

CITY OF PONTIAC
HEARING OFFICER MEETING
JULY 9, 2013
4:00 p.m.

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Agenda:)
)
Petitions from)
Building Inspector Rick Bolek))
-----)

Meeting before a Hearing Officer at 47450 Woodward Avenue, Pontiac, Michigan, on Wednesday, July 9, 2014.

GEORGE HARTMAN - Hearing Officer

FROM THE CITY:

- Richard Bolek - Building Inspector
- Kevin Klopocinski - Code Enforcement
- Dan Kolbe - Customer Relations

OTHERS PRESENT:

- Mr. Horton
- Robyn Michelle Barnett
- Aaron Kimmerer
- Jermaine Cohen
- Dawn Shelton
- Natoshya Reed
- Richard Nixon
- John Williams
- Robert Skiba
- Skip Nolte
- Zebedee Townsend
- Eric and Francisco Gaytan
- Debra Saylor
- Mavis Spencer
- Leslie Zamora
- Antonio Garcia
- Kathleen Luttrell
- Ana Cecilia Alvarez
- Corey Green & mother
- Kevin Smith
- Dan McCubry
- Nate Stevenson and Lester Osby
- Jack Sandhu
- Robert Ivezaj
- Danyl Atti
- Lyniel Odneal

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1 Pontiac, Michigan

2 Wednesday, July 9, 2014

3 4:04 p.m.

4 HEARING OFFICER: Okay. We'll call today's
5 meeting to order. Please rise for the pledge of
6 allegiance.

7 (Pledge of Allegiance recited by all.)

8 HEARING OFFICER: I'm George Hartman. I'll
9 be the Hearing Officer today.

10 Gentlemen, would you please introduce
11 yourselves.

12 MR. BOLEK: Richard Bolek, Building
13 Inspector, City of Pontiac.

14 MR. KLOPOCINSKI: Kevin Klopocinski, Code
15 Enforcement, City of Pontiac.

16 MR. KOLBE: Dan Kolbe, Customer Relations,
17 City of Pontiac Building Department.

18 HEARING OFFICER: Okay. When your property
19 address is called, would you please approach the podium
20 and state your name and your interest in the property,
21 please.

22 The first property today is 59 Home Street.
23 Anybody here?

24 MR. BOLEK: 59 Home was posted 6-27-14. This
25 structure has been completed and property -- or a

1 Certificate of Occupancy obtained.

2 And we're recommending dismissal.

3 MR. HORTON: That's me right here,
4 59 Home Street.

5 HEARING OFFICER: Yes, sir?

6 MR. HORTON: Yep, that's me.

7 MR. BOLEK: Yep, we're recommending a
8 dismissal. Do you have anything to say, sir?

9 MR. HORTON: No. Thank you.

10 HEARING OFFICER: Well, we'll dismiss, then.

11 MR. BOLEK: Thank you.

12 HEARING OFFICER: Thank you very much.

13 Next case, 80 Moreland Street.

14 MR. BOLEK: 80 Moreland posted 6-27 of '14.
15 This property has also completed -- got a Certificate
16 of Compliance.

17 So we're recommending dismissal of this
18 property.

19 HEARING OFFICER: Case dismissed.

20 21 Pingree Avenue.

21 MR. BOLEK: 21 Pingree Avenue posted 6-27 of
22 '14. This property also had a Certificate of
23 Compliance obtained -- completed.

24 So we're recommending dismissal of this case.

25

1 HEARING OFFICER: That case is dismissed
2 also.

3 805 South Stirling Avenue.

4 MR. BOLEK: 805 South Stirling Avenue
5 posted -- what's the posting date?

6 MR. KLOPOCINSKI: The 25th?

7 MR. BOLEK: 6-27?

8 6-27 of '14. This property also had a
9 Certificate of Compliance obtained.

