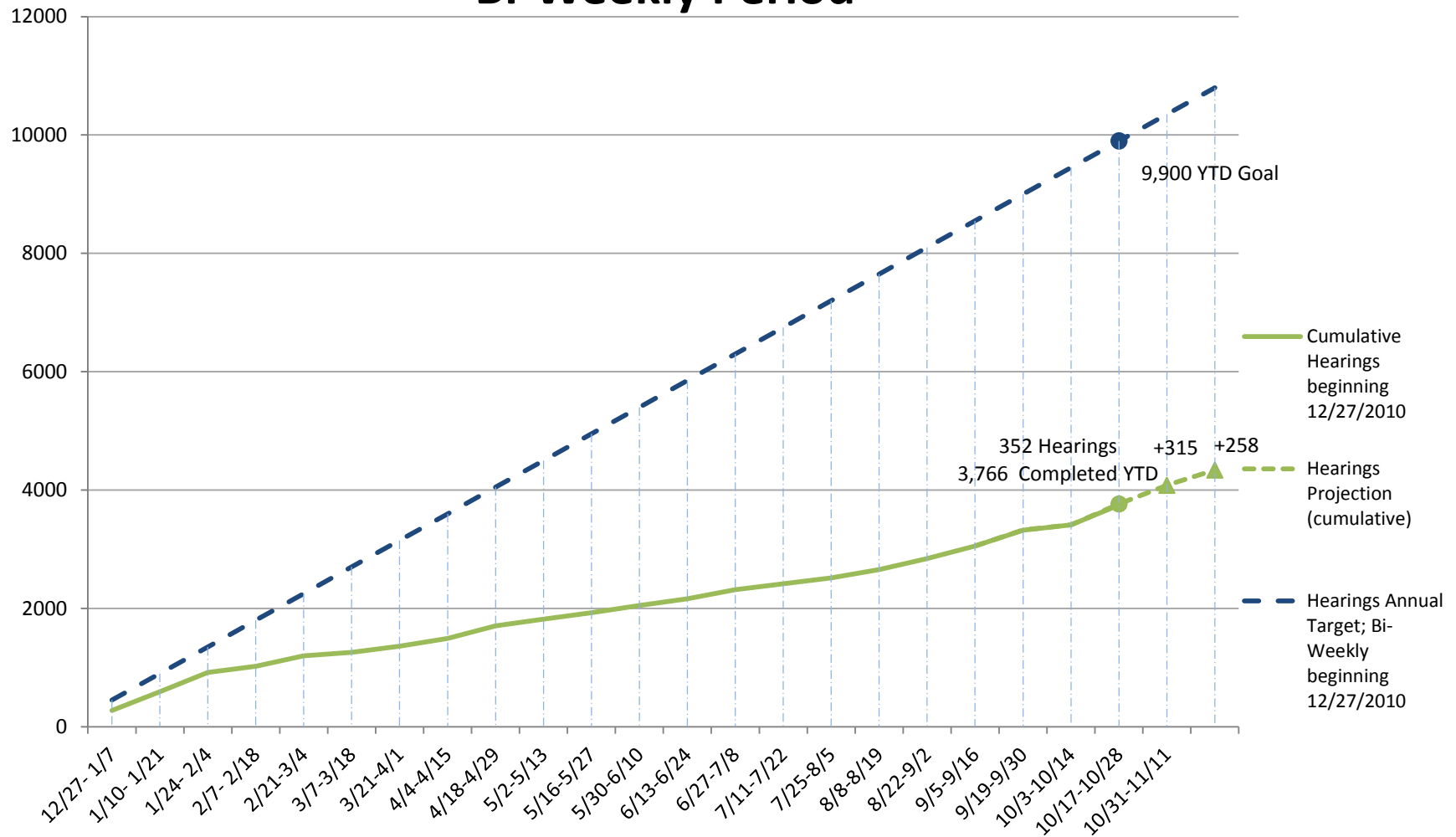


# HEARINGS

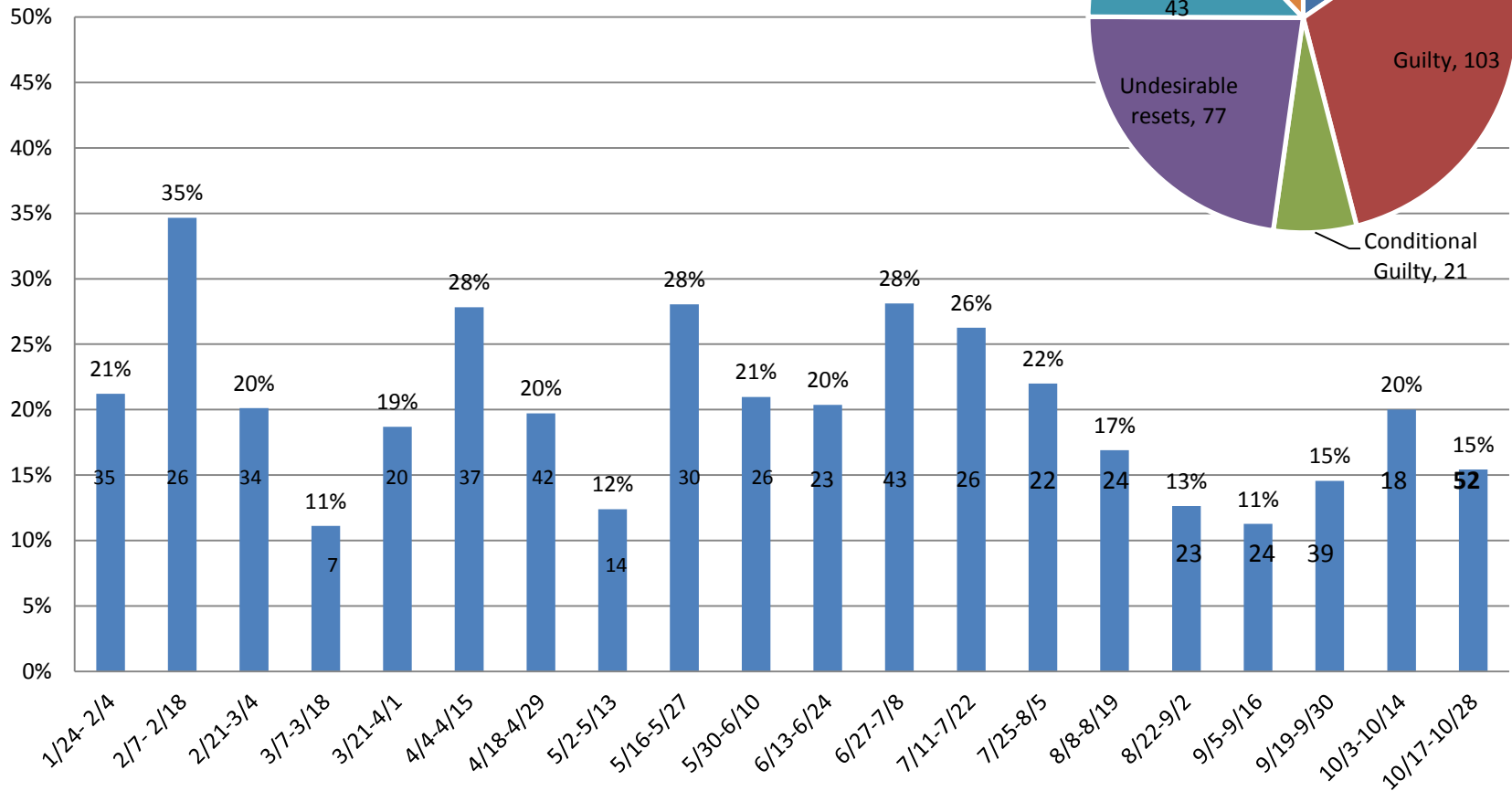




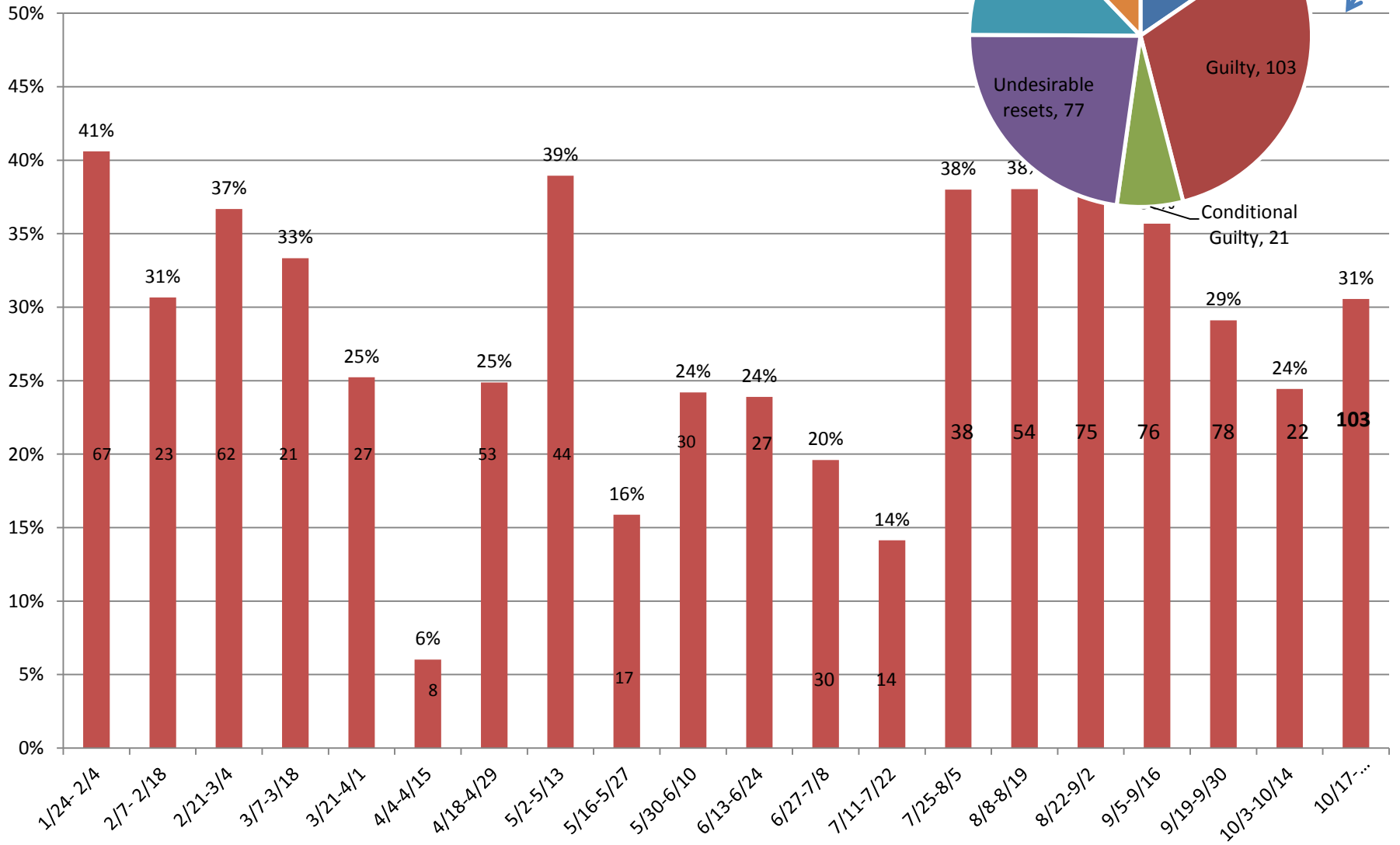
# Code Enforcement Completes 352 Hearings in Bi-Weekly Period



