CITY OF ALTOONA

Department of Codes and Inspections

2021 ANNUAL REPORT

Certifications and Training

Director

- Building Code Official, PA Dept. of Labor & Industry

Building Inspector

- Building Code Official, PA Dept. of Labor & Industry
- 14 ICC Certifications

Code Enforcement Officers (4)

- ICC Property Maintenance & Housing Inspectors

PSU - Pennsylvania Housing Research Center
Codes and Standards Academy
Annual Code Conference
Various Seminars and Classes

Department Functions

- Inspections
- Code Enforcement
- Rental Inspections
- Permits and Licensing
- Land Use/Land Development
- Zoning
- GIS

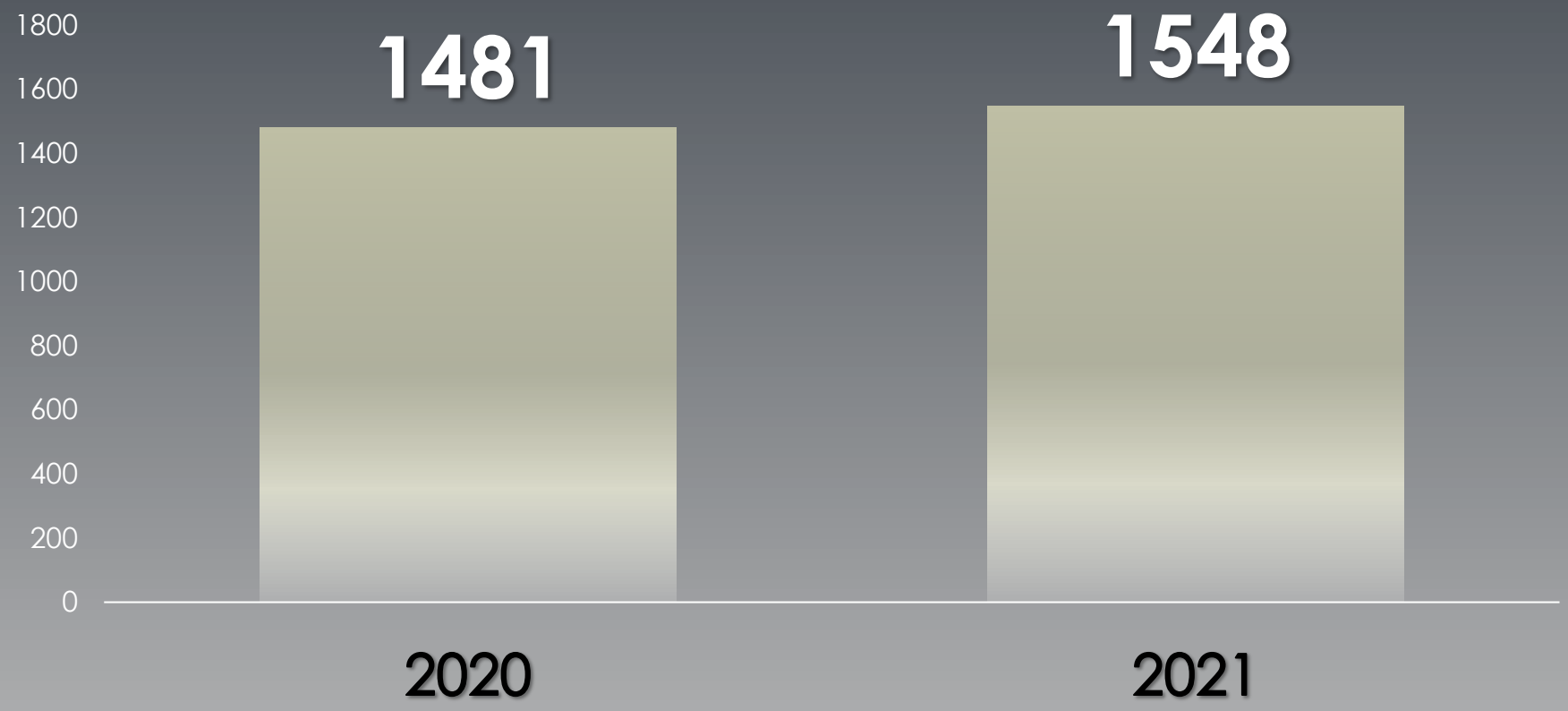
- **City's Building Inspector:**
  - ✓ Reviews plans
  - ✓ Residential and commercial inspections
  - ✓ Certificates of Occupancy

