



City of  
**Birmingham**

# Code Enforcement

Resource Guide

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City of Birmingham – March 2026



# Birmingham

PUTTING PEOPLE FIRST

## MISSION

Building Community Through  
Servant Leadership

## THEME

Putting People First

## VALUES

Customer

Service

Efficiency

Effectiveness

Transparency

Accountability



The City of Birmingham strives to maintain quality neighborhoods and a clean environment. To achieve this goal, we are committed to reducing blight by educating our residents, enforcing laws and ordinances, targeting violators, and encouraging ongoing compliance.

In some instances, residents may not be aware of the various code and zoning violations that could be occurring on their property or properties around them; and may also need resources on how to address these violations.

### The most common code violations include:

- High weeds, trash, junk and debris in yards
- Vehicles parked in a front yard and inoperable vehicles
- Failure to maintain structures
- Business use of residential/dwelling property

### Here's how you can help:

- Remove any violations occurring on your property to prevent enforcement actions.
- Keep your property (area from centerline of street to middle of alley) clear of weeds, trash and debris.
- Make sure tree removal and building contractors are properly hauling away tree limbs and construction debris from renovation projects.
- Survey your block and report violations by calling 311, which is open Monday – Friday from 8 a.m. to 5 p.m.

- Organize a cleanup in your neighborhood by partnering with Keep Birmingham Beautiful. Email [KBB@birminghamal.gov](mailto:KBB@birminghamal.gov) or call 205- 254-2662 for details.
- Put bulk trash and limbs out for pick up on the day before your area is scheduled. If you are unsure of your schedule, call 311 or visit: [www.birminghamal.gov/bulktrash](http://www.birminghamal.gov/bulktrash)
- Learn how to report illegal dumping activity at: [www.birminghamal.gov/illegaldumping](http://www.birminghamal.gov/illegaldumping)
- Request a “No Dumping” Sign for problem areas in your neighborhood by contacting 311 or call 205-254-2489
- To report stray or aggressive dogs, dial 311.
- Use community-wide dumpsters and the City's Eastern Areas Landfill for additional household garbage/refuse, trash and brush.

Thank you,

Mayor Randall L. Woodfin  
City of Birmingham

# Common Code Violation



1

## Failure to maintain yards

Property owners/occupants must maintain yards, ditches, trenches and anything else connected to the property. Areas must be free of obstructions, vegetation overgrowth, and/or trash and debris.

3

## Junk, trash and debris in yards

Junk, auto parts, furniture, household appliances, trash, tires, building materials, tree trimmings, and any other debris cannot be left in a yard.

2

## Inoperable vehicles

A vehicle is considered inoperable if it does not display a current tag, it is incapable of being self-propelled upon the public streets of the City of Birmingham, under its own power, and has no insurance.

4

## Illegally parked vehicles

Residential parking is permitted for operational passenger cars and motorcycles only in a legal driveway or garage. It's illegal to use the city's right of way for the storage of vehicles or equipment and for long-term parking.

# Common Code Violation



5

## Illegally Parked Commercial Vehicles

Commercial equipment and vehicles are not allowed to be parked or stored on a residential /dwelling property nor in a residential /dwelling area outside of delivery.

6

## Failure to maintain structures

Must be maintained in good repair, structurally sound and sanitary. Also, any wood, siding, shingles, roof covering, railings, fences, walls, ceilings, porches, windows, screens, etc. must be maintained in a weather tight, rodent- proof and sound condition.

7

## Illegal dwelling units

It is illegal to add dwelling units to the interior or exterior of a structure without proper permits, regardless of how long the structure has existed.

8

## Illegal businesses operating in a residential/dwelling areas

Most businesses are not allowed to operate in residential areas. Operating a business requires zoning approval, a Birmingham business license. However, depending on the business, other approvals may be required.

# Code Enforcement – Divisions

**Zoning Enforcement** is responsible for inspecting private property complaints in violation of the Zoning Ordinance of the City of Birmingham. Zoning violations include business use of residential/dwelling property, fence violations, outside storage, accessory structures, excessive signage, home occupations, communal living facilities, Zoning Advisory Committee cases, and Public Safety Committee cases, and authorizing the operation of a child or adult care facility and parking in a required front yard (**generally enforced by the Birmingham Police Department–BPD**).

