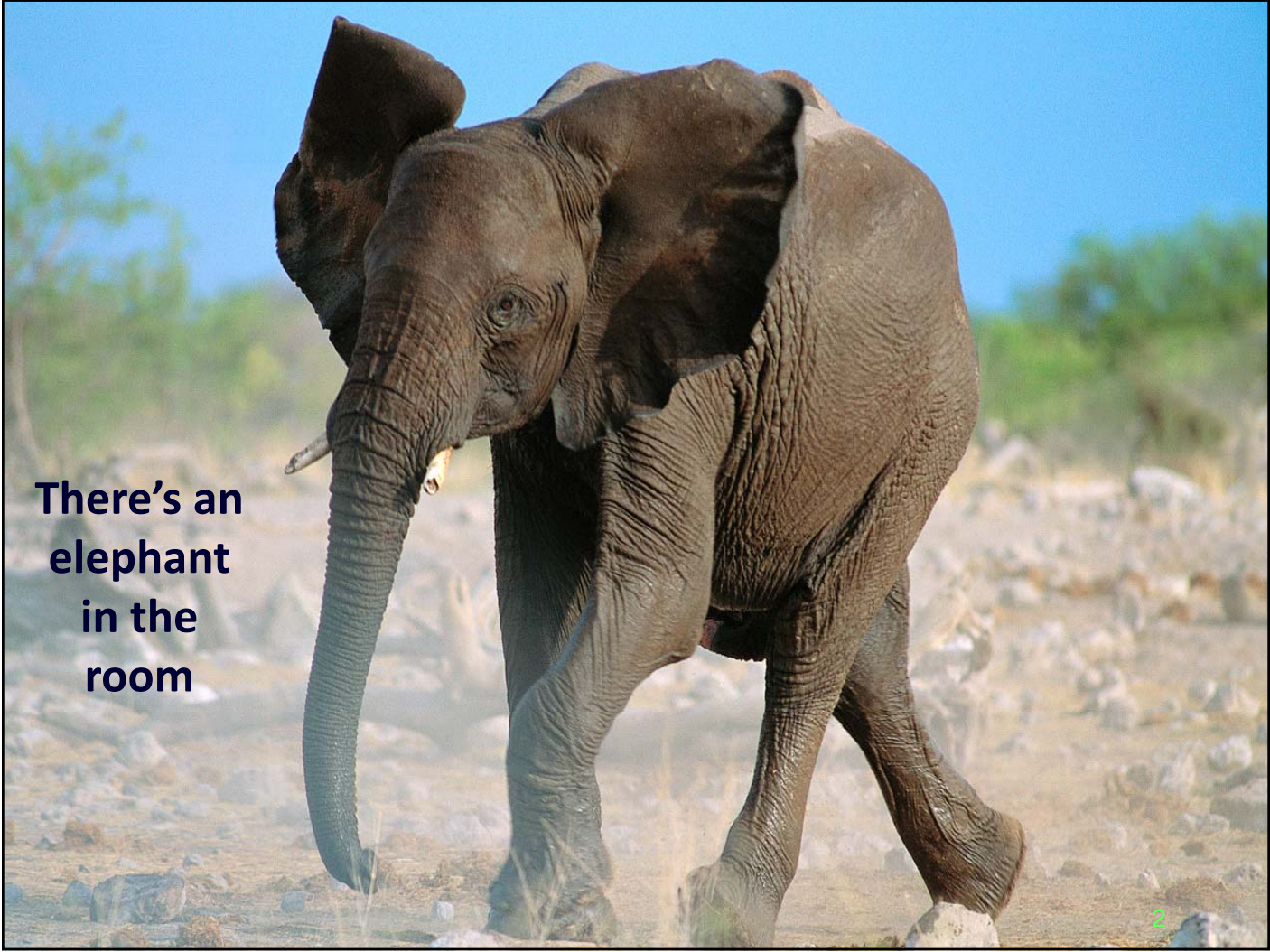


**City of Rochester Hills
Building and Ordinance Compliance Department**

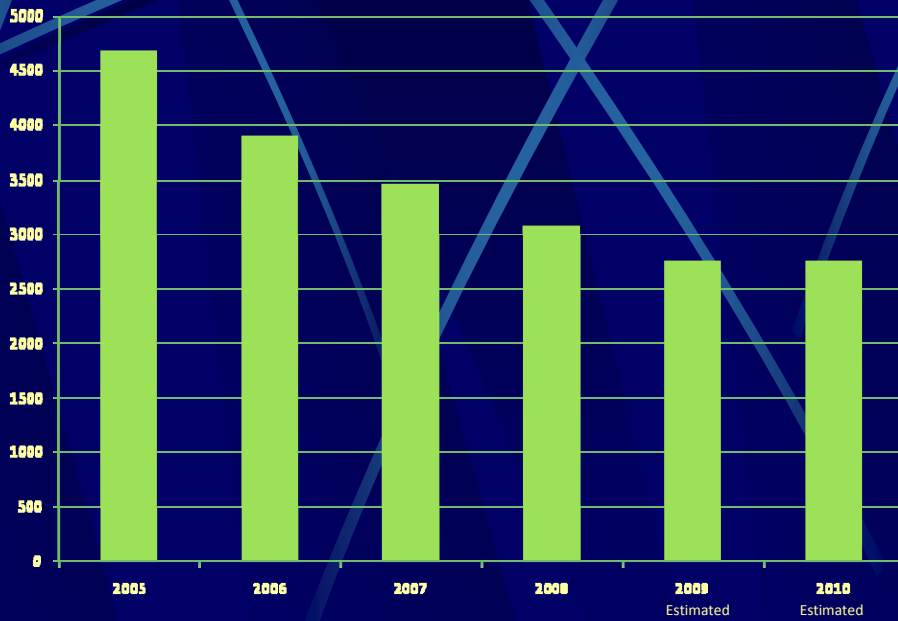
August 24, 2009