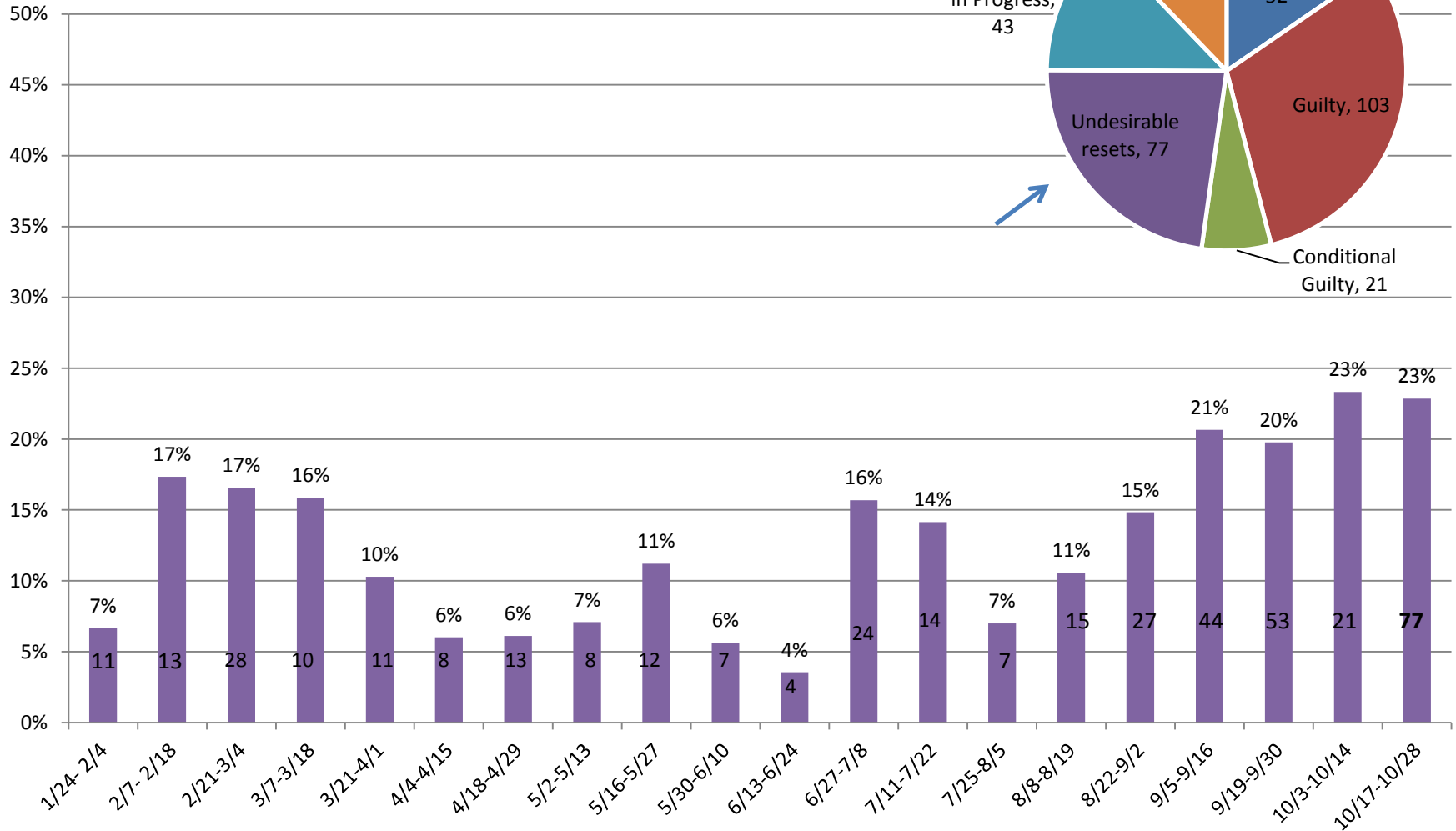
# Hearings Compliance



# Hearings Guilty



# Undesirable Resets



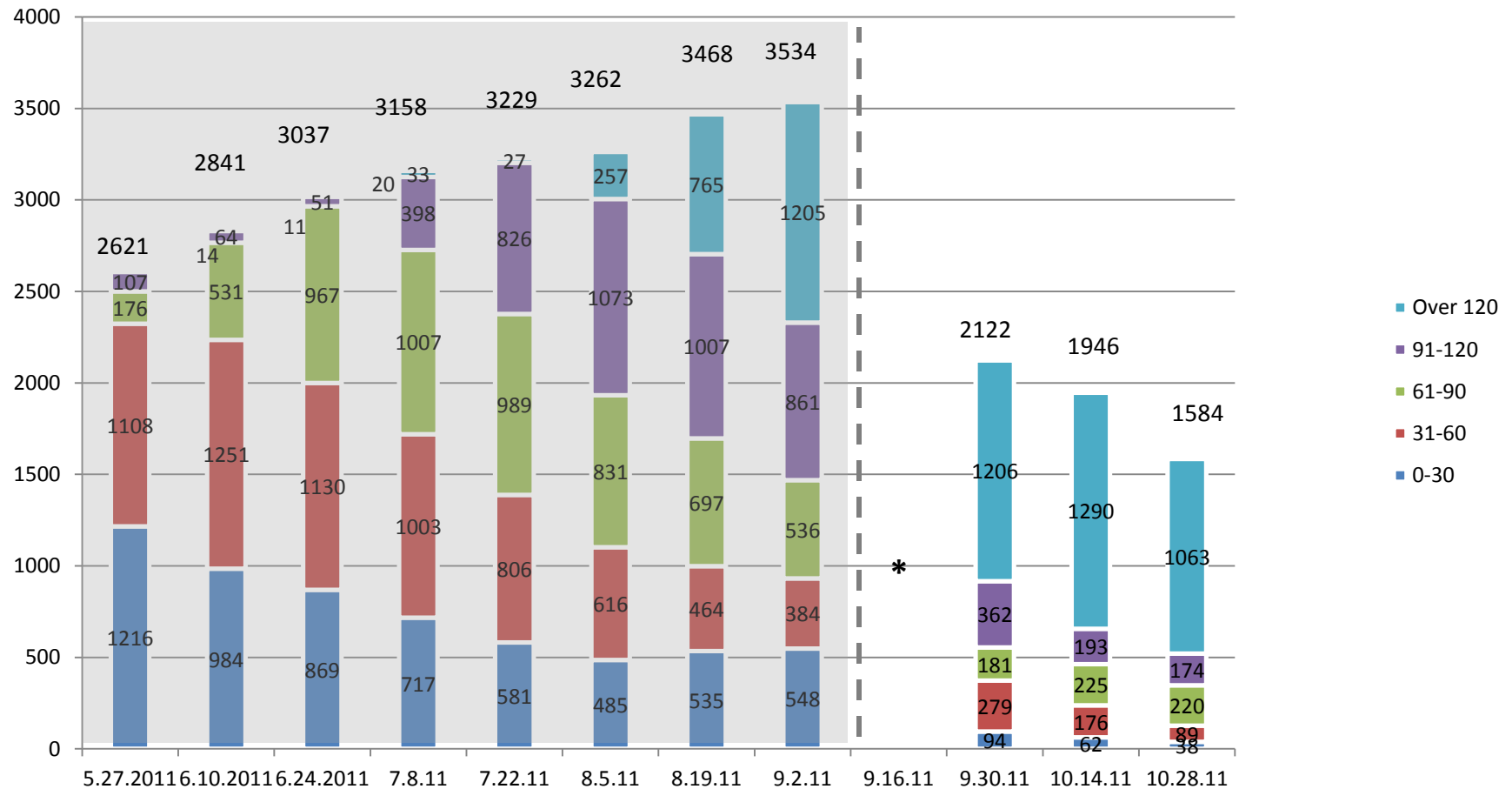
Note: Includes all resets with the exception of those made because of Work in Progress to the structure, the Property Owner is in a State-Run Housing Rehabilitation Program, or there is a legal issue requiring a reset.

Source: Code Enforcement October 31, 2011



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# Hearings Backlog Reduced by Nearly 400 Cases



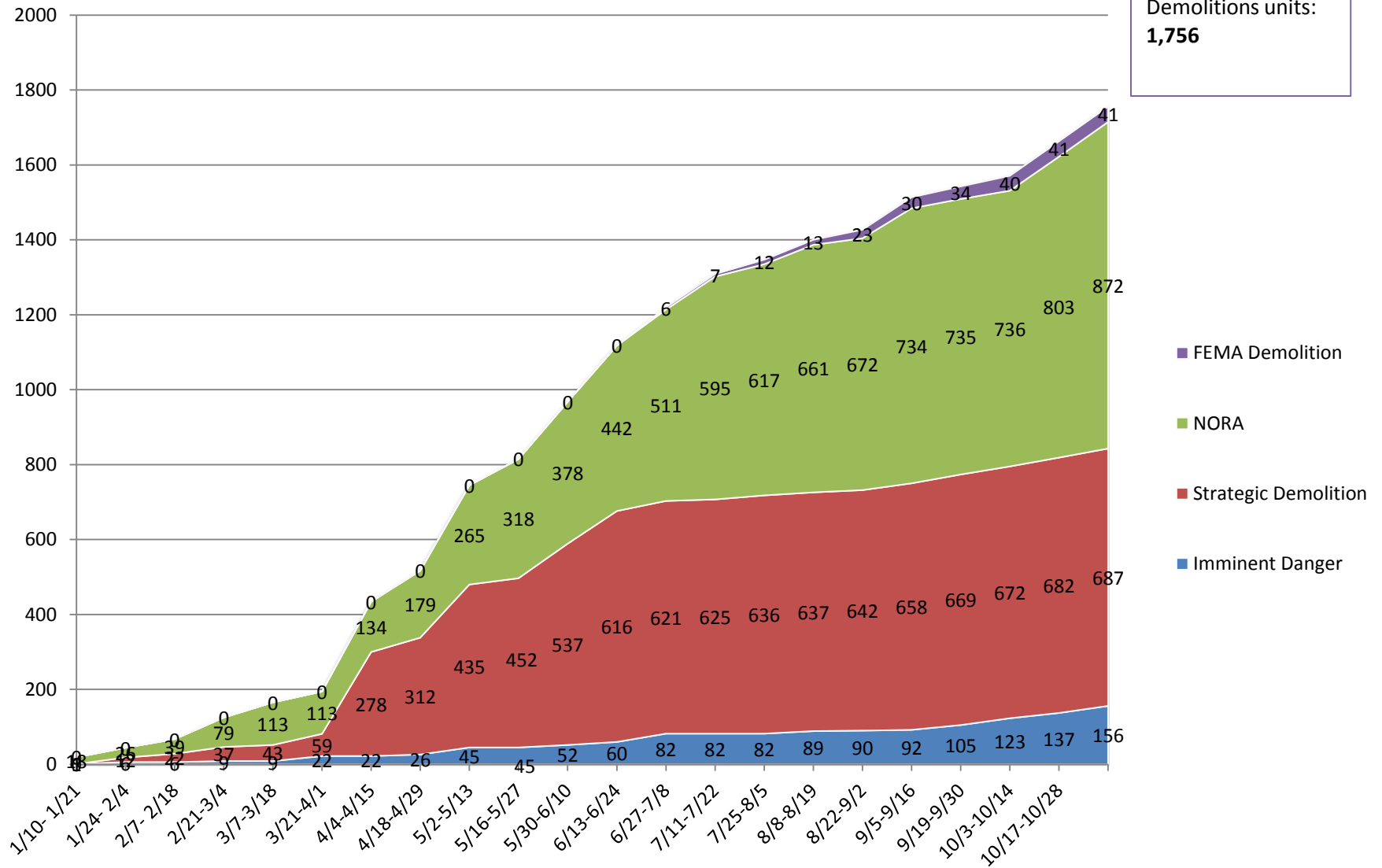
Note: \*Hearings backlog has been re-calculated for reporting period 9/30 utilizing the new "Hearings Backlog" report from Accela created by ITI opposed to the manual address/case match done previously.  
Source: OPA (Office of Performance and Accountability) November 1, 2011