**Contact: Bryant Evans, Zoning Supervisor 205-254-2208**

**Housing Enforcement** is responsible for inspecting properties reported to be in violation of the City's Property Maintenance Code. These include issues such as deteriorated roof systems, damaged windows or doors, chipped exterior paint, damaged or deteriorated fascia, soffits, or other exterior features, as well as inadequate utility service. This also includes violations involving general yard maintenance and junk, trash & debris.

**Contact: Larry Puckett, Property Maintenance Supervisor 205-297-8043**

**Condemnation and Demolition Enforcement** is responsible for the inspection of structures that may be deemed condemnable and unsafe to the extent that they constitute a public nuisance or present a safety hazard for the general public, as defined by the City's Technical Code. Factors that may lead to a condemned structure include burned structures, doors and windows removed, roof collapses, weak and sagging floors, portions of a building collapsing, vandalism of property, structures damaged by fallen trees and structures sustainably damaged by natural hazard (tornado, flood).

**Contact: Michael Glover, Condemnation/Demolition Supervisor 205-254-2242**

**Environmental Code Enforcement** is responsible for inoperable and/or derelict vehicles through the use of Environmental Police Officers. Also, overgrown vegetation of grass and weeds in the front and rear yard of residential/dwelling and commercial properties. Junk, auto parts, furniture, trash, tires, building materials, tree trimmings and any other debris cannot be left in the yard and must be disposed of properly.

**Contact: Sandy Hill and/or Deborah Dubose, Environmental Supervisors 205-254-2061**

**For more information, please contact:**

Department of Planning, Engineering, and Permits

Code Enforcement Division

Artemus Willis, Deputy Director–Code Enforcement 205-254-2470

# Office of the City Attorney Drug and Nuisance Abatement Team (DNAT)

Since 2020, the City of Birmingham's City Attorney's Office has used civil court to hold landowners accountable for getting rid of crime and blight associated with nuisance issues. Those who fail to comply could face up to thousands in fines.

DNAT has taken 39 negligent landlords or property owners to court, securing over \$102,000.00. This money goes to the City's Neighborhood Revitalization Fund to help with the City's revitalization efforts.

Violators have had to add security guards, improve outdoor lighting, add security cameras, and more to address issues at problem properties.



**City Attorney Nicole E. King**

To submit a complaint about a problem property, send an email to: [problemproperty@birminghamal.gov](mailto:problemproperty@birminghamal.gov) or call 205-254-6450.

# The ABC's of Code Enforcement for Citizens

**A**

If you see a problem in your area, take **ACTION**. Report problems to 311. Download the Birmingham 311 App.

**B**

Become a BLOCK watch captain. Contact the crime prevention officer at your local police precinct for guidance. Also, the Citizens Police Academy will begin March 31, 2026 at 6 p.m. Pick up and return an application at one of the city's four police precincts. Contact BPD's COPE Division at 205-933-4175 or email: [bpdcope@birminghamal.gov](mailto:bpdcope@birminghamal.gov) for more info. This 10-week program will be held at the Police Academy, 401 – Sixth Ave. South. Classes will meet every Tuesday from 6 to 8 p.m. Two classes will be held on Saturdays: April 25 and May 23 with times to be announced.

**C**

Help CLEAN UP your neighborhood by cutting grass, picking up litter, etc. Connect with Keep Birmingham Beautiful to host a clean-up day at [kbb@birminghamal.gov](mailto:kbb@birminghamal.gov) or for volunteer opportunities visit: [www.birminghamal.gov/volunteer](http://www.birminghamal.gov/volunteer)

## Download 311 App

### How to report a code violation to the City of Birmingham

- If you notice a code violation in your neighborhood, dial **311** to submit a complaint.
- Please include the **date of the violation** and the **address for your complaint**.
- After receiving your complaint, an inspector will inspect and determine if a violation exists.
- Upon completion of an inspection, a property owner/occupant of a property will be notified.
- If the violation is not corrected through voluntary compliance, a magistrate, after receiving an enforcement file, may determine if probable cause exists to issue a summons for the property owner/occupant to appear in court.
- If a person is charged, they will be notified with a summons that a charge is pending for violating an ordinance.
- The case will then be heard in Environmental Court by a municipal court judge.
- Environmental Court is held every Wednesday at 9 a.m. in Birmingham Municipal Court, which is located in the David J. Vann Municipal building, 801 – 17<sup>th</sup> St. North. The docket generally consists of cases generated by Code Enforcement.