City Council 2010-11 Budget Workshops



**There's an
elephant
in the
room**

Building Department Total Permits



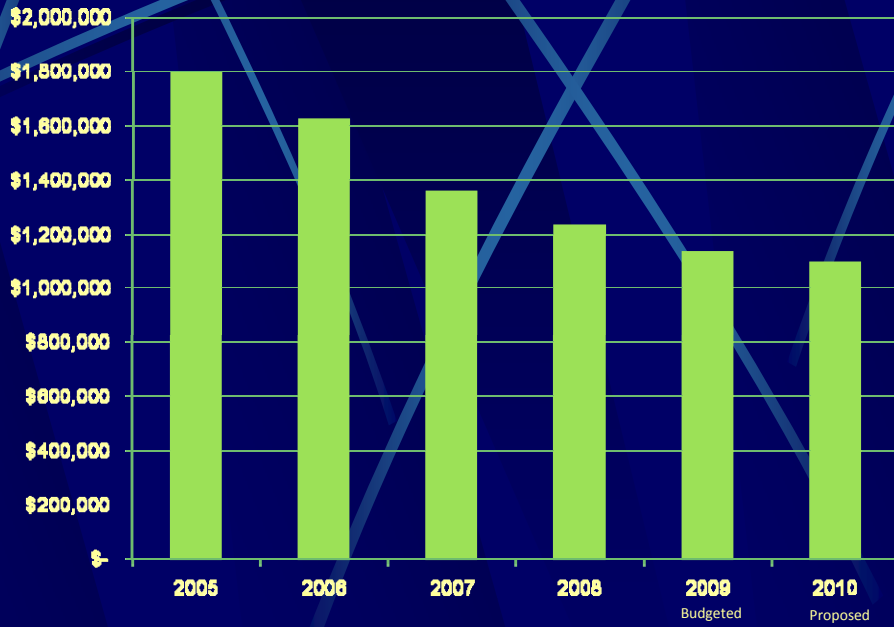
Total permits decreased 41% from 2005 actual

