

ADVANTAGES OF INCREASED ENFORCEMENT/ INCREASED EDUCATION

- Heighten the quality of rental housing stock in the community as well as ensure that rental dwelling business owners are responsible managers of safe and healthy properties;
- Increased education to staff and stakeholders can reduce the amount of complaints received and lessen time for compliance solutions, and allows for increased awareness of rules and rights;
- Enhanced community partnerships (post-secondary institutions, Real Estate Board, Apartment Associations) will reduce time to effect solutions at problem properties;
- Cross training among building, zoning, municipal law officers, fire officials, police service and licensing and permit compliance officers will streamline enforcement of existing by-laws;
- Education of existing tools and greater education of existing by-laws will lead to less complaints, less man hours spent enforcing, greater understanding of regulations;
- Less costs to City and to rental housing business owners.

DISADVANTAGES OF INCREASED ENFORCEMENT/ INCREASED EDUCATION

- Entry to properties would be at discretion of rental business owners and/or tenant;
- An enhanced education program geared toward housing stock does not specifically address behavioural problems including parking, noise, property standards and litter;
- Increased knowledge by a few, won't eradicate problem properties;
- Conformity to enforcement strategies must be adhered to, allowing for a level playing field for all parties.

UNKNOWN

- Time that will be invested to enhance enforcement/ education;
- Success of any efforts of enhanced enforcement/ education;
- Hiding of rental properties to avoid enforcement.