



**Town of Cedar Lake**  
**Unsafe Building Department Minutes**  
**February 19, 2020 at 6:30 p.m.**

Call to Order (Time): Richard Sharpe called the meeting to order at 6:30 p.m.

Pledge to Flag

Roll Call:

Absent	Chuck Kouder	Present	Tim Kubiak, Director of Operations
Present	Richard Sharpe	Present	Michelle Bakker, Building Administrator
Present	Colleen Schieben	Absent	Todd Wilkening, Fire Chief
Absent	David Austgen, Town Attorney	Present	Sarah Rutschmann, Recording Secretary
Present	Ryan Deutmeyer, Town Attorney		

**Minutes:**

A motion was made by Colleen Schieben and seconded by Richard Sharpe to approve and waive the reading of the Minutes of the January 15, 2020 meeting.

Colleen Schieben	Richard Sharpe	Chuck Kouder	Vote
Yes	Yes	Absent	2-0

**Old Business:**

**1. 6425 W 141<sup>st</sup> Ave – Ward, Pamela R**

Pamela Ward and her son Michael Ward were present tonight. They stated the plan is to tear down the home and rebuild within the next year. Bakker stated they would need to make the home inaccessible. Kubiak told them they need to secure the location for safety reasons and clean up the property. Michael stated he wanted to reuse the foundation and will obtain a permit to tear down the structure. The Wards indicated they would get the building secured, cleaned up and boarded up within the next 30 days and secure the access to the basement. They stated they would come in within the next 30 days to obtain a permit for cleanup and demo.

A motion was made by Colleen Schieben and seconded by Richard Sharpe to defer to next meeting (March 18, 2020) and have homeowner return with an update.

Colleen Schieben	Richard Sharpe	Chuck Kouder	Vote
Yes	Yes	Absent	2-0

**2. 7223 W. 126<sup>th</sup> Ave. Wellwerts, Noreen & Brooks Patricia**

Bakker stated she mailed a letter of notification to appear with no response. Deutmeyer state he spoke with her and she thought she was no longer the owner. He indicated that the tax sale did not go through, she remains the owner and they do have title work in. Based on his conversation with her, he does not believe she will be taking any action and recommended a demo order to be prepared.

## Town of Cedar Lake – Unsafe Building Department

February 19, 2020

A motion was made by Colleen Schieben and seconded by Richard Sharpe to give direction to prepare the demo order.

Colleen Schieben	Richard Sharpe	Chuck Kouder	Vote
Yes	Yes	Absent	2-0

3. **14403 Lauerman St – Mills, Kay:** Bakker reported she mailed a 6<sup>th</sup> letter of notification to appear with no response. It was reported that Mills does live in the home and some improvements had been made over the summer on the property. Because of the growth of the natural habitat in the summer, it is more hidden than when the trees are bare and appears more unsightly.

A motion was made by Colleen Schieben and seconded by Richard Sharpe to give direction to Kubiak and Wilkening to update the re-inspect, update the report and reevaluate the situation.

Colleen Schieben	Richard Sharpe	Chuck Kouder	Vote
Yes	Yes	Absent	2-0

4. **7105 W 128<sup>th</sup> Ave:** Kubiak stated the home was unsightly and stopped someone in the past year to have them obtain a permit. Bakker stated she has talked with the homeowner in the past. Tina Waters, 12804 Bell Street, who is the neighbor, was present and expressed her concern for possibility of fire noting a hole in the roof with rain/snow and stating utilities were observed being on. She noted seeing animals in and out of the home and was worried with her home being only six feet away. She stated she and another neighbor had mowed the yard in the past.

A motion was made by Richard Sharpe and seconded by Colleen Schieben to defer to next meeting (March 18, 2020).

Colleen Schieben	Richard Sharpe	Chuck Kouder	Vote
Yes	Yes	Absent	2-0

### Update Items:

1. **13415 Edison:** Bakker reported a permit had been applied for but not picked up.
2. **9115 W 142<sup>nd</sup> Ave:** Bakker stated Wilkening was to look at this property but no update has been provided.
3. **12611 Cline Avenue – Urquiza, Sergio:** Bakker and Kubiak met with a developer. They stated there has been quite a bit of interest in the property but due to the complicated nature of the property, it would be expensive to develop it as R1. Deutmeyer recommended that if the boiler would cost less than \$10,000 for demo, to have Kubiak take it down. Deutmeyer recommended the item be moved from update back to the regular items, update the inspection order and prepare a demo order.
4. **7110 W 128<sup>th</sup> Ave:** Bakker stated they were awaiting material and would be done by the 24<sup>th</sup>.

### Update - March:

1. **7118 W 131<sup>st</sup> Pl – Orellano, Noel V**

### **Public Comment:**

**Adjournment:** Meeting adjourned at 7:03 pm.

**Next meeting:** March 18, 2020 at 6:30 p.m.

**Town of Cedar Lake – Unsafe Building Department**

February 19, 2020

---

**Chuck Kouder**

---

**Richard Sharpe**

---

**Colleen Schieben**

---

**Sarah Rutschmann, Recording Secretary**

*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.*