Borough of Roselle
Vacant and Abandoned Properties Action Plan
Municipal Case Study
## Community Snapshot
### Borough of Roselle

<table>
<thead>
<tr>
<th>Category</th>
<th>Data</th>
</tr>
</thead>
<tbody>
<tr>
<td>County**</td>
<td>Union</td>
</tr>
<tr>
<td>Population*</td>
<td>21,085</td>
</tr>
<tr>
<td>Land Area*</td>
<td>2.664 Square Miles</td>
</tr>
<tr>
<td>Median Family Income*</td>
<td>$56,026</td>
</tr>
<tr>
<td>Number of Residential Units*</td>
<td>7,939</td>
</tr>
<tr>
<td>Number of Single Family Units*</td>
<td>4,404</td>
</tr>
<tr>
<td>Number of Rental Units*</td>
<td>3,003</td>
</tr>
<tr>
<td>Number of Vacant Units*</td>
<td>532</td>
</tr>
<tr>
<td>Number of Tax Parcels**</td>
<td>5,954</td>
</tr>
<tr>
<td>Number of Foreclosures**</td>
<td>686</td>
</tr>
</tbody>
</table>

*Sources: 2010 US Census Data  
**Sources: Union County Data
Identifying the Problem

- 2008 Housing Market Downturn
- 2010 Census Information on Vacant Units
- Increased Number of Vacant Property Issues and Quality of Life issues from Code Enforcement and Health Dept.

2011 Borough of Roselle passed Ordinance #2398-11: Creating a Vacant Residential Property Registration
Vacant and Abandoned Property Action Plan

January 2012: Hiring of Information System Consultant
- Reviewed internal systems for dealing with Vacant and Abandoned Property
- Address Based Information System

June 2012: Quality of Life Team Formed
- Code Enforcement
- Health
- Administration
- Consultant

1st Project: Develop a System for Managing Vacant Property
Design and Implementation

Amending Vacant Property Registration Ordinance
- Stronger Property Maintenance Section
- Establishing a Public Officer
- Abandoned Property List

Vacant Property Inventory
- Initial list of 163
- Vacant Property Occupancy Inspections

Registration Notification Process
- Created Mailing labels from Mod IV information
- Cover letter and Registration Form
- Letters sent regular mail; returned letters sent certified mail
Vacant and Abandoned Property Database System

Roselle Connect: Powered by Public Stuff
- Code Enforcement Activities
- Mapping of Vacant Properties
- Data Filtering Capabilities
- Vacant Property Master Request
- Vacant Property Registration Request

Honorable Mention at NJ League of Municipality
Registration Fee Collection

<table>
<thead>
<tr>
<th>Year</th>
<th>Fee</th>
</tr>
</thead>
<tbody>
<tr>
<td>2012</td>
<td>$27,000</td>
</tr>
<tr>
<td>2013</td>
<td>$74,500</td>
</tr>
<tr>
<td>2014</td>
<td>$115,333</td>
</tr>
<tr>
<td>2015</td>
<td>$125,500</td>
</tr>
</tbody>
</table>
Proactive Code Enforcement

Increasing Code Enforcement Staff
- 3 full-time employees and 2 part-time inspector
- 1 person devoted to code enforcement issues dealing with vacant properties
- Revenue calculation used justify expanding Code Enforcement

Property Data Information
- County Records
- Municipal Resources
- Skip Tracing

Vacancy Prevention
- Home Affordability Refinancing Program
- Foreclosure Prevention Team
Community Development

Strategic linking vacant and abandoned properties to redevelopment initiatives
- Redevelopment Plans
- Rehabilitation Areas
- Demolition

Identifying resources for rehabilitation
- Premiere CDC
- Rose Homes
Next Steps

- Abandoned Property List
- Roselle First CDC
- Live Where You Work Program
- Community Reinvestment Act
- Community Development Partnerships
- State Legislation