# **ABATEMENT & DISPOSITION**



# Total Demolitions by Program



# Demolitions by Program, 10/17 – 10/28, 2011

## Properties; Units by Program

NORA: 69; 69

SDER: 3; 5

FEMA: 0; 0

IDC: 11; 19

## Legend

### Demolitions 10/28/11

#### Program

△ FEMA

▽ IDC

■ NORA / LLT

● SDER

▼ All Previous Demolitions, 2011

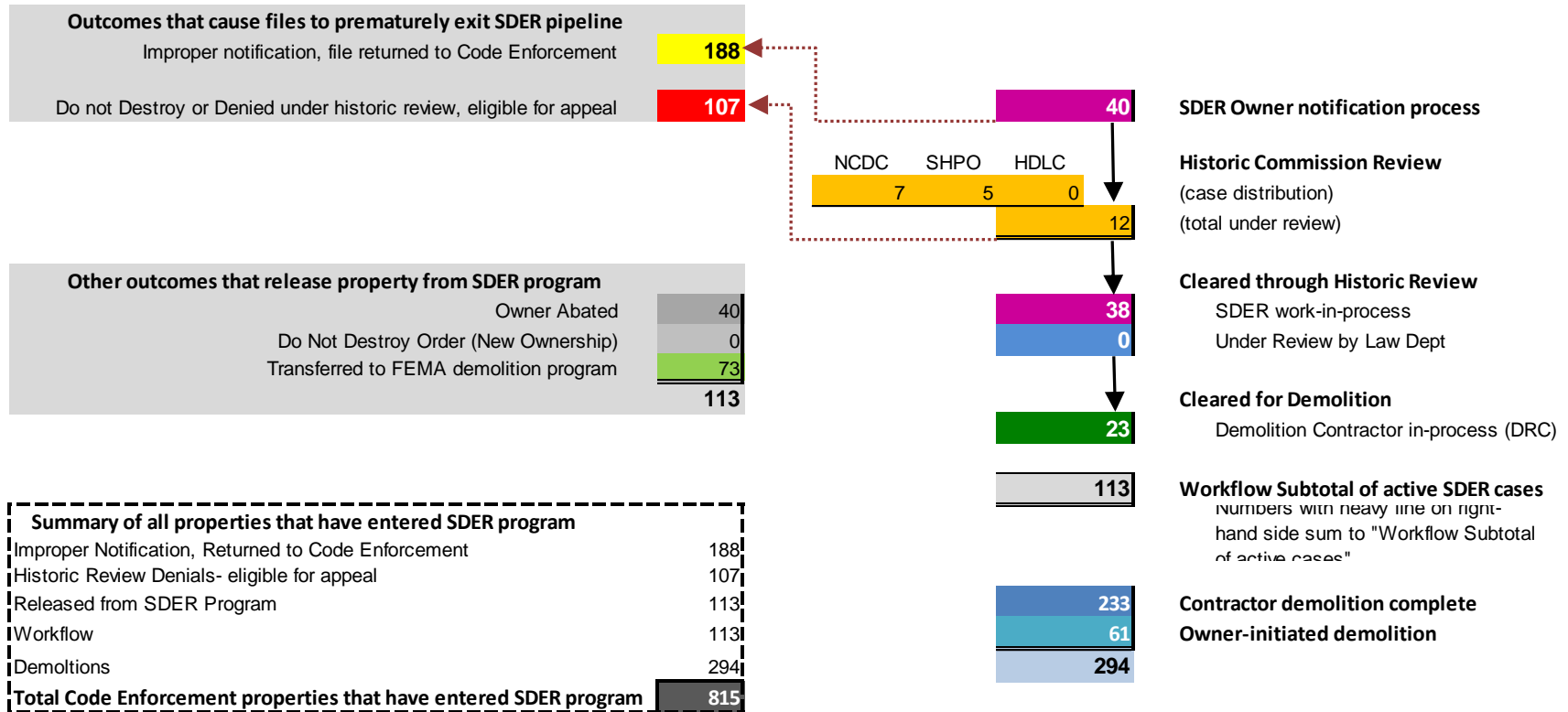
Note on Sources (for all BlightStat maps):  
Inspections: Code Enforcement/Accela  
INAP lot clearings: Code Enforcement INAP  
Demolitions: NORA LLT, SDER/DRC,  
FEMA/SAIC, IDC/Code Enforcement

Map created by: OPA GIS 11/2/11





# Strategic Demolition Process and Outcomes



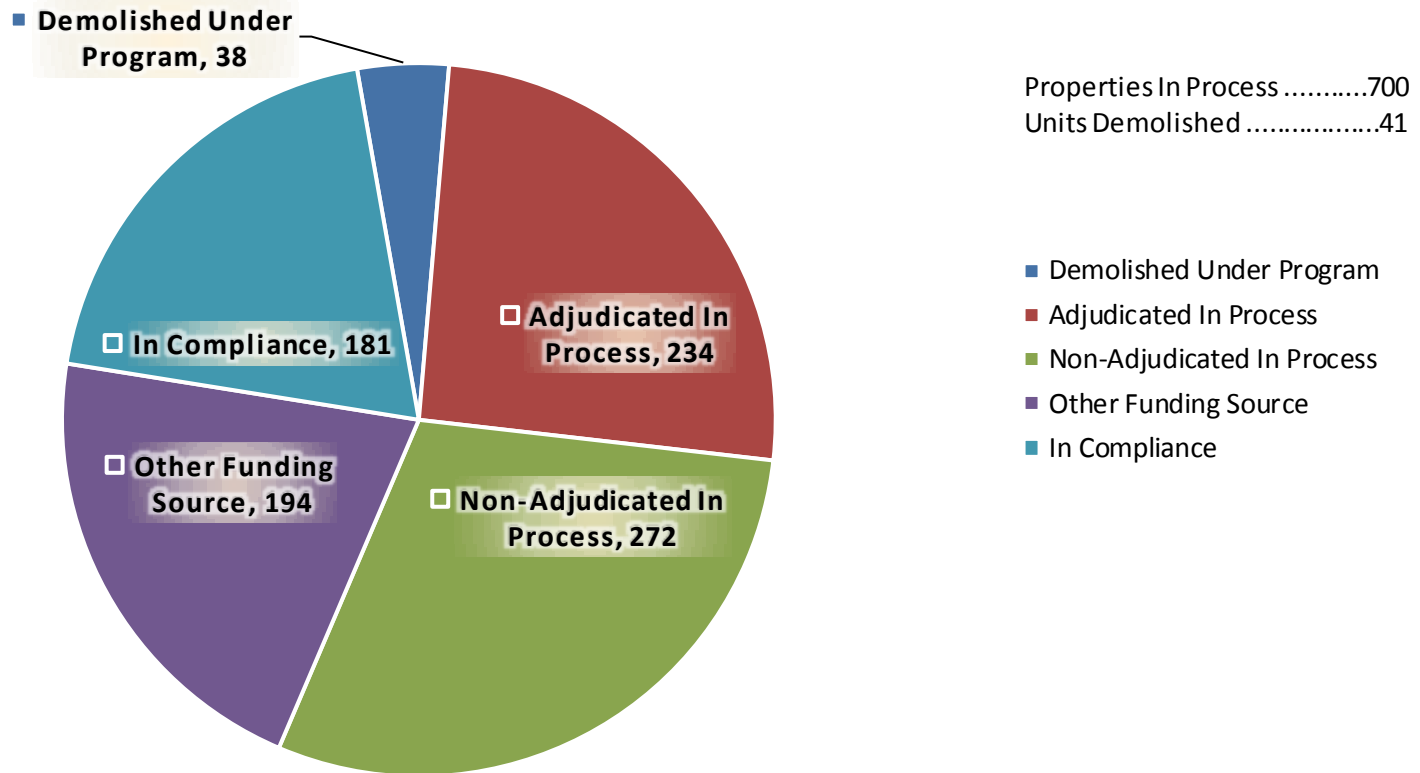
## Change (additions) since October 14, 2011:

Properties Demolished Under Program	3
Units Demolished Under Program	5



# FEMA Funded Demolitions

As of October 28, 2011



Changes (additions) since October 14, 2011

Properties Demolished Under Program	0
Units Demolished Under Program	0



# INAP Lot Clearing Interventions, 10/17 – 10/28, 2011

**INAP Events**  
Cut: 7 lots

## Legend

**INAP Current period 10/28/11**

### Status

▼ Cut

▲ Complied

**INAP Previous period 10/14/11**

### Status

▼ Cut

▲ Complied

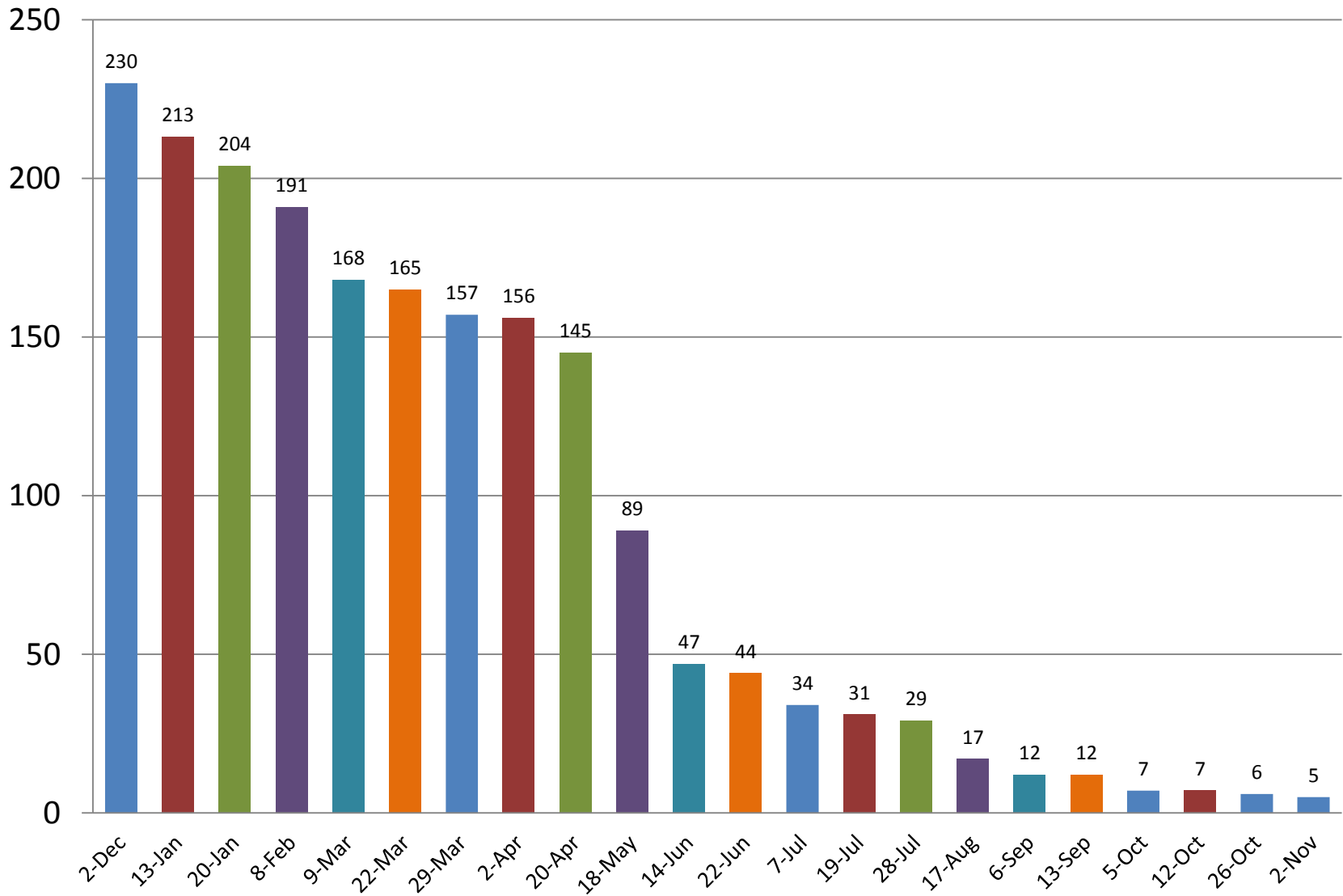
Note on Sources (for all BlightStat maps):  
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Map created by: OPA GIS 11/2/11

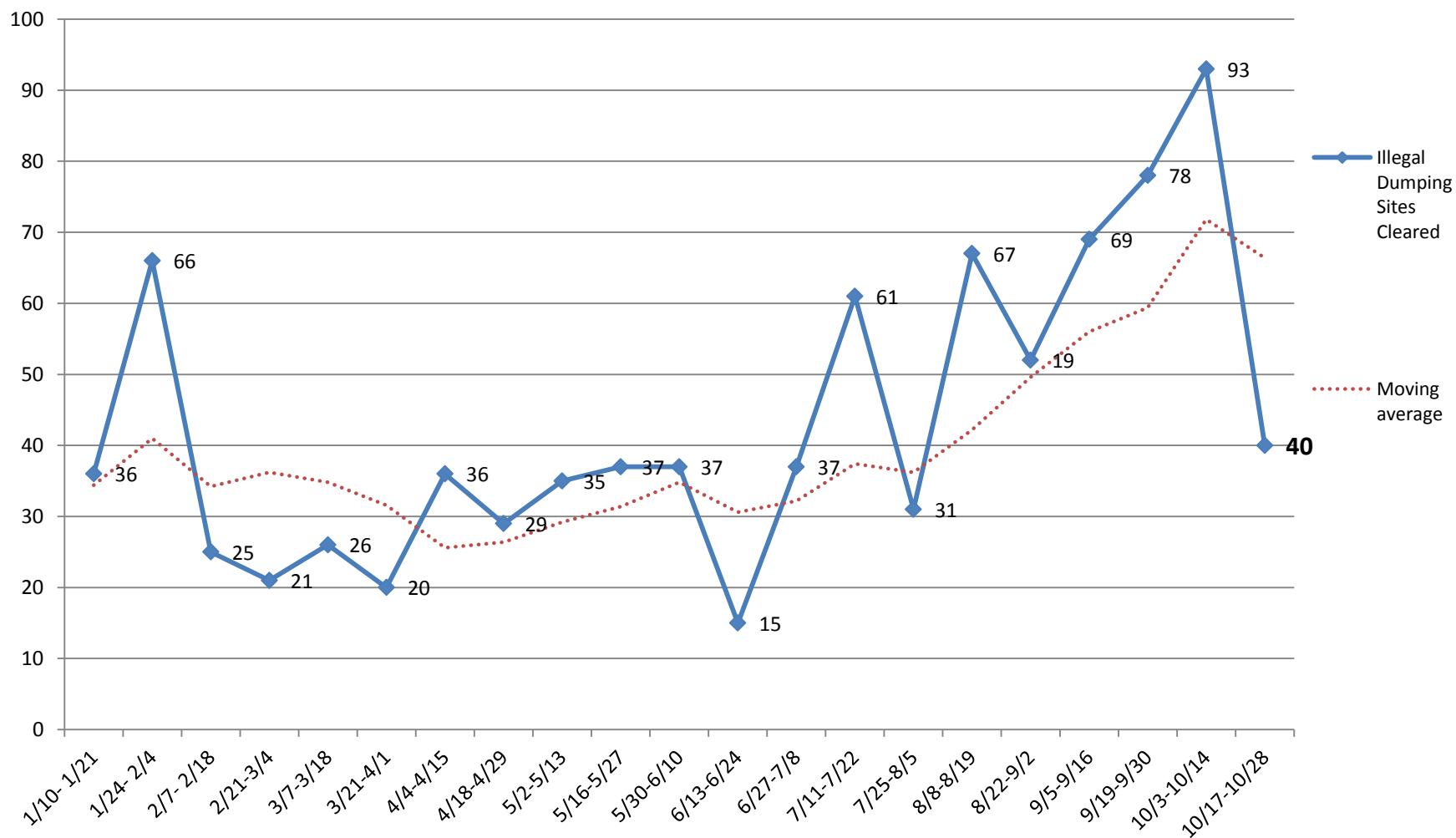


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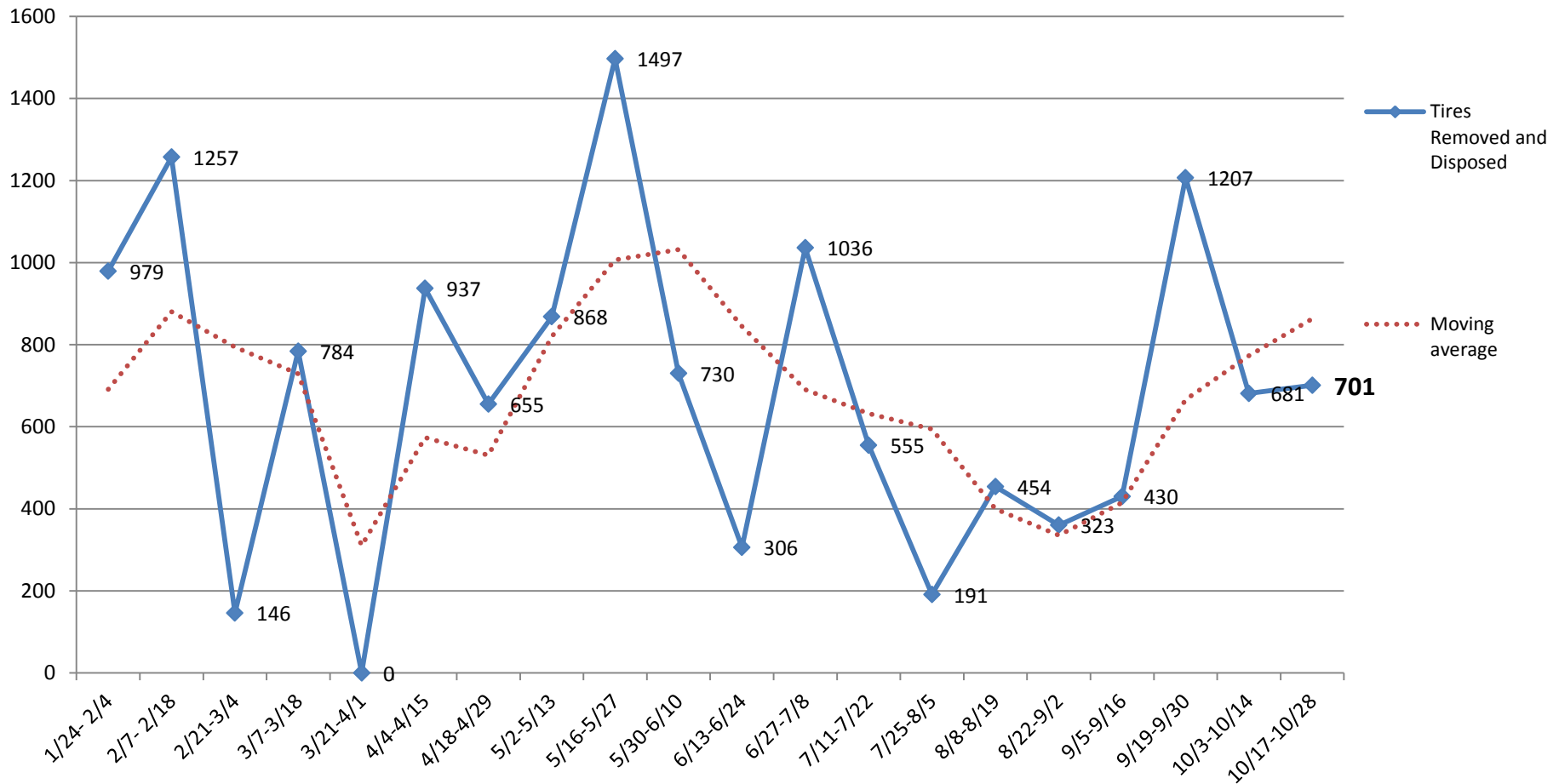
# FEMA Trailers Remaining