Signs of Recovery



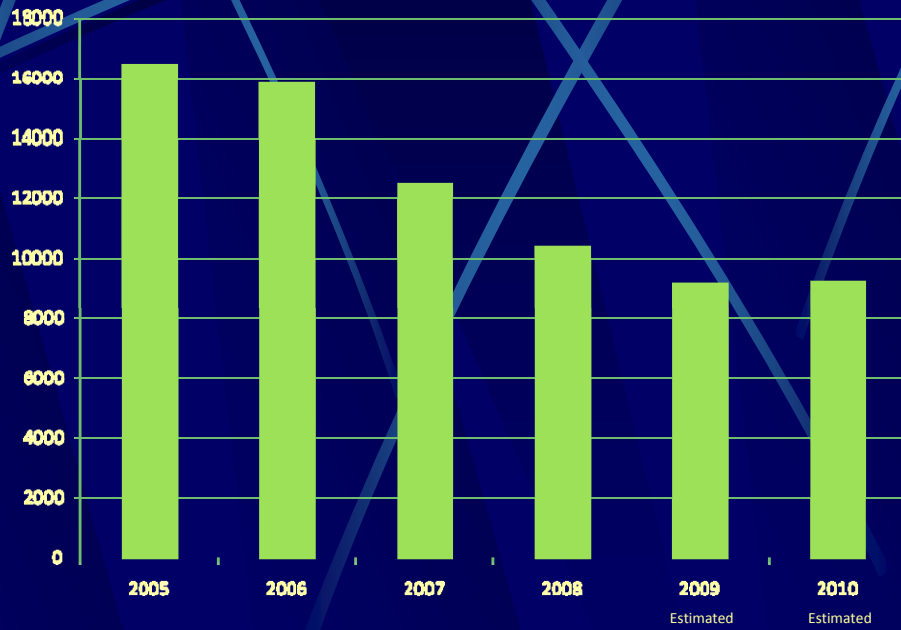
- New house construction activity
- Commercial projects moving forward

Building Department Revenues (Actual 2005 – 2008)



2010 proposed revenues reduced 39% from 2005 actual

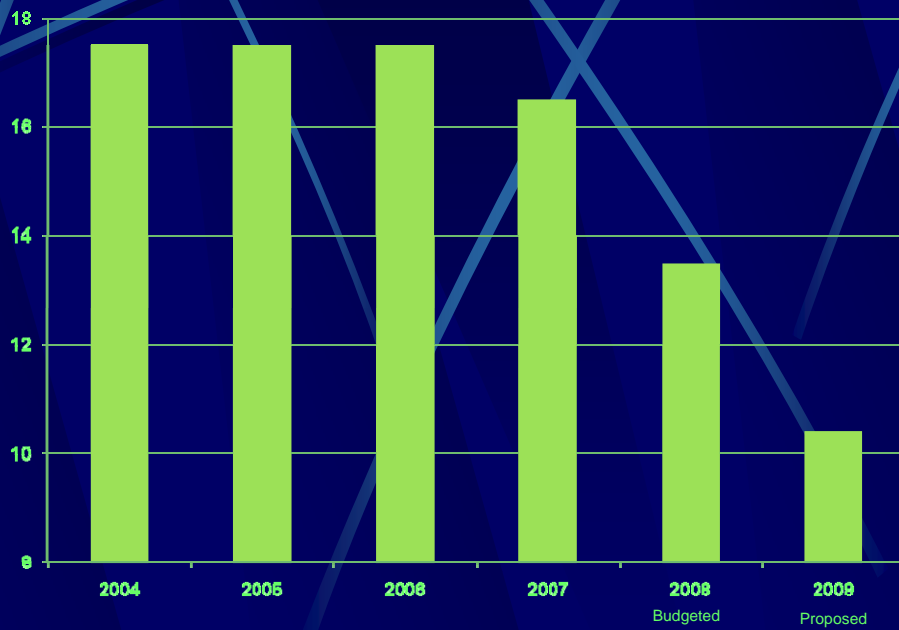
Building Department Total Plan Review and Inspections



Total plan review and inspections decreased 44% from 2005 actual

What have we done to respond?

Building Department Staffing Levels (Full Time Positions)



Staffing level reduced 41% from 2005 level

2005 staff = 17.5

2010 staff = 10.4

Adapting to the current economic times:

▪ Staff reductions

2008: - Eliminated one (1) Building Inspector position

2009: - Eliminated three (3) positions

- Permit Technician
- Grade Technician
- Ordinance Technician

2010: - Propose to eliminate three (3) full time and two (2) part time positions

- Supervisor of Inspection Services
- Two (2) Customer Service Clerks
- One (1) part time Electrical Inspector position
- One (1) part time Plumbing Inspector position

2010: - Salaries and wages decreased 24% or \$245,550.00

Adapting to the current economic times:

Re-evaluating and closely monitoring all expenses:

1. All overtime eliminated
 - 2005: 3,300 hours
 - 2010: 0 hours
 - Equal to eliminating 1.5 full time positions
2. Each account:
 - Significant reductions noted on page 150 and 151
3. Vehicle use and replacement
 - Holding off on replacement of one inspection vehicle
4. Computer use
 - Number of computers reduced
 - Software
 - File storage

Adapting to the current economic times:

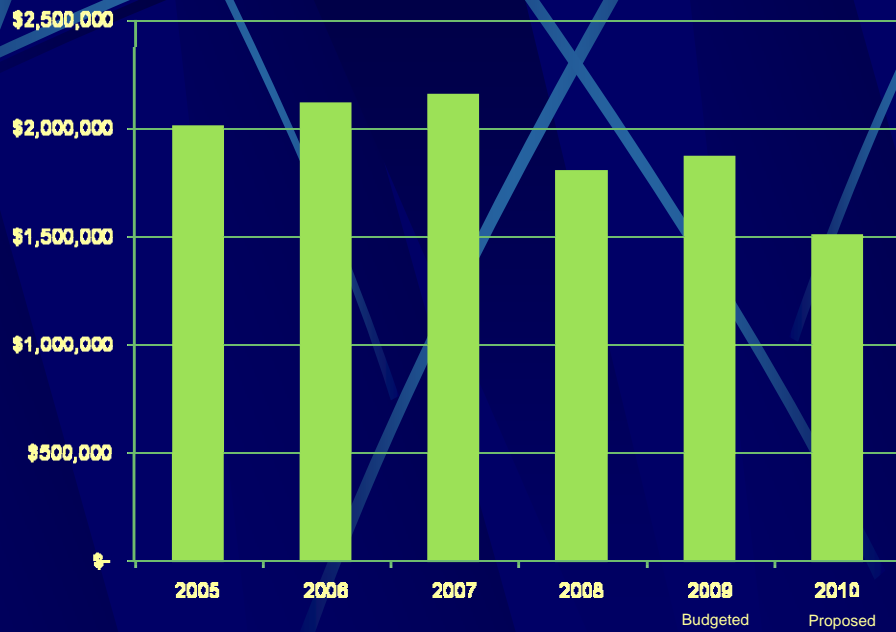
Re-evaluating and closely monitoring of all expenses:

5. Travel and seminar approval is evaluated and closely monitored by the Department Director and the Mayor.
 - Vast majority of cost for maintaining registrations and certifications

6. Operating Supplies increased 31% or \$4,000.00
 - Updating State codes in 2010
 - Purchase new codes and standards

6. 2009 2nd Quarter Budget Amendments
 - Operating Supplies reduced \$5,000.00
 - Operating Equipment reduced by \$1,000.00
 - Professional Services reduced \$81,000.00
 - Reduction due in part to multi trade inspector certifications

Building Department Expenditures (Actual 2000 – 2008)



- Expenses reduced 30% from 2007 actual
- 2009 actual will be lower due to staff reductions
- 2010 proposed expenditures reduced 19.4% from 2009 amended budget

Adapting to the current economic times:

Taking Advantage of our Resources:

- Reorganized Department
 - Re-evaluated each staff members workload
 - Relocated staff for better effectiveness and efficiency
 - Distributed responsibilities of eliminated positions

- Multi trade inspectors
 - Inspectors trained, tested and certified in multiple disciplines
 - Allows reduction in part time inspectors. Contract services used only in an emergency.

- Building Department staff serve as project managers on larger facilities projects
 - Cemetery chapel
 - Fire Station 1 proposed HVAC system

Adapting to the current economic times:

Taking Advantage of our Resources:

-Building and Trade Inspectors performing repairs and maintenance work at City facilities

- Cost savings to the City
 - Hourly rate less than contractor
 - No transportation or disposal fee
- Quicker Response to request for services

-Mechanical Inspector designed new HVAC system for Fire Station 1 and worked with purchasing to develop RFP.

- Contractor estimated \$11,700.00 to design system. City staff completed work for less than \$6,000.00.

-Inspectors training Facilities staff to perform minor electric, plumbing, and mechanical repairs.

Adapting to the current economic times:

Taking Advantage of our Resources:

- EECBG Stimulus package application
 - Cost estimates
 - Energy savings

- Community Development Block Grant program (CDBG)
 - Scope of work
 - Review bids
 - Monitor projects

- Area maintenance water meter usage
 - Water use without sewer charge
 - Verifying proper use

Adapting to the current economic times:

Taking Advantage of our Resources:

-Sewer infiltration

- Working with DPS to identify infiltration
- Reduce sewage payment to Detroit

-Pathway obstructions

- Building Inspector working with Forestry to enforce the pathway ordinance
- Homeowners required to remove private tree and bush obstructions
- 70% have complied after notification

Adapting to the current economic times:

-Building Department fees:

-Building permit, plan review and hourly fees were adjusted to reflect current cost of service.