# Connect with Your Birmingham Precinct Command and Crime Prevention Officer/Specialist

North Precinct: 2600 31st Avenue North 35207

Precinct number: 205-254-2860

Captain: Joe Roberts

Email: [Joe.roberts@birminghamal.gov](mailto:Joe.roberts@birminghamal.gov)

Crime prevention Officer: Velma Williams Phone: 205-581-3020

Email: [velma.williams@birminghamal.gov](mailto:velma.williams@birminghamal.gov)

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South Precinct: 1320 19th Street South 35205

Precinct number: 205-254-2793

Captain: Julie Quigley-Vining

Email: [julie.quigley-vining@birminghamal.gov](mailto:julie.quigley-vining@birminghamal.gov)

Crime Prevention Specialist: DeVoris Ragland-Pierce

Phone: 205-933-4146

Email: [devoris.ragland@birminghamal.gov](mailto:devoris.ragland@birminghamal.gov)

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East Precinct: 600 Red Lane Road 35215

Precinct number: 205-254-2685

Captain: Raymond Cochran

Email: [raymond.cochran@birminghamal.gov](mailto:raymond.cochran@birminghamal.gov)

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West Precinct: 2236 47th Street, Ensley 35208

Precinct number: 205-254-2682

Captain: Frank Alexander II

Email: [Frankalexander@birmingham.gov](mailto:Frankalexander@birmingham.gov)

Crime Prevention Officer: Meta Eatman Phone: 205-297-8353

Email: [meta.eatman@birminghamal.gov](mailto:meta.eatman@birminghamal.gov)

# Real Time Crime Prevention Center Information



**Point of Contact:** Sgt. Antonio Washington

**Email:** [antonio.washington@birninghamal.gov](mailto:antonio.washington@birninghamal.gov)

**Phone:** 205-581-3091

**DOWNLOAD** the new **POLICE** app at: [apps.myovc.com](https://apps.myovc.com)

# BIRMINGHAM'S FINEST!!

## Illegal Dumpsite

Illegal dumping remains a significant challenge in Birmingham. City crews collect more than 300 tons of bulk trash and illegally dumped debris each week.

We need your help to keep our communities clean.

Please put out your bulk trash around the time of the bulk trash pick-up date for your neighborhood.

Stay informed about bulk trash pickup schedules by visiting [www.birminghamal.gov/bulktrash](http://www.birminghamal.gov/bulktrash).

To learn how to report or address illegal dumping, visit [www.birminghamal.gov/illegaldumping](http://www.birminghamal.gov/illegaldumping)



## Where can you Dump?

**Monday – Friday:** 3:00 p.m. to 6:00 a.m. | **Saturday and Sunday:** Anytime

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Ensley District 1044 Avenue W <a href="http://www.birminghamal.gov">Birmingham AL 35214</a>	Eastend District 301 96 <sup>th</sup> Street North <a href="http://www.birminghamal.gov">Birmingham AL 35206</a>	North Birmingham District 2413 27 <sup>th</sup> Street North <a href="http://www.birminghamal.gov">Birmingham AL 35234</a>	Southside District 501 6 <sup>th</sup> Avenue South <a href="http://www.birminghamal.gov">Birmingham AL 35205</a>
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Birmingham residents can utilize the **Eastern Area Landfill** public unloading area, which features a designated cement pad for vehicle drive-up waste disposal. **Driver's license demonstrating residency in Jefferson County is required. There is no fee for residential disposal.**

2787 Alton Road Birmingham, AL 35210  
205-655-3391

Hours: Monday – Friday: 10 a.m. – 3 p.m. | Saturdays: 7 a.m. – 12 p.m.