- **Middle Department Inspection Agency:**
  - ✓ Commercial plan reviews

2018 Codes were adopted in February 2022

ICC INTERNATIONAL CODE COUNCIL®

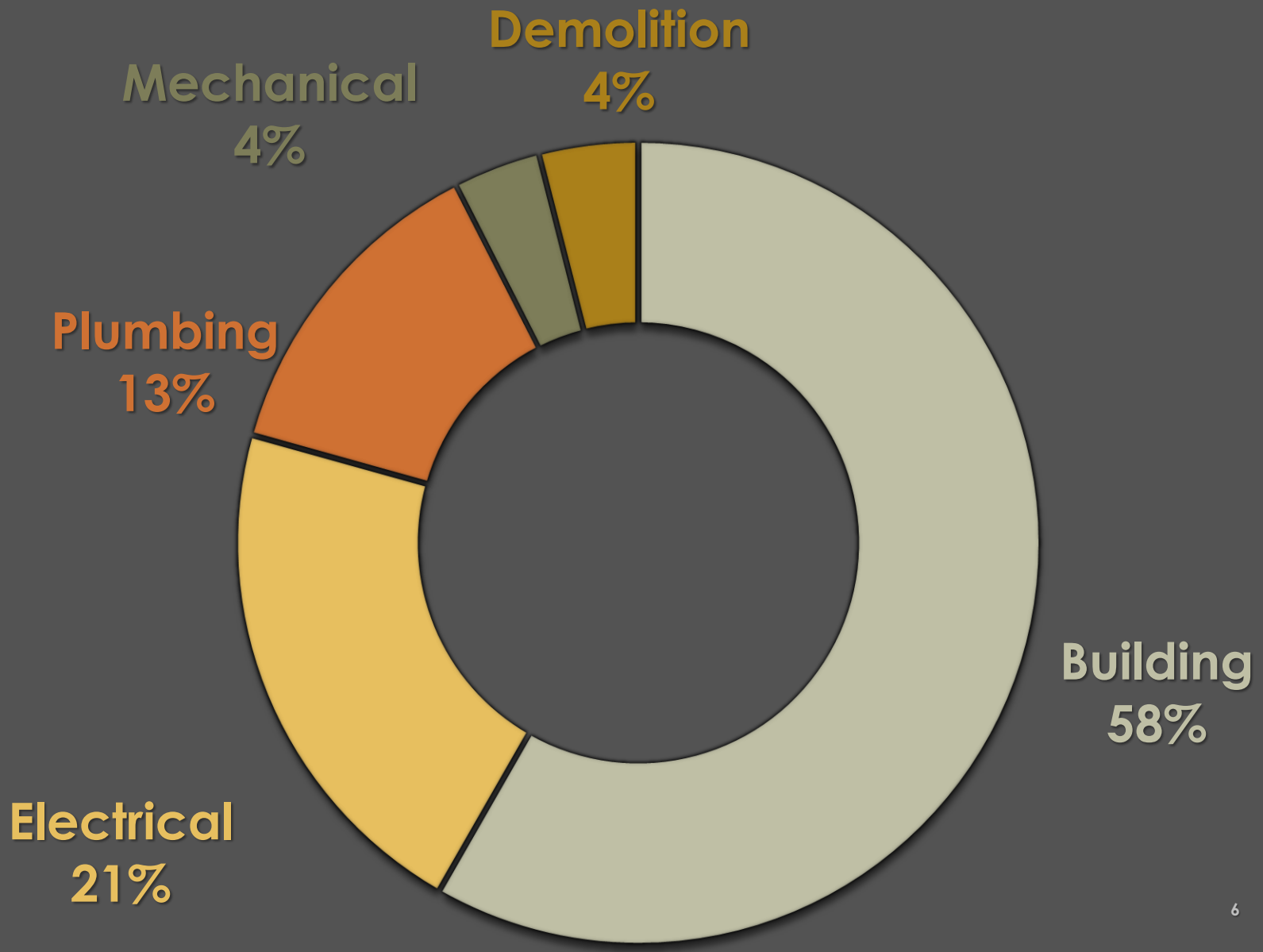
Total Permits Issued



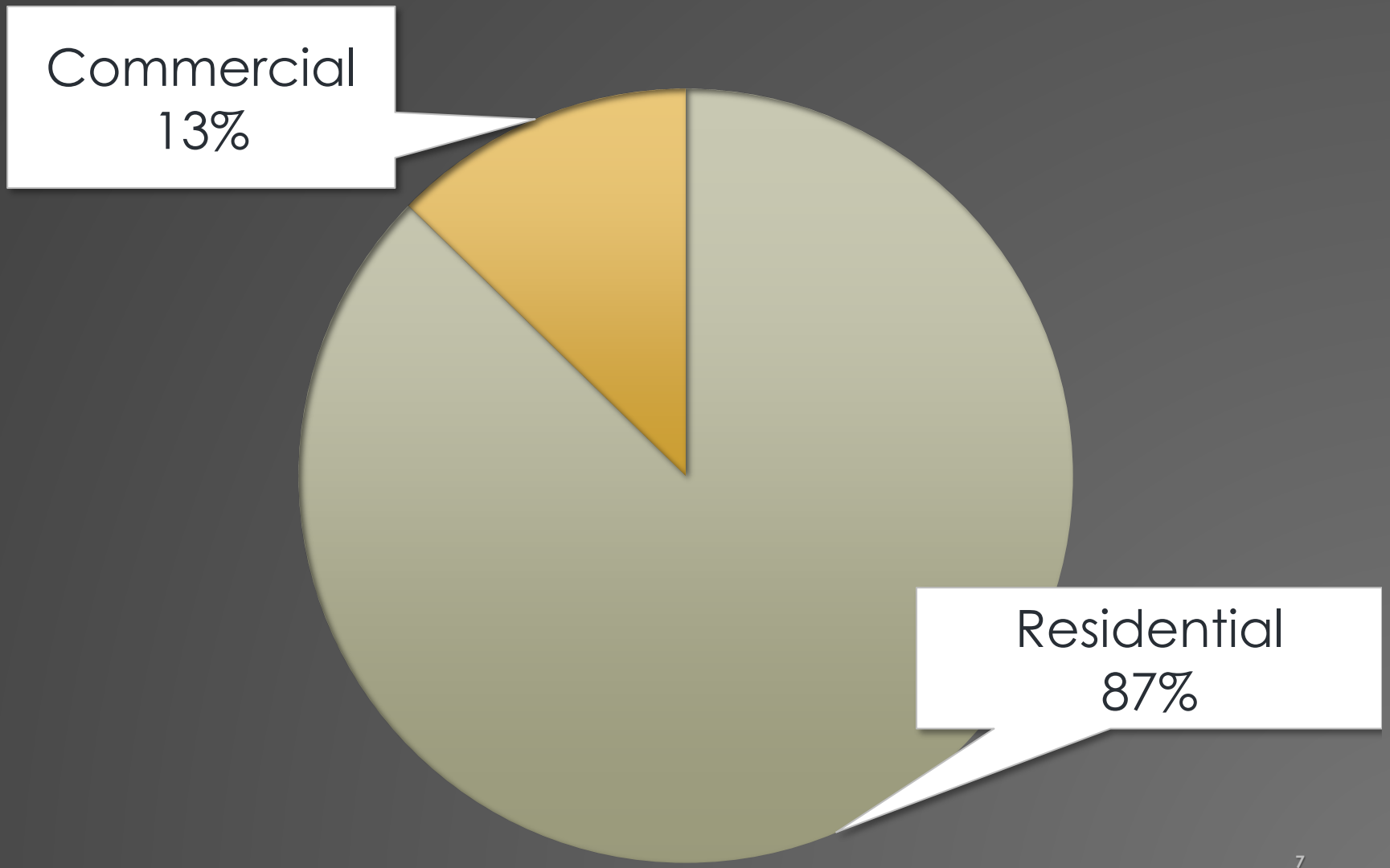
Construction Value
$16,892,641

Construction Value
$23,184,188

Permits by Type



Building Permits by Type



MAJOR COMMERCIAL PROJECTS

The Mill	$3,571,000
Family Services Shelter	$3,200,000
Curry Building	$3,091,323
UPMC Altoona	$2,589,735
Senior Life	$1,664,000
Graystone Grande Palazzo	$1,200,000
Green Bean Coffee	$944,400

