

CHAPTER 129
Department of Community Development

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	passed April 8, 2008.		

CROSS REFERENCES

Authority to establish - see CHTR. Sec. 23
Building codes - see BLDG. Ch. 1301 et seq.

129.01 DEPARTMENT ESTABLISHED.

A Department of Community Development is hereby established. The department consists of the Director of the Department of Community Development and such other officers and employees as are appointed. The department shall promote and protect equal opportunities within the City; administer the fair housing and human relations ordinances and policies of the City and the Human Relations Board; administer and enforce the minority business enterprise ordinances of the City; coordinate and administer the City's housing programs; and coordinate neighborhood activities. The department shall foster safe and orderly development within the City; coordinate administration of the department, coordinate Community Development Block Grant, Urban Development Action Grant, Economic Development Administration and similar federally-funded economic development programs and activities; supervise the planning, subdivision, and zoning responsibilities of the City; administer and enforce the building, heating, electrical, housing, and property maintenance codes of the City; coordinate the City's nuisance abatement efforts; and perform such other duties as required by City Charter or ordinance.
(Ord. 08-111. Passed 4-8-08.)

129.02 ADMINISTRATION DIVISION.

The Administration Division of the Department of Community Development is hereby established. The Administration Division shall coordinate the operations of the Department, work on the redevelopment of specified neighborhoods, and supervise the planning, subdivision, and zoning responsibilities of the City. It will also provide staff for the City Planning Board and Board of Zoning Appeals.
(Ord. 04-347. Passed 11-23-04.)

129.03 INSPECTION SERVICES DIVISION.

An Inspection Services Division of the Department of Community Development is hereby established. The Inspection Services Division shall administer and enforce the building, heating, and electrical codes of the City and the contractor licensing program. It will also provide staff for the Board of Building Appeals.
(Ord. 04-347. Passed 11-23-04.)

129.04 CODE ENFORCEMENT DIVISION.

A Code Enforcement Division of the Department of Community Development is hereby established. The Code Enforcement Division shall administer and enforce the Housing Maintenance Code, enforce the Zoning Code, and work to abate public nuisances.
(Ord. 04-347. Passed 11-23-04.)

129.05 REPEALED BY ORDINANCE 08-111, PASSED 4-8-08.

129.06 COMMUNITY DEVELOPMENT BLOCK GRANT DIVISION.

A Community Development Block Grant (CDBG) Division of the Department of Community Development is hereby established. The CDBG Division shall coordinate, monitor, and administer funding received from Community Development Block Grants, and any similar programs, for the benefit of the City and eligible recipients. It will also provide staff for the Springfield Historic Landmarks Commission and the Community Advisory Review Board.
(Ord. 04-347. Passed 11-23-04.)

129.07 BLIGHTED AREA DEFINED.

(a) In conjunction with the expenditures of Community Development Block Grant funds, a "blighted area" shall be defined as follows: "Blighted area" means an area within a municipality containing a significant number of structures which, by reason of dilapidation, deterioration, age or obsolescence, inadequate provision for ventilation, light, air, sanitation or open spaces, unsafe and unsanitary conditions, or the existence of conditions which endanger lives or properties by fire or other hazards and causes, or which by reason of location in an area with inadequate street layout, incompatible land uses or land use relationships, overcrowding of buildings on the land, excessive dwelling unit density, or other identified hazards to health and safety, are conducive to ill health, transmission of disease, juvenile delinquency and crime and are detrimental to the public health, morals and general welfare.

(b) The Department of Community Development is hereby authorized to adopt, promulgate, and enforce regulations for applying the definition in subsection (a) hereof.
(Ord. 04-347. Passed 11-23-04.)

129.08 URBAN RENEWAL, BLIGHTED AREA DEFINED

For purposes of considering an area within the City of Springfield as suitable for an urban renewal plan, including for the purpose of using eminent domain in implementing the urban renewal plan, the term "blighted area" means an area within the City of Springfield containing a majority of structures that have been extensively damaged or destroyed by a major disaster, or that, by reason of dilapidation, deterioration, age or obsolescence, inadequate provision for ventilation, light, air, sanitation, or open spaces, unsafe and unsanitary conditions or the existence of conditions which endanger lives or properties by fire or other hazards and causes, or that, by reason of location in an area with inadequate street layout, incompatible land uses or land use relationships, overcrowding of buildings on the land, excessive dwelling unit density, or other identified hazards to health and safety, are conducive to ill health, transmission of disease, juvenile delinquency and crime and are detrimental to the public health, safety, morals, and general welfare.

(Ord. 07-140. Passed 5-15-07.)