**CLOSED** on Sundays and city holidays, unless otherwise specified.

Please visit [www.birminghamal.gov/illegaldumping](http://www.birminghamal.gov/illegaldumping) for details on what materials the landfill will accept

# Critical Repair Program Update

The City of Birmingham's **Critical Repair Program** exists to help Birmingham residents needing to make repairs to homes they live in and own. Currently, applications are not being accepted. For more information, call the City's Community Development Department, 205-254-2309.

## Eligible Homeowners

Eligible program participants must own and occupy the home to be repaired and have no intent of discontinuing occupancy of the home in the foreseeable future. Eligible program participants must meet the Department of Housing and Urban Development (HUD) income requirements for low-and-moderate income households at the time of application. Eligible program participants must be current on property taxes for the assisted unit.

## Eligible Properties/ Repairs

Only single-family homes that are owner-occupied within the Birmingham city limits can qualify. Repairs to conditions threatening the health and safety of the occupants are eligible. The following repairs are considered as eligible repairs under the Critical Repair program:

**Roof Replacement**

**Limited sewer repairs**

**HVAC repair or replacement**

**Limited structural repairs**

**Plumbing repairs**

**Exterior painting**

**Electrical repairs**

## Reminders:

Rental properties do not qualify.

Homeowners with current code enforcement violations are not eligible. (Violations would have to be rectified before approval of application).

# City of Birmingham

## Communities and Neighborhoods

### **Airport Hills Community**

Airport Highlands  
Brownsville Heights Brummitt Heights  
Maple Grove  
Penfield Park

### **Brownville Community**

East Brownville Roosevelt  
West Brownville

### **Cahaba Community**

Overton

### **Crestline Community**

Crestline  
Eastwood

### **Crestwood Community**

Crestwood North  
Crestwood South

### **East Birmingham Community**

East Birmingham Inglenook  
Kingston  
North Avondale

### **East Lake Community**

Brown Springs  
East Lake  
Gate City  
North East Lake  
Wahouma  
Zion City

### **East Pinson Valley Community**

Apple Valley Bridlewood  
Echo Highlands  
Pine Knoll Vista  
Sun Valley

### **Ensley Community**

Dolomite  
Ensley  
Oak Ridge  
Sherman Heights Tuxedo  
Wylam

### **Five Points West Community**

Belview Heights  
Bush Hills  
Central Park  
Ensley Highlands  
Fairview  
Green Acres

### **Grasselli Community**

Grasselli Heights Hillman  
Hillman Park  
Industrial Center  
Tarpley City  
West Goldwire

### **Huffman Community**

Huffman  
Killough Springs  
Liberty Highlands  
Spring Lake

### **North Birmingham**

Acipco-Finley  
Collegeville  
Fairmont  
Harriman Park  
Hooper City  
North

### **Birmingham Northside Community**

Central City  
Druid Hills  
Evergreen  
Fountain Heights Norwood

### **Pratt Community**

Central Pratt  
North Pratt  
Sandusky  
Smithfield Estates  
South Pratt  
Thomas

### **Red Mountain Community**

Forest Park-  
South Avondale  
Highland Park

Redmont Park

### **Roebuck-South East Lake Community**

Roebuck  
Roebuck Springs-  
South Roebuck  
South East Lake

### **Smithfield Community**

College Hills  
East Thomas  
Enon Ridge  
Graymont  
Smithfield

### **Southside Community**

Five Points South  
Glen Iris  
Southside

### **Southwest Community**

Garden Highlands  
Jones Valley  
Mason City  
Powderly  
Riley-Travellick  
Oxmoor

### **Titusville Community**

North Titusville  
South Titusville  
Woodland Park

### **West End Community**

Arlington-West End  
Germania Park  
Oakwood Place  
Rising-West Princeton  
West End Manor

### **Woodlawn Community**

East Avondale  
Oak Ridge Park  
South Woodlawn  
Woodlawn





**Birmingham**  
PUTTING PEOPLE FIRST