10 We're recommending dismissal of this
11 property.

12 HEARING OFFICER: Okay. Case dismissed.
13 95 North Marshall.

14 MR. KOLBE: No.

15 HEARING OFFICER: Oh, sorry.

16 MR. KOLBE: They didn't follow the A, B, C
17 rules and I've got -- these two are --

18 HEARING OFFICER: Oh, okay. I'm sorry.

19 MR. BOLEK: 113 and 115 Starlite Lane.

20 HEARING OFFICER: 115 and 1 --

21 MR. BOLEK: 13.

22 MR. HORTON: -- 13 -- Starlite?

23 MR. BOLEK: Yep.

24 HEARING OFFICER: -- Starlite Lane.

25 MR. BOLEK: 113 and 115 Starlite Lane, both

1 were posted 6-26 of '14. These properties were vacant,
2 they had interior damage done by frozen pipes. The
3 property has -- the property owner has obtained a
4 Property Maintenance Inspection today and scheduled for
5 tomorrow.

6 So we're recommending postponement until the
7 October Hearing Officer Meeting to allow time for the
8 owner to proceed with renovations to this property.

9 HEARING OFFICER: Okay. Your name, please.

10 MS. BARNETT: Robyn Michelle Barnett.

11 HEARING OFFICER: Can you please come to the
12 podium.

13 MS. BARNETT: My name is Robyn Michelle
14 Barnett. I'm the executive property manager at
15 Woodland Square.

16 HEARING OFFICER: Okay.

17 MS. BARNETT: I've been there about 30 days.
18 So this was turned over to me to handle. Ownership in
19 New York made me aware of, on the 1st, that they had
20 received this notification. I not knowing, it had also
21 been posted on the door of 113 and 115. I have already
22 been in contact and working with Farm Bureau. A
23 Tom Nault's the adjuster in regards to the insurance
24 claim from the broken pipes on these units.

25 Patriot Professional Property Restoration has

1 already been out and is preparing a quote for the
2 insurance company. And, as a second estimate, I have
3 already contacted Jarvis Property Restoration. They
4 were out this morning to give a quote on what needs to
5 be done.

6 So at this point, it was my understanding, by
7 applying for the Property Inspection, we can go ahead
8 and find out what permits are going to need to be
9 pulled and move forward. And my goal is to get the
10 units turned because we're losing lost revenue on them.

11 HEARING OFFICER: Okay. So we'll hold this
12 over until our October 9th meeting.

13 MS. BARNETT: Okay.

14 HEARING OFFICER: And at that time we'll
15 review your progress.

16 MS. BARNETT: Will you need our steps, as
17 we're going through the process of, you know, pulling
18 the permits or is there anyone I should be giving,
19 like, the insurance claim and all that to?

20 MR. BOLEK: Just keep in contact with the
21 Building Department. As -- after the Property
22 Maintenance Inspection is completed, you'll be advised
23 as to what permits you're going to need to pull and, as
24 those permits are pulled and we do our inspections,
25 we'll be following through that way.

1 MS. BARNETT: Okay. Thank you for being
2 understanding because I'm just new to the property.

3 HEARING OFFICER: Okay. Very good.

4 MS. BARNETT: So it was just kind of dumped
5 in my lamp.

6 HEARING OFFICER: Okay.

7 MS. BARNETT: I appreciate it.

8 MR. BOLEK: Thank you.

9 MR. BOLEK: 1560 Joslyn.

10 HEARING OFFICER: 1560 Joslyn.

11 MR. BOLEK: 1560 Joslyn posted 6-27 of '14.

12 This structure had been working on without permits.
13 Property Maintenance Inspection was performed on 3-13
14 of '13. It was a total rehab. All the electrical,
15 plumbing, mechanical rough inspections have passed.
16 However, there is a fence that's gone up without a
17 permit that needs to be addressed.

18 We are recommending postponement until the
19 October meeting to grant time to complete this project.

20 HEARING OFFICER: Your name, sir?

21 MR. KIMMERER: Hi. My name's Aaron Kimmerer.

22 HEARING OFFICER: Okay.

23 MR. KIMMERER: I've got the interior of the
24 house finished and I just got to put a deck on the back
25 and the front porch and, I guess, pull a permit for the

1 fence.

2 HEARING OFFICER: Okay.

3 MR. KIMMERER: But the interior's finished.
4 I just need to get my finals. I just want to get the
5 deck and the porch on. I've just been really busy with
6 work. I own a construction company so the winter was
7 real bad and now it's super busy so I just got to make
8 time to get over there and finish up a couple of
9 things. And I'll get the finals before the next
10 meeting.