The Mill
8th Avenue

Family Services Shelter 2300 N. Branch Avenue

Curry Building
1425 11th Avenue

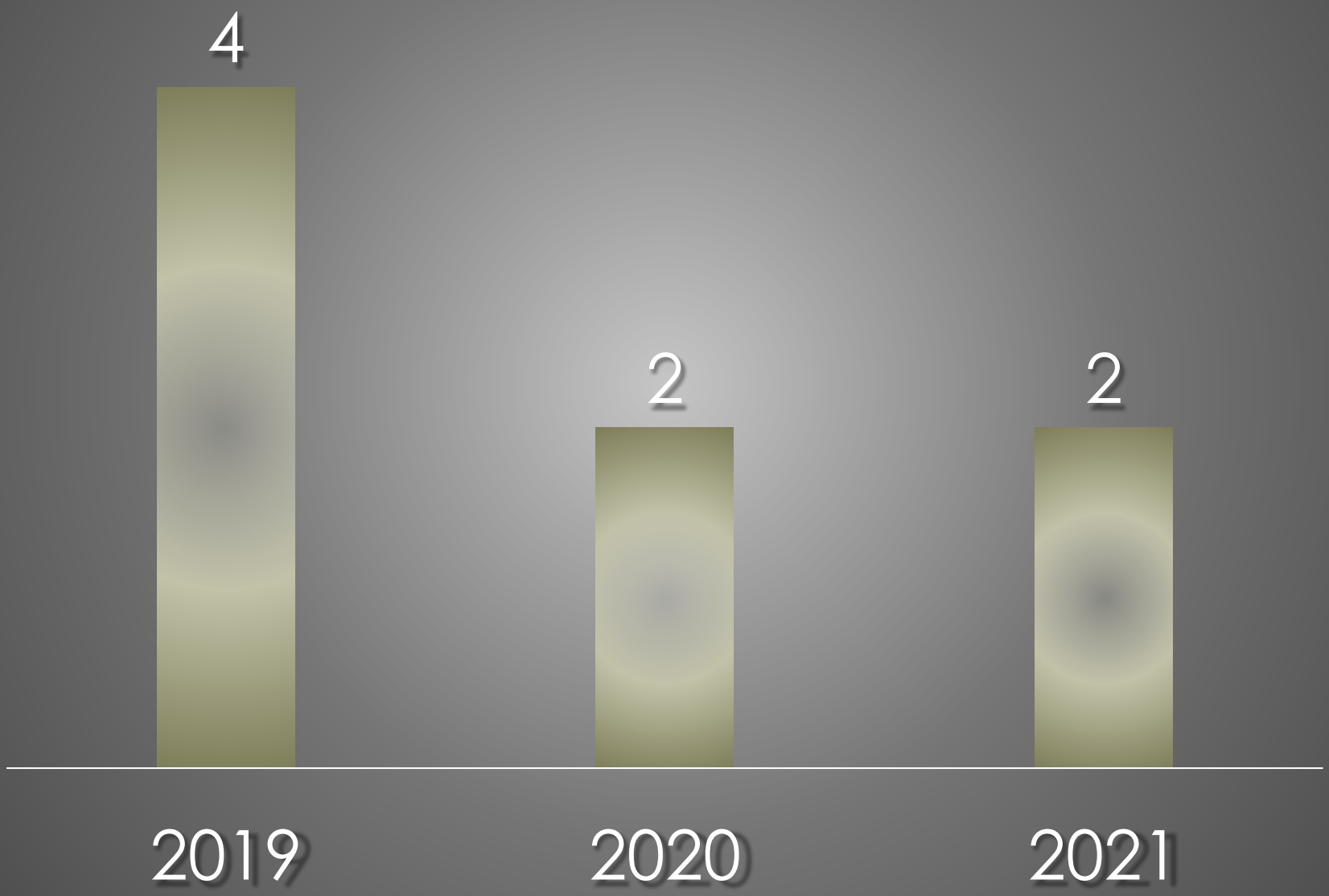
Senior Life
2891 Fairway Dr

Graystone Grande Palazzo

Green Bean Coffee
715 6th Avenue

Levity Brewing Co.
1411 11th Ave

New Residential Construction



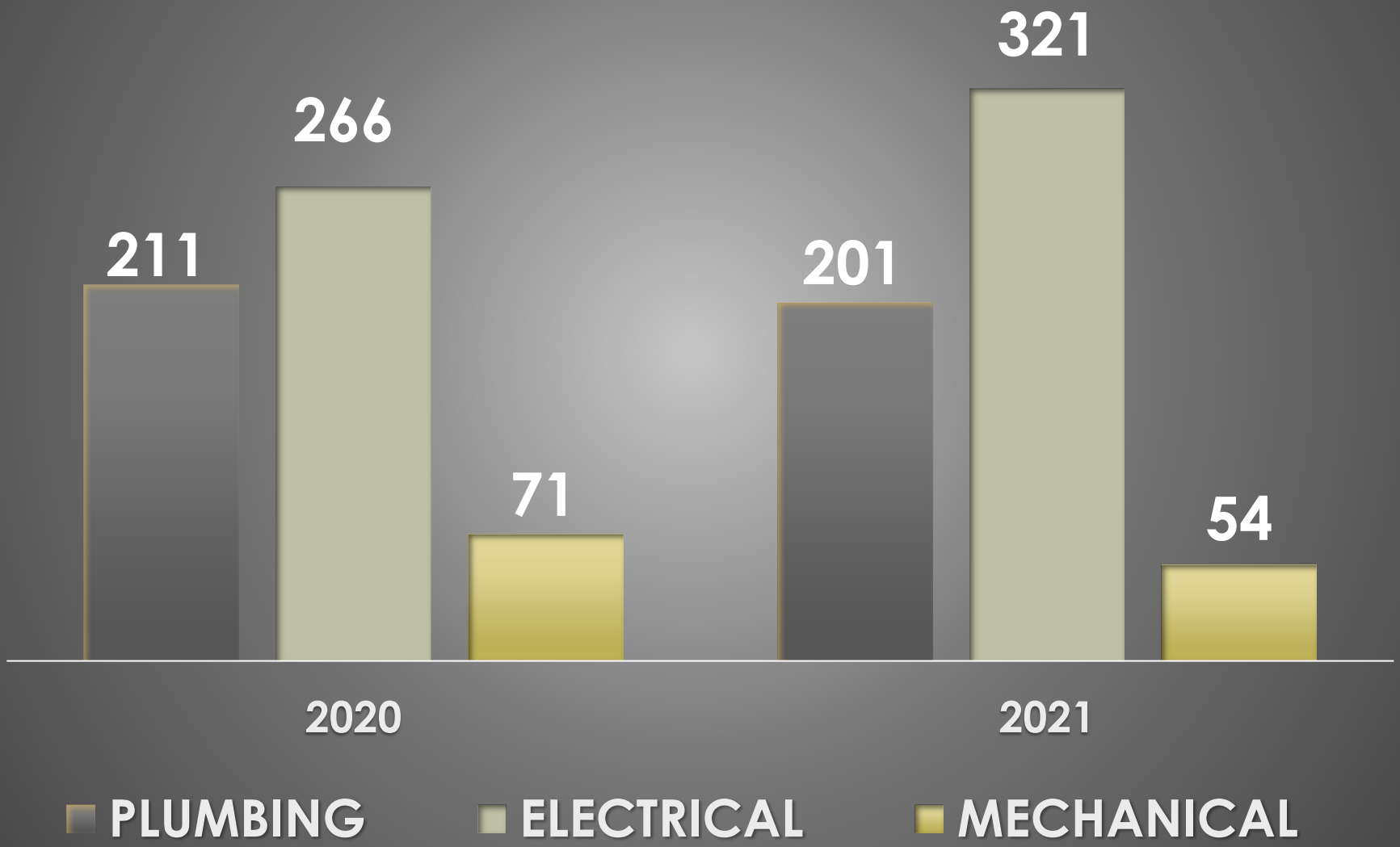
New Residential Construction

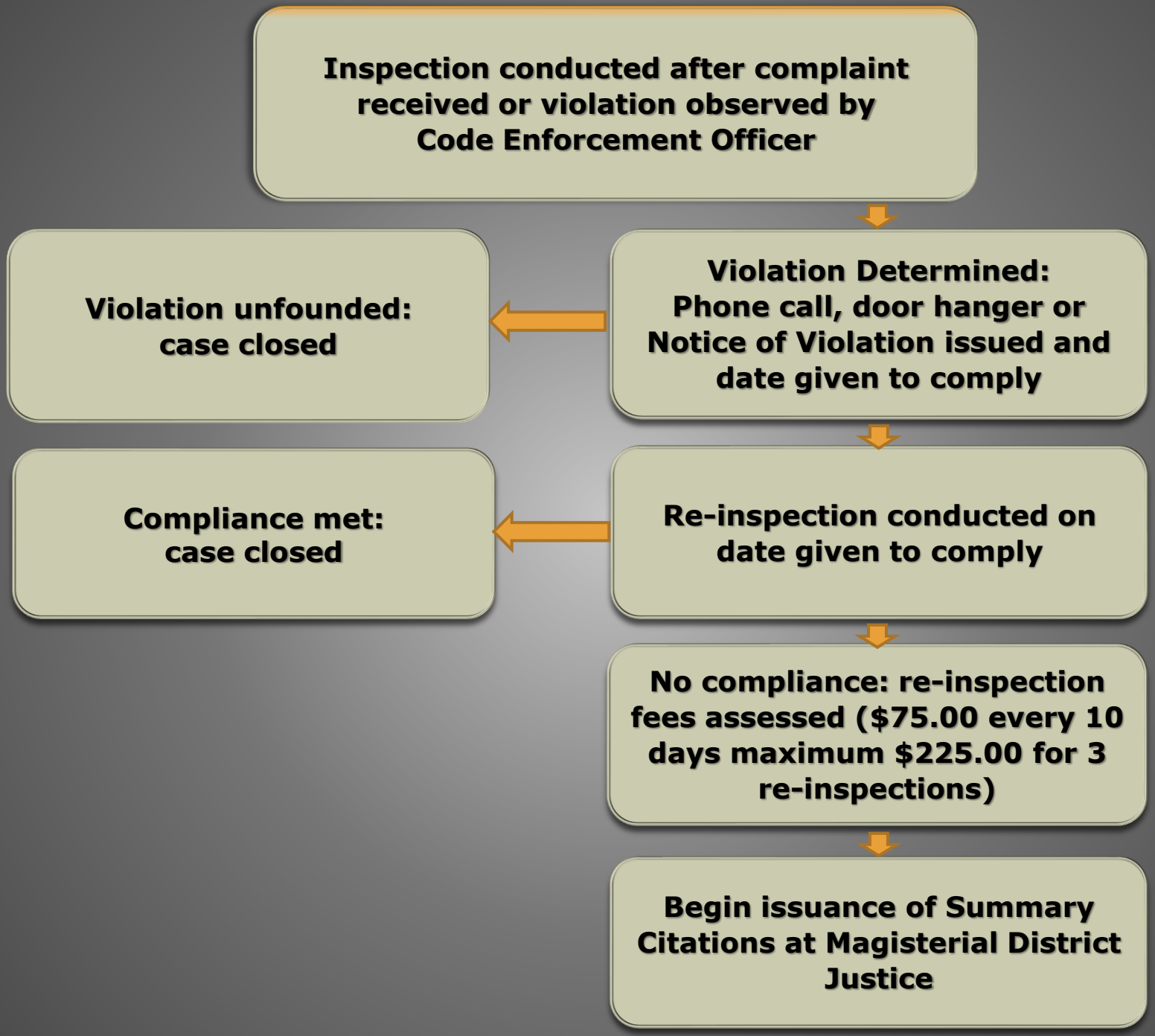
417 E. Southey Ave

New Residential Construction

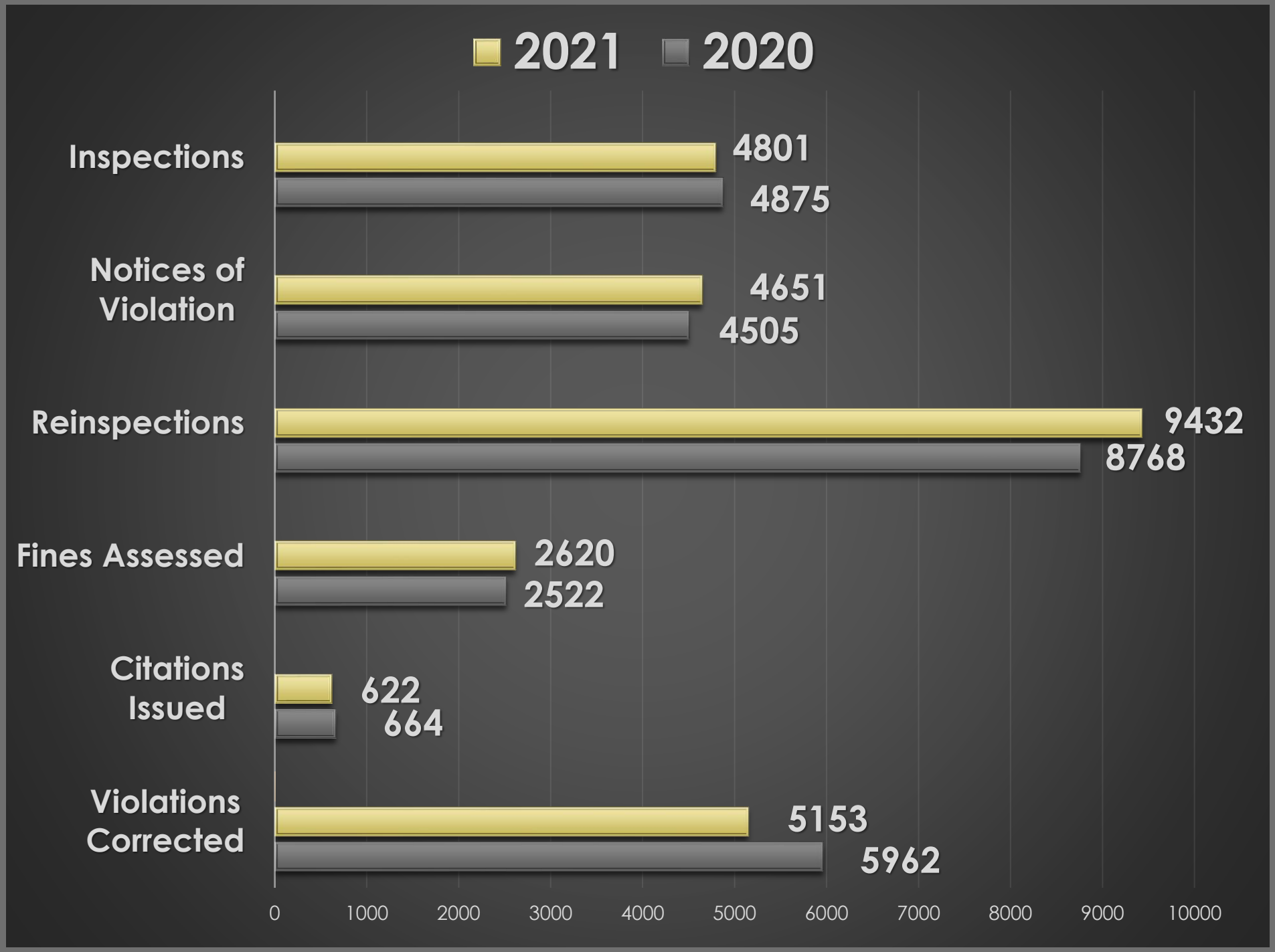
5008 Oak Ave

Plumbing, Electrical and Mechanical Permits




Inspection conducted after complaint received or violation observed by Code Enforcement Officer
Violation Determined: Phone call, door hanger or Notice of Violation issued and date given to comply
Violation unfounded: case closed
Re-inspection conducted on date given to comply
