



# SENIOR LIVING FACILITIES

## PROACTIVE INSPECTIONS PROGRAM

Presented by: Phil Laney  
Sr. Special Projects Manager

**MAY 3, 2018**



*Partnering with our community to build and maintain a safer San Antonio*

# AGENDA



**OVERVIEW**



**COMMON  
VIOLATIONS**



**ORDINANCES**



**PROCESS**



**NEXT STEPS**

# OVERVIEW

- Council Consideration Request
  - Develop program to ensure safety of all senior (and including disabled people) living facilities
  - Periodic, regular and adequate inspections
  - Preventing or minimizing public health dangers and risks for residents
- Considering program with proactive inspections
  - ~150 properties
  - ~19,000 units

	<b>CITY OF SAN ANTONIO OFFICE OF THE CITY COUNCIL COUNCIL CONSIDERATION REQUEST</b>	RECEIVED CITY OF SAN ANTONIO CITY CLERK
		2017 MAR 21 PM 4:00
TO:	Mayor and City Council	
FROM:	Councilman Roberto C. Treviño, District 1	
COPIES TO:	Sheryl Sculley, City Manager; Leticia Vacek, City Clerk; Andrew Segovia, City Attorney; John Peterek; and Christopher Callanen	
SUBJECT:	Request for Proactive Inspections of Health Conditions for Predominantly Seniors (and Including Disabled People) Living in Residential Housing Facilities	
DATE:	March 20 <sup>th</sup> , 2017	
<u>Issue Proposed for Consideration and Brief Background</u>		
I ask for your support for the inclusion of the following item on the agenda of the earliest available meeting of the Governance Committee and/or of the City Council:		
Concurrence in directing staff to review existing regulations and ordinances, and to draft and propose necessary new regulations and ordinances needed to adequately insure the health and safety of all residents of senior and/or disabled residential housing facilities.		
Such new regulations and ordinances shall provide for periodic, regular and adequate inspections with a goal of preventing or minimizing public health dangers and risks for seniors and disabled people living in residential housing facilities, such as the health risk recently confronting seniors residing at the Aurora Apartments in Council District 1.		
Submitted for Council consideration by:		
	Councilman Roberto C. Treviño, District 1	

# COMMON VIOLATIONS



ELECTRICAL HAZARDS



INFESTATIONS



ISSUES NOT ALWAYS  
REPORTED BY RESIDENTS

# ORDINANCES

- Created in Dec. 2012
- Proactive inspections by multi-departmental team:
  - Development Services Department
  - Department of Human Services
  - Metropolitan Health Department
  - Fire Department



BOARDING HOMES

## MOBILE LIVING PARKS



- Revised in Dec. 2017
- Proactive inspections by multi-departmental team:
  - Development Services Department
  - Department of Human Services
  - Metropolitan Health Department
  - Fire Department

- Reactive inspections by special Code Enforcement team
  - Multi-family properties with chronic violations



MULTI-TENANT INSPECTION TEAM

# NEXT STEPS

## MEETINGS

- Task force or open meetings?
- Future meeting times
- Next meeting May 16

## GOAL

- Proposed ordinance and program that provides:
  - Registration requirements
  - Frequency of inspections
  - Identify other partners

## RECOMMENDATIONS

- If approved by Council:
  - Inspections will begin when program goes into effect



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