



**Town of Cedar Lake
Unsafe Building Department
Meeting Minutes
August 16, 2017 6:30 p.m.**

Call to Order (Time): 6:30 pm

Pledge to Flag:

Roll Call:

Present Chuck Kouder

Present Richard Sharpe

Present Greg Parker

Present David Austgen, Town Attorney

*Present Tim Kubiak, Director of Operations

Present Michelle Bakker, Building Administrator

Absent Todd Wilkening, Fire Chief

Present Jessica Chick, Recording Secretary

*Tim Kubiak arrived at 6:35 pm.

Minutes:

Minutes of the July 19, 2017 Public Meeting

Motion made by Richard Sharpe and seconded by Chuck Kouder.

Chuck Kouder	Richard Sharpe	Greg Parker	Vote
Yes	Yes	Yes	3-0

Old Business:

1. 9303 W. 133rd Avenue – Owner Meyer

Michelle Bakker stated the pool has been removed and Chuck Kouder says the garage has also been removed.

2. 8913 W. 142nd Place – Owner: Kurt Neubauer

Greg Parker stated the board up on this property is sufficient.

Deferred to October 18, 2017 Public Meeting

3. 8510 Lake Shore Drive – Owner: Nebraska Alliance Realty Company (Eller Brady Funeral Home)

David Braatz, Attorney representing the owner, stated the Quiet Title has been granted and that the board up has been completed. B & D Sewer will be demolishing the property; we do not yet have a timeframe for this to happen, NIPSCO has been disconnected. Chuck Kouder stated, we will need an update if this is not demolished by the next meeting on September 20, 2017.

4. 12920 Knight St – Owner: Oleg Fedosov

Michelle Bakker stated, the owner had applied for a foundation permit. The contractor was under that assumption he had obtained a permit, he now has a permit application filled out for the foundation work. He is waiting for an engineer to approve the site plan of the property. He could not be here tonight because of work. Tim Kubiak stated, everything is now figured out with the contractor hired for the foundation. He needs to get a permit before he can backfill.

Greg Parker stated to send Oleg Fedosov a letter to appear at the next meeting on September 20, 2017.

5. 13040 Polk St. – James Despersia

Tim Kubiak stated he had met the owner at the property. He had braced the garage and there is a very large amount of stuff in the garage. He had made an agreement with the previous owner to store the belongings for a short time. The building is in poor condition, the foundation and walls are block. The roof was falling but is now pretty well secured. There is a report on file for this property. There is no permit obtained for this structure.

James Despersia stated, he had been in touch with some contractors to work on the structure. Greg Parker stated, for the owner to appear at the next meeting for an update on the item.

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6. 12611 Cline Avenue – Owner: Sergio H. Urquiza, Daniel A. Urquiza and John Paul Urquiza J/T R/S

Tim Kubiak stated, they had cut down some branches and worked on the property for a short time. David Austgen stated, Sergio had contacted him but he had an attorney representing him so they were unable to talk. There will be a meeting scheduled with staff to discuss the property.

Motion made by Chuck Kouder and seconded by Richard Sharpe to send a notice to the owner to appear at the next meeting.

Chuck Kouder	Richard Sharpe	Greg Parker	Vote
Yes	Yes	Yes	3-0

7. 8511 W. 131st Pl. - Owner: Loudermilk Living Trust dtd

Tim Kubiak stated, there has been nothing done yet with this property. David Austgen stated, we are still waiting on title work for this property. Michelle Bakker stated, notice of demolition was posted on the property.

Order for Demolition posted June 29, 2017

Motion for Demo Order made on July 19, 2017

8. 13301 Lincoln Plaza-JNT Enterprizes Inc.

Michelle Bakker stated, she had heard that the property did not close. David Austgen stated, there is a transaction pending. Chuck Kouder stated we need to send a notice to the owner to appear at the next meeting.

Motion made by Chuck Kouder and seconded by Richard Sharpe to send a notice for the owner to appear at the next meeting.

Chuck Kouder	Richard Sharpe	Greg Parker	Vote
Yes	Yes	Yes	3-0

9. 9710 W. 133rd – Rosario Levy J & Josephine Del

Michelle Bakker stated, a notice to appear was sent on August 8, 2017. Greg Parker stated there has not yet been a report done on this property. Send another notice to the owner to appear at the next meeting on September 20, 2017.

Notice to appear letter sent August 8, 2017

10. 14524 Bryan Street –Federal National Mortgage Association (Fannie Mae)

David Austgen stated, we are still waiting on title work regarding this property.

Motion for Demo Order made on July 19, 2017

11. 14325 Lake Shore Drive –Johann Clark

David Austgen stated, we are still waiting on title work to come back for this property.

Motion for Demo Order made on July 19, 2017

12. 8512 W. 131st Lane - Loudermilk Living Trust dtd 2/2/00 (The)

Greg parker stated, we have asked for the owner's presence. David Austgen stated, we should give more notice. Greg Parker stated, send notice certified and regular mail.

Notice to appear letter sent August 8, 2017

13. 8518 W. 131st Lane -Loudermilk Living Trust dtd 2/2/00 (The)

Greg Parker stated, send notice to appear at next meeting on September 20, 2017.

Notice to appear letter sent August 8, 2017

Public Comment:

Mike Rice, 14620 Bryan Street, wanting an update on this property. Greg Parker stated that Todd was supposed to go and look at this property and he is not here. Tim Kubiak stated he had checked it out and it needs work to be brought up to code. We will reach out to him and let him know.

Adjournment: 7:00 pm

Press Session: Unsafe Building Department –September 20, 2017 at 6:30 p.m.

The Town of Cedar Lake is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding accessibility of the meeting or the facilities, please contact the Cedar Lake Town Hall at (219) 374-7400.

Chuck Kouder

Richard Sharpe

Greg Parker

Jessica Chick, Recording Secretary