Compliance met: case closed
No compliance: re-inspection fees assessed ($75.00 every 10 days maximum $225.00 for 3 re-inspections)
Begin issuance of Summary Citations at Magisterial District Justice

VIOLATIONS	3883
Garbage	1193
Vegetation/Overgrowth	1117
Repairs	501
Unregistered Rentals	331
Demolition Orders	28
Condemnations/Red-Tags	39
Trees	48
Fire-Related	11
Vehicle	94
Furniture	217
Vacant Property	134
Misc (Graffiti, Brush, Sidewalk, etc)	170


2021
2020
Inspections
4801
4875
Notices of Violation
4651
4505
Reinspections
9432
8768
Fines Assessed
2620
2522
Citations Issued
622
664
Violations Corrected
5153
5962
0
1000
2000
3000
4000
5000
6000
7000
8000
9000
10000

Citations and Hearings

- The Code Enforcement Officers attended approximately 700 hearings in 2021
- Code Court held first Thursday of each month
- 2 or more guilty convictions can proceed to Blair County Court for misdemeanor charges
- Over 350 active summary citations for noncompliance

Mow and Lien Program

- Established in 2015
- 80 properties mowed in 2021
- Properties must be vacant, unoccupied and abandoned
- Liens filed for service

Blighted Properties - 2021

- 7 properties submitted to ACPC for blight determination and demolition approval
- Reserved for properties after all other options are exhausted

"Blighted" and "Condemned"

- Condemned: often temporary; lack of utilities, unsanitary conditions, life/safety issues, infestations

- Blighted properties: generally unable to be rehabilitated, cause imminent danger to the public: building collapse, falling bricks, structure fire, unstable and deteriorating abandoned property

