



## Text File

**Introduced:** 12/6/2011

**Bill No:** 2011-2338, **Version:** 1

**Committee:** Committee on Public Safety  
Services

**Status:** Passed Finally

Ordinance supplementing the Pittsburgh Code at Title Six, Conduct, by adding Article X Blighted Properties, Chapter 694 entitled "Neighborhood Blight Reclamation and Revitalization (NBRRA)."

**Be it resolved by the Council of the City of Pittsburgh as follows:**

**Section 1.** The Pittsburgh Code, Title Six, Conduct, is hereby supplemented by adding Article X Blighted Properties, Chapter 694, "Neighborhood Blight Reclamation and Revitalization" as follows:

**TITLE SIX: - CONDUCT**

**ARTICLE X - BLIGHTED PROPERTIES**

**CHAPTER 694 - Neighborhood Blight Reclamation and Revitalization**

694.01 Adoption And Incorporation

694.02 Serious Violation

694.03 Right Of Appeal

### **§ 694.01 ADOPTION AND INCORPORATION**

The Neighborhood Blight Reclamation and Revitalization Act, 53 Pa. C.S.A. §§ 6101 et. seq., is hereby adopted by the City of Pittsburgh and incorporated herein by reference.

### **§ 694.02 SERIOUS VIOLATION**

For purposes of enforcement of the Neighborhood Blight Reclamation and Revitalization Act, 53 Pa. C.S.A. §§ 6101 et. seq., the definition of "serious violation" shall be deemed to include, but not be limited to, condemnation of a structure by the City of Pittsburgh Bureau of Building Inspection.

### **§ 694.03 RIGHT OF APPEAL**

(a) The Owner shall have a right to appeal the denial of a municipal permit in accordance with the applicable law governing such municipal permit. In the case of a denial by the Bureau of Building Inspection, the appeal shall be made within 30 days of the denial to the Board of Appeals established under the UCC unless the owner has submitted to the Board of Appeals proof before the expiration of the 30 days that the owner is seeking proof of compliance under 53 Pa. C.S.A. §6131(b), in which case, the municipal permit and the denial shall be held in abeyance until the forty-five day period for obtaining proof of compliance has expired. In case of a denial by the City of Pittsburgh Zoning Board of Adjustment, the appeal shall be to the Court of Common Pleas.

(1) with respect to a denial under the grounds authorized by the National Blight Reclamation and Revitalization Act, the denial may be reversed for the following reasons:

- (i) Submission of an authentic proof of compliance letter in accordance with 53 Pa. C.S.A. §6131(b);
- (ii) Evidence of a substantial step taken to remedy a serious violation before the date of permit denial;
- (iii) Evidence of a remedial plan approved by the City of Pittsburgh Bureau of Building Inspection to address a serious violation set forth on the denial;
- (iv) Evidence of a timely appeal or administrative contest of a tax, water, sewer, or refuse collection delinquency which formed the basis of the denial;
- (v) Evidence of a failure of a state agency, school district, or municipality to issue a proof of compliance within 45 days of a request;
- (vi) Evidence of failure of a municipality to provide the relief required under 53 Pa. C.S.A. § 6144; or
- (vii) Any other verifiable evidence that establishes by a preponderance of the evidence that a serious violation or collection delinquency of a tax, water, sewer, or refuse account does not exist.