

Priorities in Progress:

Blue Springs Property Maintenance Proposal

Written by Lyle Shaver, District 1 Councilman



In response to many requests and results of our 2007 Citizen's Survey, the Mayor and Council appointed a Committee to develop a code that better defines obligations and responsibilities for the maintenance of private property. The purpose of the Code was to help maintain and increase community property values that would make Blue Springs a better place to live.

The Code development steps were:

- Reviewed Maintenance codes of other cities in the metro area (Why reinvent the wheel)
- Lee's Summit 's code was selected as the model best meeting our needs
- Studied and modified the model code to remove any need for a code administrator to enter a building, simplified and clarified requirements as much as practical.
- Resulting Draft proposal was reviewed by the City Council and recommendations incorporated
- Two public review meetings where held in May to get input. The majority of the response was very positive with a couple suggestions that were incorporated.
- The final draft proposal was again presented to the City Council where the consensus approved the proposal, but put on hold while some form of assistance program could be developed to help people financially unable to make needed repairs.
- To meet this need, the Committee proposed aid in the form of grants based on need patterned after the Lee's Summit Minor Home Repair Program. It was decided at the June 16th City Council meeting to allocate \$75,000 to fund a pilot program and review in twelve months.

It is anticipated that the proposed Property Maintenance Code will be presented to the City Council for approval on July 7th with a goal of becoming effective October 1, 2008.

In summary, the proposed Code covers safety and maintenance of residential and commercial building exteriors and property grounds with the objective of preventing the degrading of neighboring property values. The need has increased as our City property gets older. It will give our City Codes Department another tool to help make our City a better place to live. Planned administration will be reactive, not proactive, similar to our mowing code enforcement today.

A copy of the proposed code is available on the City web site by selecting Community Development under "Departments".

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