Residential Rental Unit Inspection Program

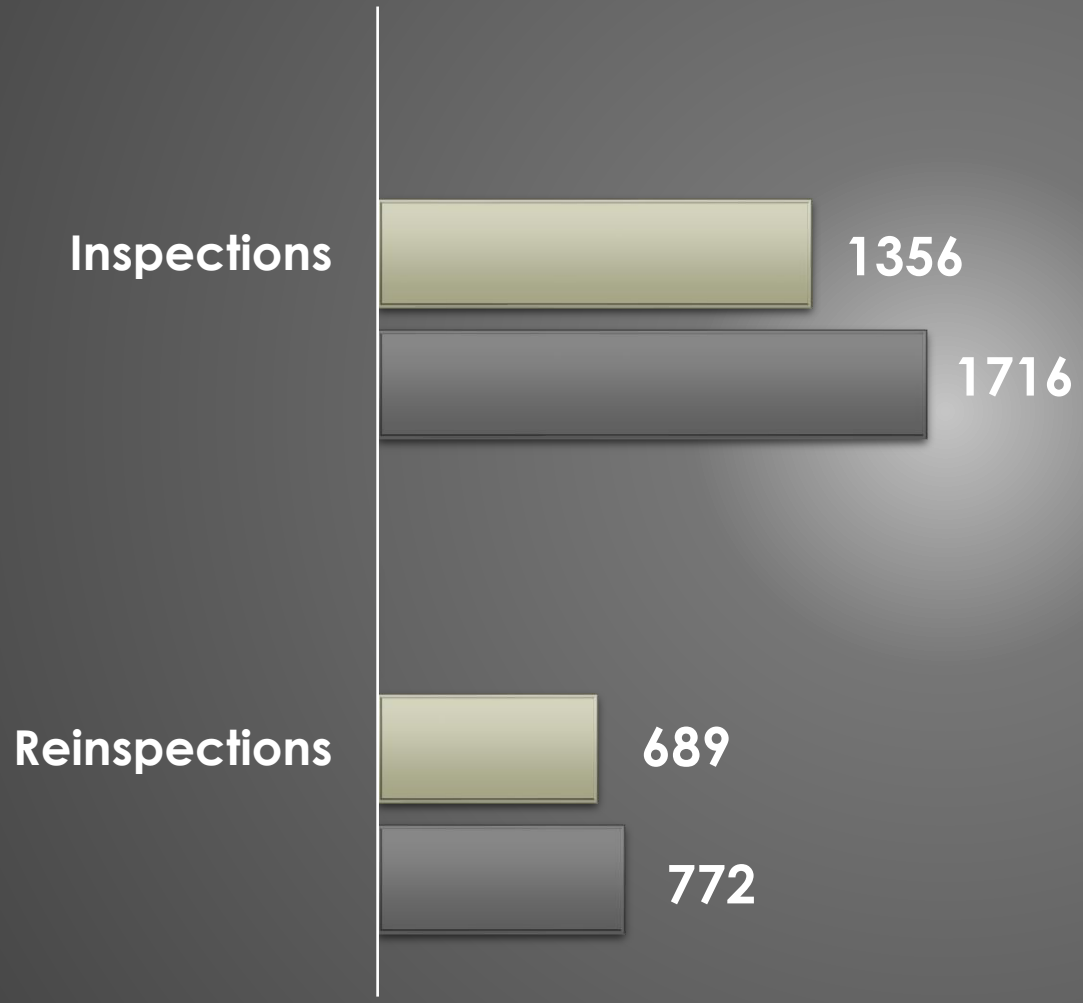
- Inspections conducted once every three years.
- Minimum standards set forth in the 2018 International Property Maintenance Code (IPMC).
- Life-safety violations (smoke detectors and carbon monoxide detectors) - 10 days to comply.
- All other violations - 45 days to comply.

3538 Rental Properties Licensed Containing 7309 Rental Units

2538 1-unit buildings
648 2-unit/duplex
131 3-unit
221 4-unit or more

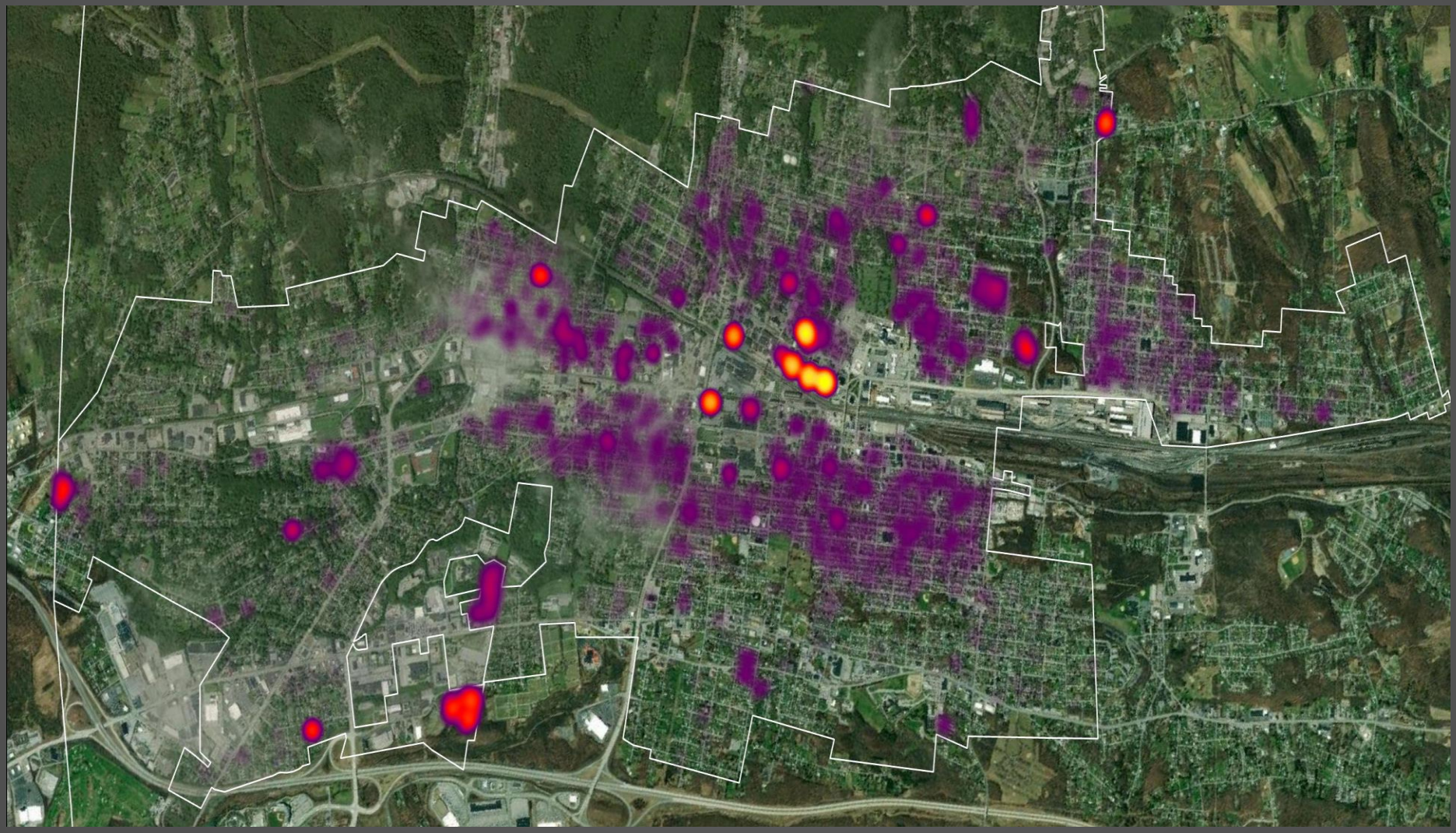
Must provide:
- tenant information
- proof of insurance