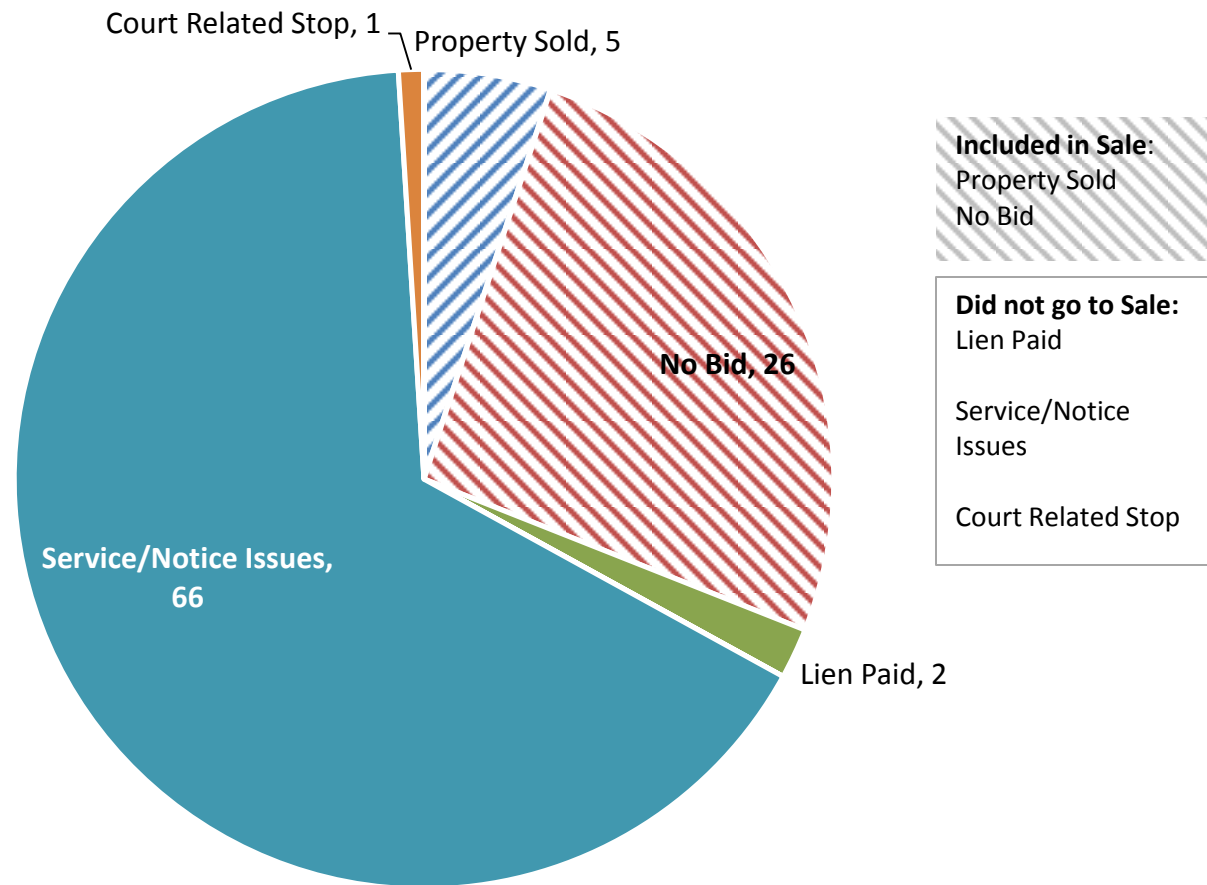
# Trend in Illegal Dumping Sites Cleared



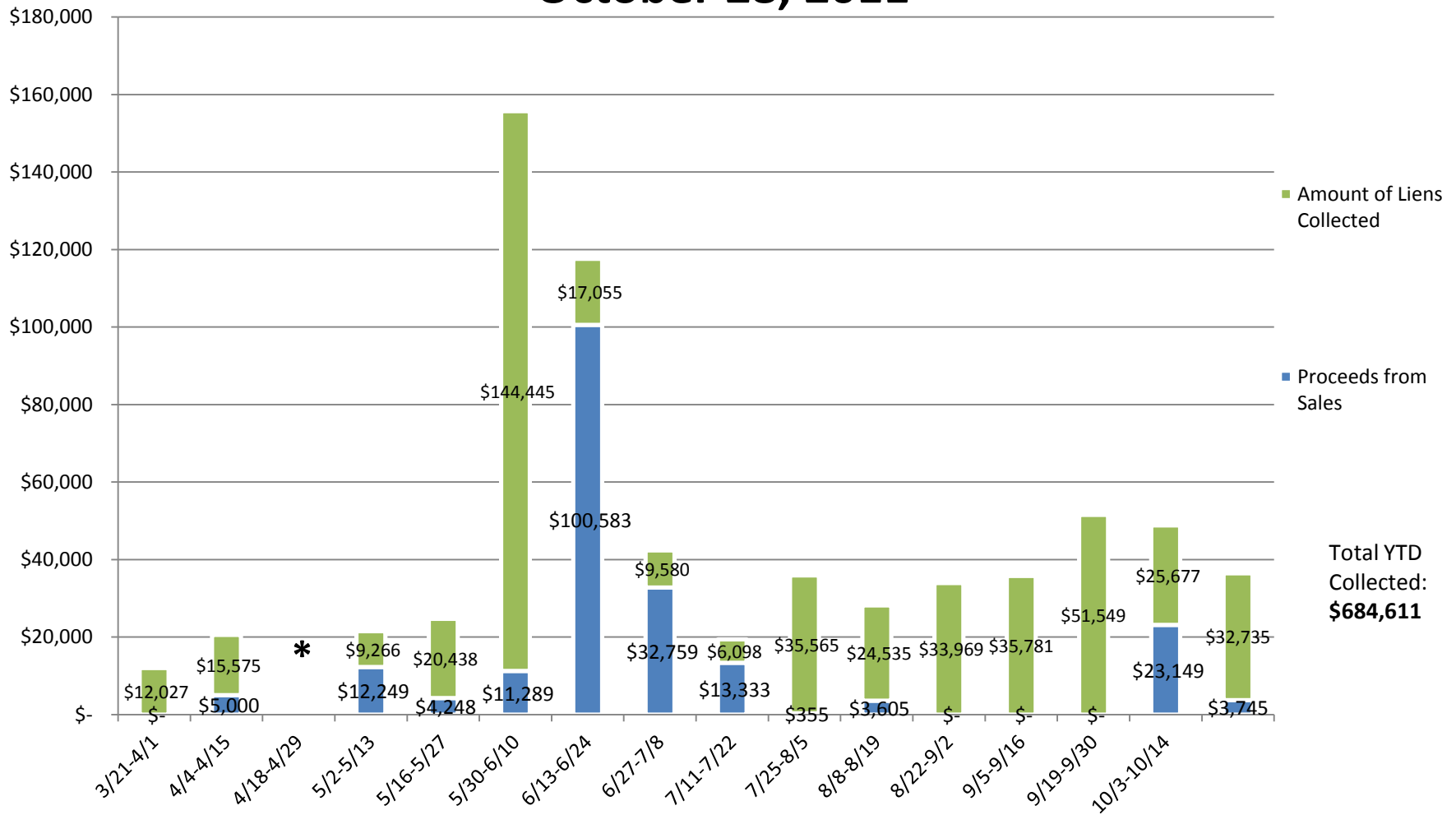
# Trend of Tires Removed and Disposed



# Outcomes of 100 Properties Scheduled for Sheriff's Sale on 10/18, 10/20, and 10/27/2011



# Revenues from Lien Foreclosures as of October 28, 2011



\*-Note: There were no collections received during this period. \*\*The total collections were improperly documented as \$731,178 last period (9/22). The corrected amount was \$547,756.