-Mechanical, electrical, plumbing and other fees to be brought to Council soon.

Adapting to the current economic times:

-A "Partnership Mentality"

- Building Department a key component to attracting businesses and keeping buildings safe
- Planning and Development focus on economic development
- Responding to the pace of the business community

Adapting to the current economic times:

- Only Nationally Accredited Building Department in Michigan
 - Other communities soliciting our services
- Interlocal Agreement with Oakland County communities to provide and/or receive damage assessment services in an emergency.
- Interlocal Agreement to share inspection services
 - Currently working with a community

**City of Rochester Hills
Building Department**

Ordinance Division

August 24, 2009

City Council 2010-11 Budget Workshops

Ordinance Division's Purpose

To enhance and preserve the quality of life in our community by developing and effectively enforcing City ordinances.

Significant changes

1. All overtime eliminated
2. Each account re-evaluated
3. Tuition Refund decreased 100% or \$2,000.00.
4. Operating Supplies decreased 26% of \$500.00.
5. Fleet Vehicle maintenance decreased 20% or \$6,500.00
6. Contractual Services decreased 9% or \$9,220.00
7. Travel and Seminars decreased 17% or \$1,000.00

Home Foreclosures



A proactive approach

- Currently 457 homes in foreclosure
- Each inspected monthly
- 2679 inspections completed year to date
- 17 outstanding violations

Single Solid Waste Hauler Recycle Bank



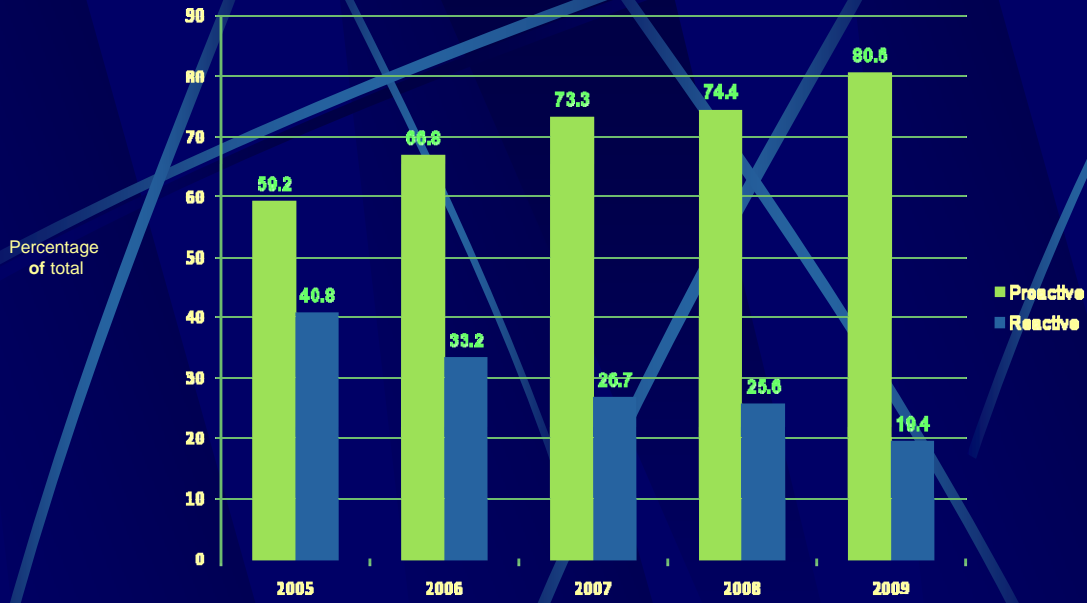
-Trucks and trash carts once a week, saving money, earning points; it's all good.

-1st quarter update coming to City Council soon

-90% of all homes recycling at least once a month.

-64% signed up for recycle bank rewards. Normal 1st year sign up is 30-40%.

Proactive/Reactive



	Proactive	Reactive	Total
2005	842	580	1422
2006	997	496	1493
2007	1430	522	1952
2008	968	333	1301
2009	416	100	516

Proactive
2005 59%
2009 81%

Proactive: Ordinance Inspector initiated
 Reactive: Complaints received and verified

535 Weed Control

- Additional notice: developed postcards notifying vacant lot owners of ordinance requirements.
- Working to get debris removed from vacant lots to improve the appearance and allow for easier cutting.
- Fee increase approved by Council in effect.
 - One (1) year to realize the impact of the change

Questions?