Residential Rental Unit Inspection Program



Accumulations	49
CO2 Detectors	329
Ceiling	73
Door	57
Electrical	178
Plumbing	98
Porch	46
Smoke Detectors	321
Furnace	73
Window	43
Misc	203

Rental Properties – Location



Licensing - Certificates - Registrations

	2020	2021
Plumber License	120	118
Electrician License	173	180
Contractor License	489	377
Mechanical Amusement Device	52 / 250	84 /299
Sexually-Oriented Business License	1	1
Business Privilege License (new)	129	173
Foreclosed Property Registration	55	49
Vacant Property Registration	130	112

Boards

PLUMBING AND ELECTRICAL EXAMINERS BOARD

Joe Eckels, Stu Sellers, Tom Schultz, Mike Seidel, Charles Kimmen, Chris Marana, Lou Ventura

- 7 meetings in 2021
- Reviews applications for licensing and one-time permits

CODE APPEALS BOARD

Dave Albright, Brian Durbin, Larry Field, Dave Hess, Chuck Meyers and Carroll White

- 2 meetings in 2021
- Reviews appeals to the City's Codes and adopted Ordinances

LAND DEVELOPMENT
ZONING
GIS

Altoona City Planning Commission

Randal Isenberg, James Dixon, David Albright, Michael Haire, Richard Haines, Larry Billoto

- ACPC founded in 1916
- Responsible for the review and final approval of subdivisions and land developments
- Declare properties blighted, and assist with long range planning and land use planning.

2020 Land Development and Subdivisions

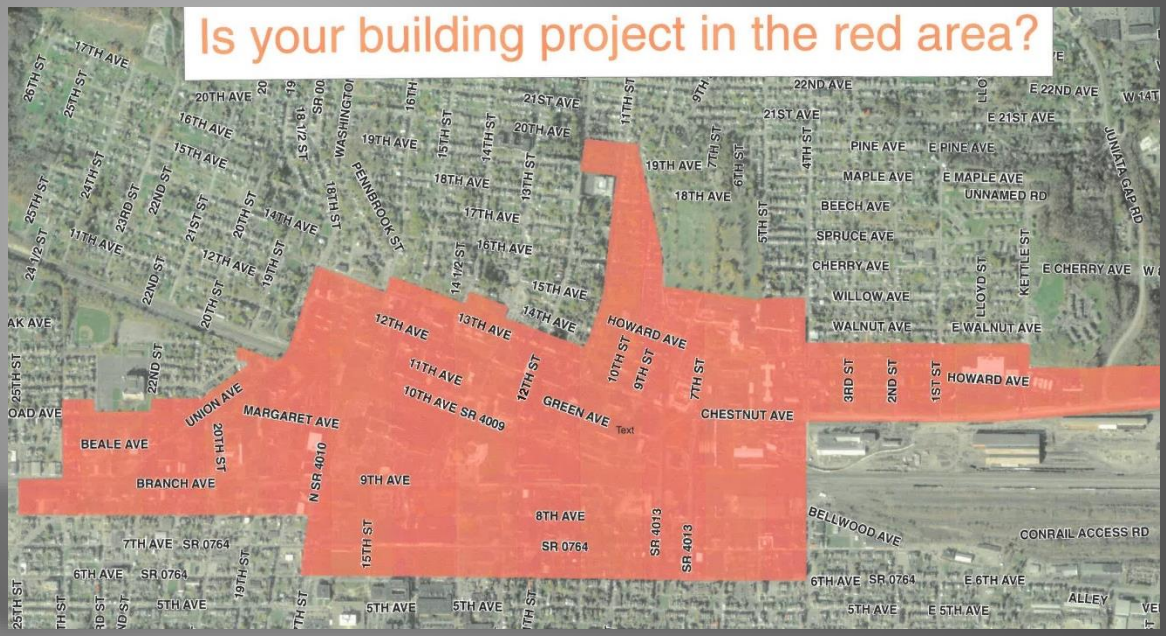
- 6 land developments
- 13 subdivisions

2021 Major Land Developments

2891 Fairway Drive	Senior Life
2300 N. Branch Ave	Family Services Shelter

Local Economic Revitalization Tax Assistance Area (LERTA)

- Incentive Zone
- Local property tax increases can be phased over five years
- City of Altoona, Blair County and AASD

