



To: Mayor and City Council

From: Dylan Mulfinger

Subject: Code Enforcement Memo

Date: 06/28/2021

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On Monday June 21, the Oelwein Housing Committee reviewed a proposal from a private group concerning rental inspections. During budget discussions for the upcoming fiscal year 2022, city council determined that they would either make rental inspections private or hire another position in Community Development. After several contacts with private entities, the city was able to work with Prime Time Home Inspections. This group sat down with the city and discussed options on what a private rental inspection would look like for the community. Prime Time Home Inspections went through an inspection and sat down with Community Development.

Prime Time Home Inspections provide an initial estimate for the city of \$150 an inspection with the cost for second inspections to be less. In the housing meeting city staff discussed the pros and cons of going private. This discussion led to a couple of conclusions for the city to hire within:

- Changing the inspection format or process before the initial sweep of the city would be problematic.
- The goal of this is to save time for Community Development, overseeing the contract may prove to be time consuming and difficult.
- The city could use another person for every aspect of community development including code enforcement, rental inspection, building permits, and nuisance abatement.
- A large savings was not present in the initial proposal leading the city to lean toward leaving operations in house.
- Locking into a three-year contract could prove problematic if the city wanted to make changes to the program after all homes are inspected for the first time.
- Ending a contract may be harder to adjust the spending of the department compared to normal attrition or downsizing.

The Housing Committee recommend to city council the hiring a code enforcement officer for the city and not privatizing the rental inspections. The City appreciates the time with Prime Time Home Inspections and their willingness to listen.