



Town of Cedar Lake
Unsafe Building Department Minutes
July 18, 2018 6:30 p.m.

Call to Order (Time): 6:30 pm

Pledge to Flag:

Roll Call:

Present Chuck Kouder

Present Richard Sharpe

Present Julie Rivera

Present David Austgen, Town Attorney

Present Ryan Deutmeyer, Town Attorney

Present Tim Kubiak, Director of Operations

Present Michelle Bakker, Building Administrator

Present Todd Wilkening, Fire Chief

Present Jessica Chick, Recording Secretary

Minutes:

Minutes of the June 20, 2018 Public Meeting

Motion made by Richard Sharpe and seconded by Julie Rivera to approve the June 20, 2018 Unsafe Minutes,

Chuck Kouder	Richard Sharpe	Julie Rivera	Vote
Yes	Yes	Yes	3-0

Old Business:

1. 12611 Cline Avenue – Owner: Sergio H. Urquiza, Daniel A. Urquiza and John Paul Urquiza J/T R/S

Deferred from October 18th, 2017

Deferred from November 15, 2017

Deferred from December 20, 2017

Deferred from January 17, 2018

Deferred from February 21, 2018

Deferred from March 21, 2018

Deferred from May 16, 2018

Deferred from June 20, 2018

Michelle Bakker stated, there was a letter sent to the owners and one of the family members are sick.

Todd Wilkening stated, they still haven't received a key for the Knox box. There is no progress on the property, it is completely unsecured. All the block were just stacked in and have recently been kicked out. The elevator shaft is secure but the rest is not.

Ryan Deutmeyer stated, given the price of the property if you were to want to move forward with the demo it would most likely needed to be bid out. Code Enforcement can go out and issue citations for the weeds.

Motion made by Richard Sharpe and seconded by Julie Rivera to send a notice to the owners to appear at the next meeting at least one owner and defer this item to the next meeting.

Chuck Kouder	Richard Sharpe	Julie Rivera	Vote
Yes	Yes	Yes	3-0

2. 13301 Lincoln Plaza - Owner: J. Sadler Properties, Inc.

Deferred from October 18th, 2017

Deferred from November 15, 2017

Deferred from December 20, 2017

Deferred from January 17, 2018

Deferred from February 21, 2018

Deferred from March 21, 2018

Deferred from May 16, 2018

Deferred from June 20, 2018

Michelle Bakker stated, a notice to appear was sent.

Todd Wilkening stated, I was there the other day and they are tearing the walls down from inside the building.

Tim Kubiak stated, they don’t need a permit to clean it out but they do to demolish the inside.

Chuck Kouder stated, wasn’t there a conversation that we had saying the property wasn’t unsafe?

Todd Wilkening stated, it was the awning that was unsafe and it is still up.

Ryan Deutmeyer stated, she is still in litigation for other matters. We have a hearing scheduled early August for the other matter and this can be brought up.

Motion made by Chuck Kouder and seconded by Julie Rivera to defer this item to the next meeting.

Chuck Kouder	Richard Sharpe	Julie Rivera	Vote
Yes	Yes	Yes	3-0

3. 7424 W. 140th Pl.-Graves, Sheila
Deferred from June 20, 2018

Michelle Bakker stated, I had a long conversation with Tim Brown today and he said the house is extremely unsafe. He is working with the owner to try and find her other housing but she cannot go back there. They would like us to leave the garage but the brother isn’t even sure that the house is safe enough to walk into.

Todd Wilkening stated, it is in really bad shape uninhabitable.

Motion made by Richard Sharpe and seconded by Julie Rivera to get the title work done on this property.

Chuck Kouder	Richard Sharpe	Julie Rlvera	Vote
Yes	Yes	Yes	3-0

Update Item:

1. 9710 W. 133rd – Rosario Levy J & Josephine Del – **Tim Kubiak** stated, the water needs to be disconnected and the remaining garbage to be picked up. **Chuck Kouder** stated, we can send the Code Enforcement Officer out there to issue a citation for the brush that needs to be removed.
2. 8913 W. 142nd Place – Owner: Kurt Neubauer – **Chuck Kouder** stated, this property is looking good with new siding, windows. The whole exterior is completed. **Tim Kubiak** stated, I inspected this property and it is moving forward.
3. 14325 Lake Shore Drive –Johann Clark – **Tim Kubiak** stated, Jill Murr has the billing for this demolition. The demolition is done. **Ryan Deutmeyer stated**, we need the information to get the lien against the property.
4. 7224 W. 136th Ln. -Vanderbilt, Tracy & Harold Et Al R/L – **Tim Kubiak** stated, the house is down, we need to disconnect the sewer, abandon the well and plant the grass seed.
5. 7502 W. 136th Ln. - Foster, James E – **Ryan Deutmeyer** stated, we had a discovery deadline closing and it has been extended. The request to inspect is still pending.

Public Comment: None.

Adjournment: 6:50 pm

Press Session: Unsafe Building Department –August 15, 2018 at 6:30 pm

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

Julie Rivera

Jessica Chick, Recording Secretary