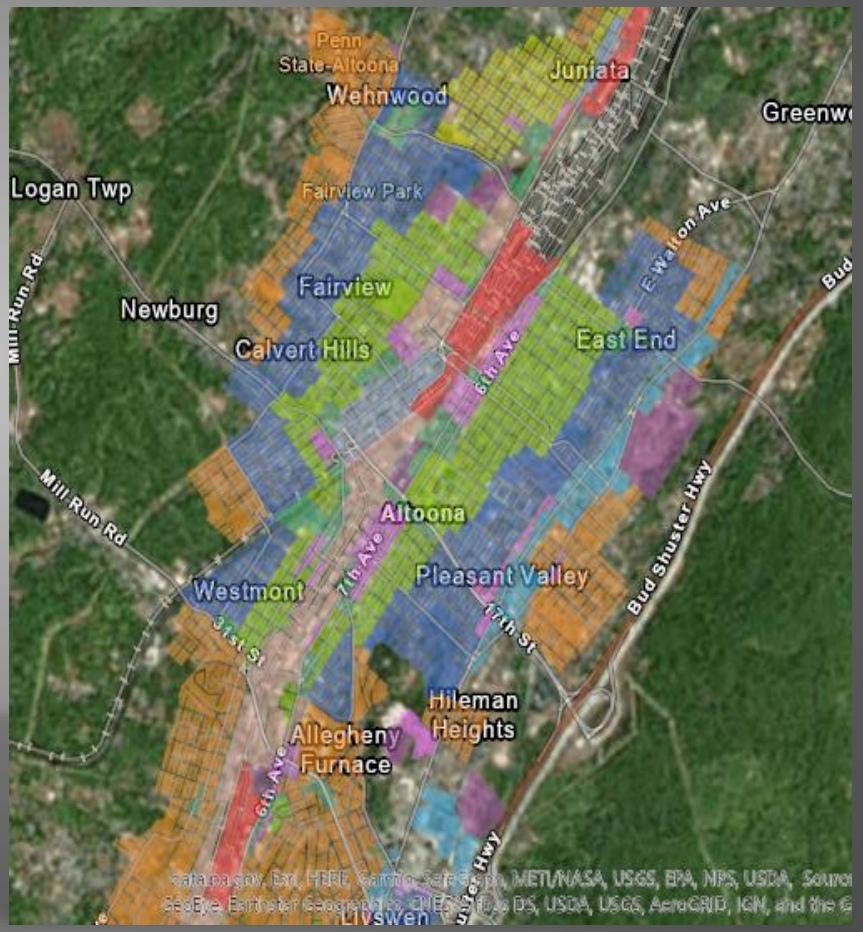


Zoning

Regulates activities and setbacks in the 11 zoning districts.

Requires review, research and enforcement:

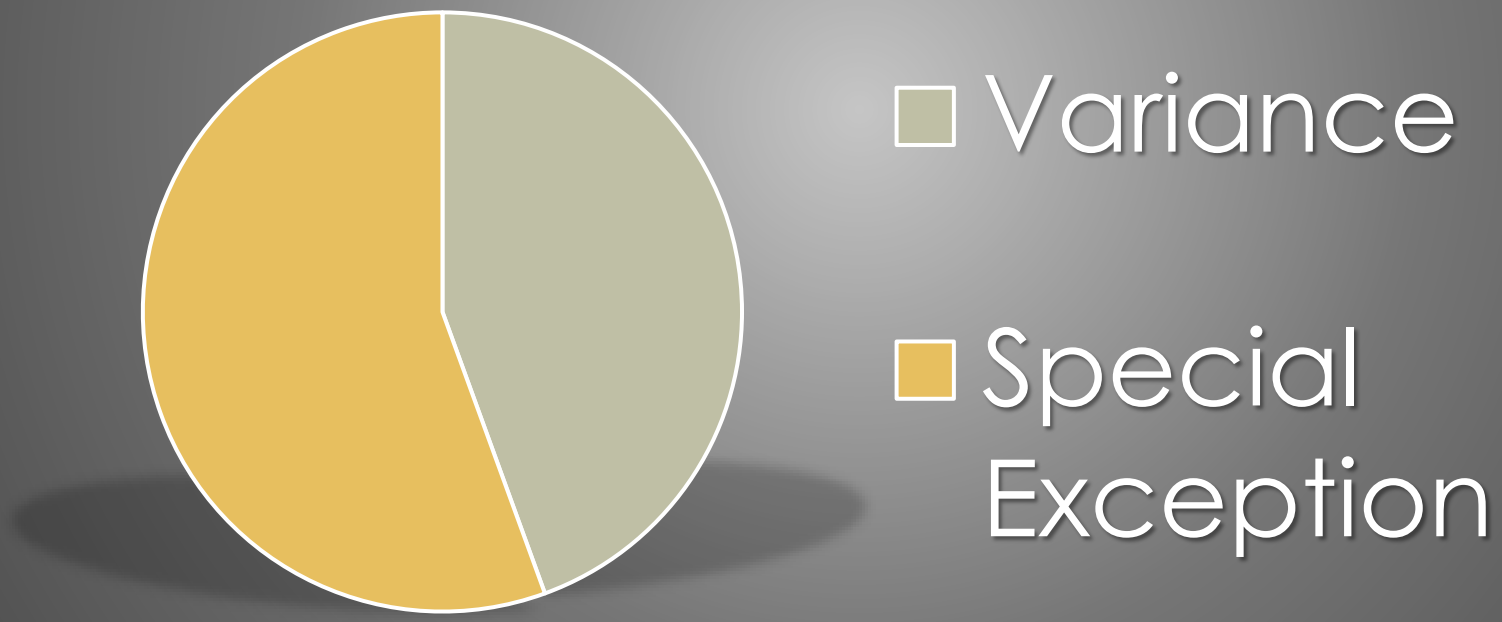
- Building and Sign Permits
- Business Licenses
- Inquiries and Designations



Zoning Hearing Board:

Horace McAnuff, Ted Beam, Cory Gehret, Matt Gindlesperger, Mariska Eash, Solicitor William Stokan

18 appeals filed in 2021



Student Homes

- 171 licensed Student Homes
- Primarily located in North end of City

Geographic Information Systems (GIS)

- Provides data management, mapping, and geographic analysis
- Maintains our parcel database, which operates BS&A
- Works closely with other City departments and the Blair County Assessment office
- Prepares mapping for other City departments

Connecting with the Community

Operation Our Town Housing Roundtable Committee

4th Annual Community Cleanup Day

PA Realtor's Association

Local Agencies Assistance Provided:

- ✓ Blair Senior Services
- ✓ Blair County Children and Youth Services
- ✓ Altoona Housing Authority
- ✓ Blair County Community Action Agency

Looking Forward

- ✓ Maintain positive contact with citizens through reminders, announcements and bulletins made available on City's website and Public Access Channel
- ✓ Department's Facebook page created in 2020
- ✓ Continue proactive code enforcement approach established in 2017 with pride sweeps and notifications of City programs and services
- ✓ Continuing coordination and cooperation with other City departments

Contact Us…..

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- ✓ WEB: www.altoonapa.gov, Department of Codes and Inspections
- ✓ FACEBOOK: @altoonacodesandinspections