Source: Law Department October 31, 2011

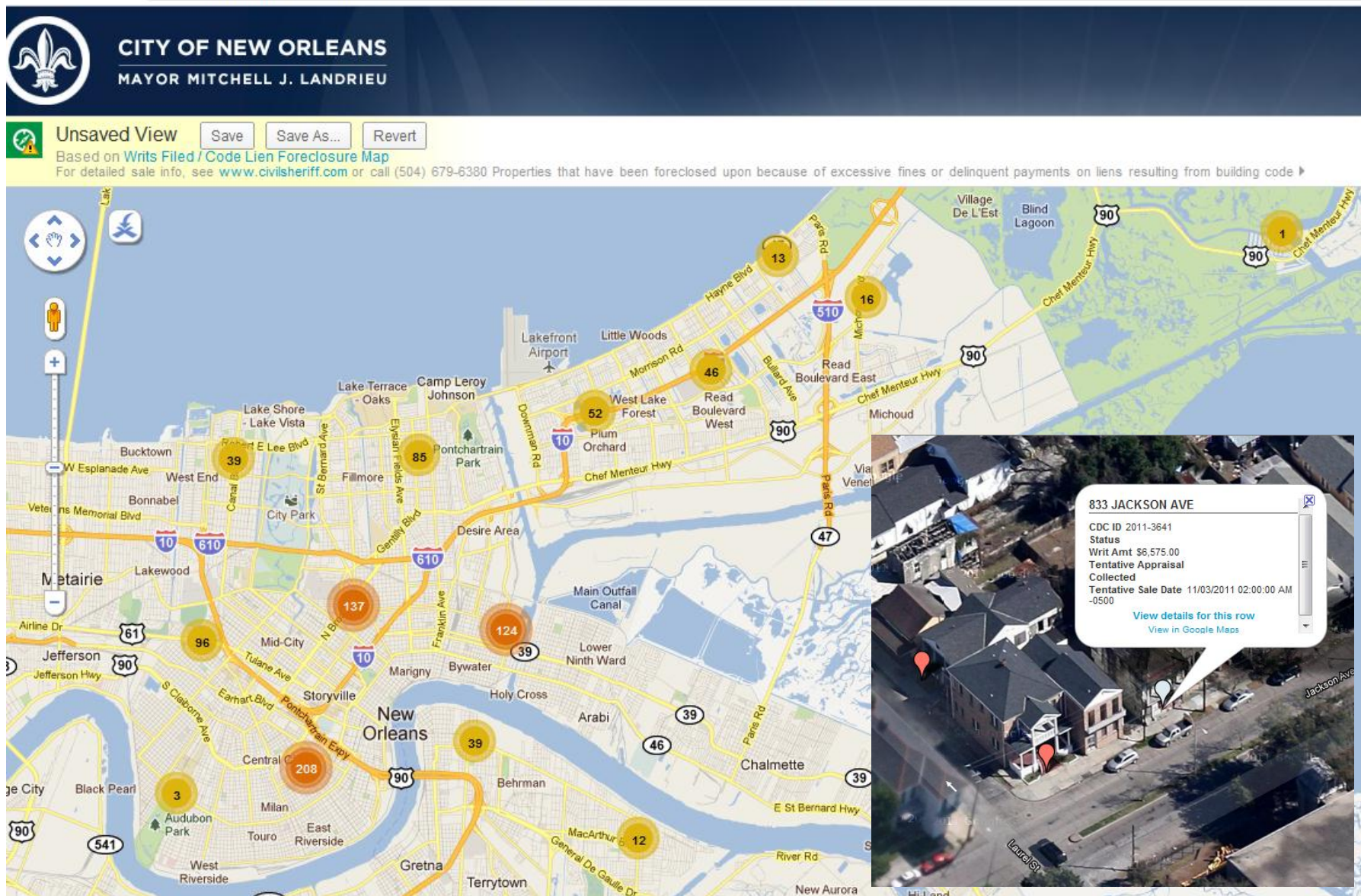


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# Auction Updates for Code Lien Foreclosures posted on [data.nola.gov](http://data.nola.gov)

data.nola.gov/Administrative-Data/Writs-Filed-Code-Lien-Foreclosure-Map/4zwn-3fms

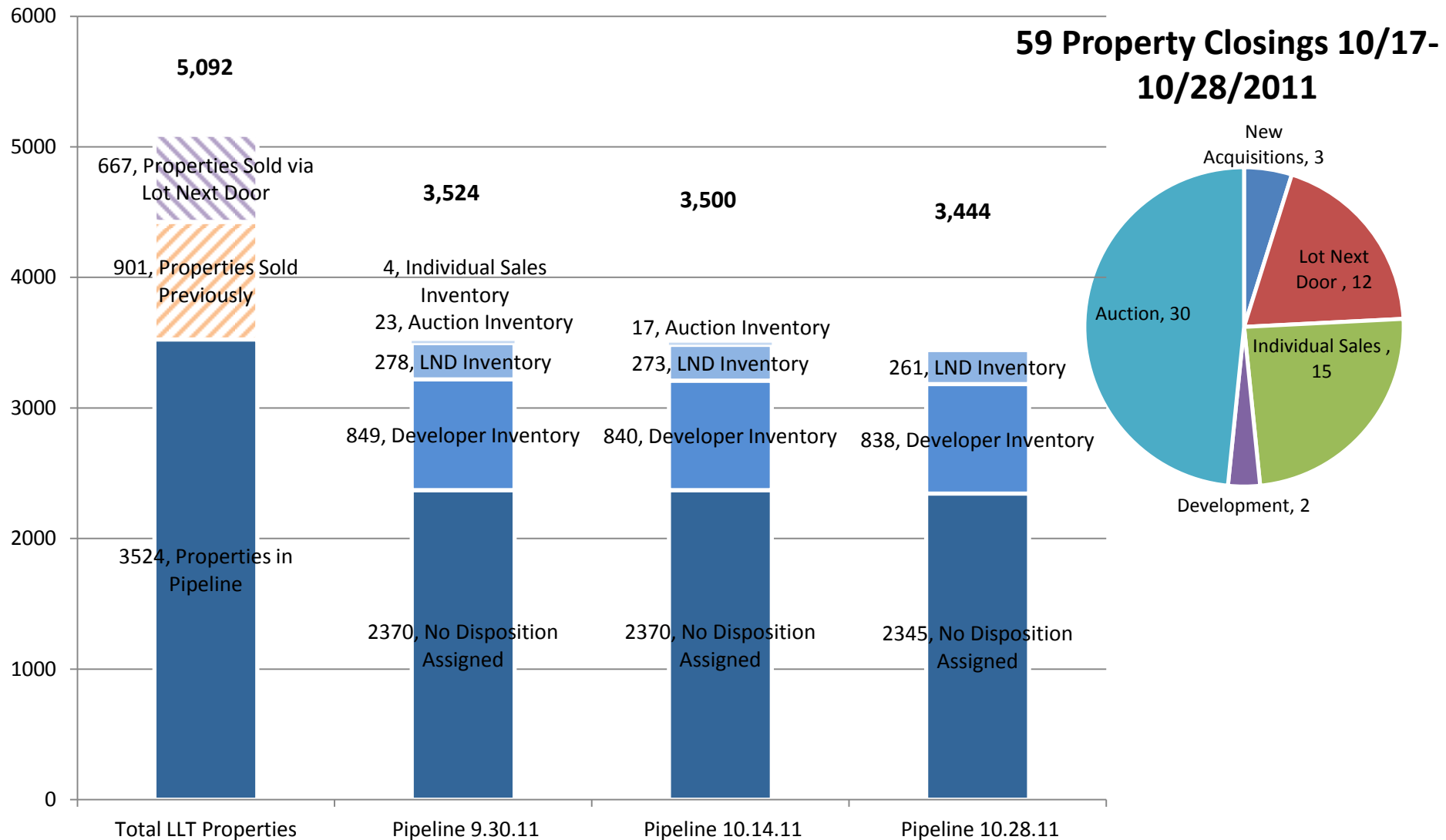


Note: To quickly find the code lien dataset, search for "writs filed" in the search bar. You can also navigate to it by selecting "Maps or "Filtered Views" under the View Types sidebar



