



Legislation Text

File #: ID 16-0040, **Version:** 1

Ordinance Amending Chapter 30 of the Greensboro City Ordinances with Respect to Front Yard Parking

Department: Neighborhood Development and Office of the City Attorney

Council District: All

Public Hearing: Yes

Advertising Date/By: January 7th and January 14th

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PURPOSE:

City Council is requested to consider text amendments to Sections 30-5-6, 30-11-11.2 and 30-11-11.5 of the Land Development Ordinance, to provide a different enforcement method for violations of the Front Yard Parking ordinance in order to improve enforcement outcomes and ensure compliance.

BACKGROUND:

Recognizing that Greensboro has many older neighborhoods with limited parking, this text amendment request seeks to revise the existing ordinance in order to accommodate the needs of residents seeking parking options, while maintaining the character and integrity of neighborhoods across the city.

Since 2011, Code Compliance Inspectors have investigated 1,776 complaints for front yard parking violations. Additionally, we have found that:

- 7% of all cases were repeat complaints.
- 11% resulted in active cases with multiple visits for compliance.
- Current enforcement tools consisting of the issuance of a Notice of Violation (with 30 days to cure) followed by civil penalties is ineffective to gain compliance, especially at repeat locations.
- Notices of Violation and civil penalties currently issued to the property owner and not the owner of the offending vehicle is ineffective in gaining compliance. The subject addresses are often rental properties.
- Current enforcement actions as prescribed in the ordinances offer no enforcement tools to address the vehicle and ensure it is moved in a timely fashion.
- Damage to property from repeated front yard parking becomes an eyesore and may detract from quality of life and home value
- Language relating to an exception to the ordinance for 3-day temporary events has been removed as most temporary events with front yard parking violations resolve themselves in less than 48 hours.

The proposed text amendments will address these deficiencies. Code compliance staff will first issue warning notices, and subsequently, ticket vehicles (\$50) that remain in violation of the Front Yard Parking ordinance. Authority to issue tickets will be designated to code compliance staff by the chief of police. Text amendments will also provide escalating remedies for repeat offenders, whereby failure to pay for three (3) parking tickets in

a 90-day period can result in having the vehicle immobilized by wheel locks. Code compliance staff will now enforce the front yard parking ordinance under Chapter 16 of Greensboro Code of Ordinances (in cooperation with Local Parking Enforcement staff).

On December 16th, the Greensboro Planning Board approved the proposed text amendments with the following concerns discussed:

1. Will front yard parking and the issuance of tickets for violators be enforced city-wide?
Staff response: Yes, the front yard parking section of the ordinance will continue to be enforced city-wide.
2. How will cars parked on the edge of Right of Ways at streets where there is no curb and gutter be handled?
Staff response: On-street parking is not affected by this ordinance revision. Should a vehicle be parked partly in the street and partly on the right of way, the standards of Article III of Chapter 17 of the city of Greensboro Ordinances will be applied to determine if the vehicle is deemed a nuisance. If the vehicle is parked in such a manner that it is a hazard to the motoring public, the Police or Code Compliance can have it towed. Should a vehicle be parked inside the property line where the property line abuts the right of way a warning would be issued and vehicle owner could receive a ticket if they fail to heed the warning.
3. How will front yard parking for temporary events, such as a party at a residence, be handled?
Staff response: Staff doesn't anticipate an issue as enforcement action is complaint driven and warnings will be issued prior to ticketing. Most temporary events with front yard parking violations will resolve themselves in less than 48 hours.
4. How will appeals of front yard parking tickets be handled?
Staff response: Appeals will be referred to Parking Enforcement staff in the same manner and format that are currently handled for other parking violations.

Ordinance revisions will become effective immediately upon adoption. As was the case when the front yard parking ordinance was originally introduced warning letters will be issued initially (before ticketing), and there will be a six month 'public education period' during which citizens will be notified via water bill inserts, Greensboro Television Network, neighborhood associations and other outreach efforts.

BUDGET IMPACT:

None

RECOMMENDATION / ACTION REQUESTED:

Neighborhood Development and the Office of the City Attorney recommend and request approval of the amendments to Chapter 30 of the Greensboro Code of Ordinances.

COMMITTEE ACTION: This item was referred to Council by the Community Services Committee.