



CITY ORDINANCE 5-330 (Violations and Assignment of Violations) FAQs:

Q: How is the proposed ordinance different than the current ordinance?

A: Subsection d(1)(d) currently reads:

Ten points will be assessed for any serious violation or offense that could result in serious bodily injury or death to occupants as determined by the chief of police.

The only change in the proposed ordinance is clarification that a violation of a mandate or regulation by local or state governments to address a health or safety concern (such as the social distancing/mask requirements related to the COVID-19 pandemic) would be considered a “serious violation or offense.” Such violations may be assessed 10 points.

Q: What impact do points have on a rental permit?

A: Points impact rental permits in two ways. An accumulation of 15 points or more in a 12-month period can result in a revocation of a rental permit. See existing City Code Section 5-331 for more information. Additionally, a \$100.00 fee is assessed for each point accumulated beyond five points. This fee is charged to the property owner and due upon renewal of the permit. See existing City Code Section 5-330(d)(3) for further clarification.

Q: What happens if points are assessed on my rental permit?

A: As explained in the current ordinance, after points are assessed, the police chief or his designee will send a written warning to the owner or agent. Each warning will be sent by regular mail to the address of the owner or agent, as identified on the permit application, as well as a copy of the warning mailed to the property address of the subject property.

Q: What remedies are available to a landlord/property owner if the tenants are the sole cause of the points assessed?

A: The current ordinance provides property owner several remedies if the tenants are the sole cause of the points assessed, including:

- Once a property receives 15 points, the property owner may request a suspension of the rental permit revocation proceedings by providing written evidence of the initiation of eviction proceedings against the tenants.
- Whenever points are assessed, the property owner can establish and implement an approved remediation plan. This process is outlined in existing City Code Section 5-341 and allows prior points assessed to be removed once the remediation plan is successfully implemented.

Q: What about non-rentals? How is the City handling serious offense violations on those properties?

- A.** While this ordinance is for rental properties only, there are already mechanisms in place through the nuisance ordinance to address similar violations that occur on owner-occupied properties.

Click the link below to view a copy of the ordinance:

<https://resilient.columbiasc.gov/wp-content/uploads/2020/08/Attachment-9040.pdf>