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# LLT/NORA Inventory: 3 Property Acquisitions and 59 Closings Occurred As of October 28, 2011



# BlightStat Glossary

**Blight Judgments**-Once an unoccupied property is found guilty of housing code violations at an administrative hearing it is referred to as having a judgment of blight, also commonly called guilty judgments. Active judgments are those judgments that have been reviewed by the city's housing law department and determined to be valid under the revised noticing requirements.

**Code Lien Foreclosure / Sheriff's Sale**-Once a property is judged guilty of blight the city begins assessing liens against the property which the city can then foreclose on as the creditor, commonly called a code lien foreclosure. If the property owner does not pay these fines and abate the code violations, the foreclosure proceeds as a Sheriff's sale where the Orleans Parish Sheriff's Office sells the property at a public auction.

**Hearings Results: Conditional guilty**-This is a reset where the hearing officer imposes conditional fines as in- in the 30 days you must have an action completed or you will face a \$500 fine, \$75 hearing costs and daily fine of \$100. A reset court date is set at that hearing to see if the property owner has corrected what was required.

**Undesirable Resets**-A situation when a hearings officer resets a case because code enforcement failed to get a reinspection completed prior to the hearing. This category includes all hearings that result in resets with the exception of those made because of Work in Progress to the structure, the Property Owner is in a State-Run Housing Rehabilitation Program, or there is a legal issue requiring a reset.

**Reset Work in Progress**-Resets granted when demonstrable work is being done to the structure, occasionally a hearing officer will grant this type of reset for the work to commence – for example, a reset to get a permit to demolish. These resets would also likely result as a conditional guilty.

**Reset State Program**-Typically refers to a 6 month reset to give time for the state to close with the property owner. These cases are all active and in good status in the Hazard Mitigation Grant Program (HMGP), a non-profit rebuild, or the small rental program.

**Reset Legal Issue**-Resets granted to finish a succession or when ownership of a property is not clear for another reason. These resets are typically requested by an attorney.

**Dismissed**-Cases dismissed because a property changed hands after the notice was sent or because the original inspection cited the wrong property.

**Other Outcomes**-As defined by the Office of Performance and Accountability, the "other outcomes" category includes resets work in progress, resets state program, reset legal issue, and dismissed cases.

**Community Development Block Grant (CDBG)** -Federal dollars awarded to local municipalities to conduct a wide array of community improvements.

**Demolition by Neglect**-The gradual deterioration of a building when routine or major maintenance is not performed, a citation for this is issued by the HDLC/VCC

**Imminent Danger of Collapse (IDC)**-A structure that has been deemed at risk of falling down at any moment can be demolished without historical review by the city Code Enforcement department.

**Interim Nuisance Abatement Program (INAP)** -Empty lots and yards judged guilty of public nuisance due to overgrowth, debris or other health concerns can receive a one-time clean up (debris removal and lot clearing) through this city program.

**Louisiana Land Trust (LLT)** -The Louisiana Land Trust manages the properties that have been purchased by the State of Louisiana under the Road Home Program and transfers properties to private owners and developers via the New Orleans Redevelopment Authority.

**New Orleans Redevelopment Authority (NORA)**-The public authority in Orleans parish responsible for transferring and ensuring redevelopment of property transferred to private owners through the Lot-Next-Door program and other development agreements; the redevelopment of key commercial areas; and a grantee of the federal Neighborhood Stabilization Program 2.

**Neighborhood Stabilization Program 2 (NSP2)** - Federal funds managed by NORA and used to aid housing developers in the acquisition and redevelopment of abandoned and foreclosed properties in New Orleans.

**Historic Districts & Landmarks Commission (HDLC)**-A local commission with jurisdiction over ten local historic districts and many individually nominated and designated landmarks in all areas of the City. The commission assists in the adaptive reuse of buildings, determines standards for appropriate repair of their structures, and can issue citations for demolition by neglect.

**Neighborhood Conservation District Committee (NCDC)** -A local committee that reviews and approves or denies demolition applications for properties within the Conservation District (most properties South of the I-610 corridor) to ensure appropriate preservation.

**Strategic Demolition for Economic Recovery (SDER)**-City program using Community Development Block Grant dollars to demolish highly visible blighted structures near parks, schools, and community corridors.

**FEMA Demolition**-A strategic demolition of a blighted property that is funded by the Federal Emergency Management Agency (FEMA).

**State Historic Preservation Office (SHPO)**-A State office that reviews, approves or denies demolition applications for properties in historic areas. The Louisiana Division of Historic Preservation's staff works in the public's interest to preserve and restore these buildings by actively assisting property owners to apply for National Register status and qualify for the federal and state tax incentives to restore historic buildings.

# Key City Contacts

Andy Kopplin  
First Deputy Mayor  
Chief Administrative Officer  
Email: [akopplin@nola.gov](mailto:akopplin@nola.gov)  
Phone: (504) 658-8900

Jeff Hebert  
Blight Policy and Neighborhood Revitalization, Director  
Email: [jphebert@nola.gov](mailto:jphebert@nola.gov)  
Phone: (504) 658-5050

Allen Square  
Office of Information Technology and Innovation, Chief Information Officer  
Email: [alsquare@nola.gov](mailto:alsquare@nola.gov)  
Phone: (504) 658-7600

Oliver Wise  
Office of Performance and Accountability, Director  
Email: [ojwise@nola.gov](mailto:ojwise@nola.gov)  
Phone: (504) 658-8600

Brenda Breaux  
Law Department, Deputy City Attorney  
Email: [bbreaux@nola.gov](mailto:bbreaux@nola.gov)  
Phone: (504) 658-9800

Cynthia Sylvain Lear  
Sanitation Department, Acting Director  
Email: [cslear@nola.gov](mailto:cslear@nola.gov)  
Phone : (504) 658-3800

Denice Ross  
Office of Information Technology and Innovation, Applications Director  
Email: [dross@nola.gov](mailto:dross@nola.gov)  
Phone: (504) 658-7695

Pura Bascos  
Code Enforcement & Hearings Bureau, Director  
Department of Safety and Permits, Acting Director  
Email: [psbascos@nola.gov](mailto:psbascos@nola.gov)  
Phone: (504) 658-5050

Kristen Illarmo  
Code Enforcement, ADD Case Management  
Email: [KPIllarmo@nola.gov](mailto:KPIllarmo@nola.gov)  
Phone: (504) 658-4364

Winston Reid  
Code Enforcement, Inspections Manager  
Email: [whreid@nola.gov](mailto:whreid@nola.gov)  
Phone: (504) 658-4319

Hillary Carrere  
Code Enforcement, Demolition Coordinator  
Email: [hjcarrere@nola.gov](mailto:hjcarrere@nola.gov)  
Phone: (504) 658-4321

Keith Ferrouillet  
Code Enforcement, INAP Program Manager  
Email: [kdferrouillet@nola.gov](mailto:kdferrouillet@nola.gov)  
Phone: (504) 658-2526

Tyler Gray  
Law Department, Assistant City Attorney/Program Specialist  
Email: [tpgray@nola.gov](mailto:tpgray@nola.gov)  
Phone: (504) 658-4310

Miles Granderson  
Law Department, Lien Foreclosure Attorney  
Email: [mlgranderson@nola.gov](mailto:mlgranderson@nola.gov)  
Phone: (504) 658-2508



# Evaluation Form

Are you a city employee or a member of the public?

On a scale 1-5, how useful was this meeting to you (1= least useful and 5= most useful)?

What's working?

What's not working?