11 HEARING OFFICER: Okay. We'll hold this,
12 then, until the next meeting.

13 MR. KIMMERER: I appreciate it.

14 HEARING OFFICER: Thank you.

15 MR. KIMMERER: Thank you.

16 MR. KOLBE: Now it should be Marshall.

17 MR. BOLEK: 95 North Marshall.

18 95 North Marshall posted 6-27 of '14. This
19 is a vacant structure, it was boarded by the federal
20 programs. The siding had been removed, doors and
21 windows were boarded up, the electric meter was off,
22 debris, unkempt, brush, holes in the garage siding,
23 soffit materials falling off the house.

24 A Property Maintenance Inspection was pulled
25 on 4-22 of '13, inspection conducted 7-10 of '13. All

1 permits have expired.

2 So we're recommending placement onto the
3 demolition list due to lack of any further progress.

4 HEARING OFFICER: Okay. Your name, sir?

5 MR. COHEN: Jermaine Cohen.

6 HEARING OFFICER: Okay. And you're the
7 property owner?

8 MR. COHEN: Yes.

9 HEARING OFFICER: Okay.

10 MR. COHEN: I was just told my building
11 permit had expired. I went down at the -- to get a
12 building inspection and they said just the building was
13 expired because I passed on my electrical and plumbing
14 and mechanical.

15 MR. KOLBE: The building's expired. It
16 expired back in April.

17 HEARING OFFICER: Okay. What state is the
18 work on the house?

19 MR. COHEN: Actually, I did everything except
20 for the building, and I just did the building, the
21 siding and the soffits; that's why I came down to get
22 an inspection for it.

23 HEARING OFFICER: Okay.

24 MR. COHEN: And then, once I'm done with
25 that, I guess I can put my walls back up that -- the

1 drywall that was took out, I couldn't -- they said I
2 couldn't do nothing until I got done with the building.

3 HEARING OFFICER: So he's passed his
4 mechanical and electrical?

5 MR. BOLEK: He's passed his three roughs.

6 HEARING OFFICER: Okay.

7 MR. KOLBE: But he truly needs to pick up
8 pace. I mean, we're -- it's a lifetime project is what
9 it's becoming.

10 MR. BOLEK: This process started 4-11 of '13.
11 So we're over a year.

12 HEARING OFFICER: Are you doing the work
13 yourself?

14 MR. COHEN: Yeah. Well, actually, I bought
15 it from my cousin in -- I believe in December.

16 HEARING OFFICER: Okay.

17 MR. COHEN: And then I got everything kind of
18 turned over to me. But he was already going through
19 the process with you all.

20 HEARING OFFICER: So you still have to
21 drywall and trim the inside and it looks like you need
22 some outside work here, too?

23 MR. COHEN: No, I got that done.

24 HEARING OFFICER: Oh, that's all done?

25 MR. COHEN: Yeah.

1 MR. BOLEK: He came in for the inspection for
2 that.

3 MR. COHEN: Yeah.

4 HEARING OFFICER: But the building permit's
5 expired.

6 MR. BOLEK: The building permit's expired and
7 they were waiting to renew that until after tonight's
8 proceedings.

9 MR. KOLBE: They're waiting to decide
10 whether -- tonight whether they're going to move on to
11 the Board of Appeals or what they're going to do
12 because they're just not getting it that they need to
13 pick up pace.

14 MR. COHEN: Actually, I'll be done with this
15 by the end of July, this month. I just got to wait
16 until I get paid. I got the building approval and
17 then, I guess, I can do everything else.

18 MR. BOLEK: It needs to be postponed.

19 HEARING OFFICER: Until October?

20 MR. BOLEK: (Nods head.)

21 HEARING OFFICER: Yeah, we'll hold you over
22 until October's meeting, which is October 9th.

23 MR. COHEN: I'll be done.

24 HEARING OFFICER: If you get everything
25 done --

1 MR. COHEN: I'll be --

2 HEARING OFFICER: -- it will be dismissed.

3 MR. COHEN: Yeah, I'll be way done.

4 HEARING OFFICER: Okay.

5 MR. COHEN: Once I get the building, what
6 else do I have to have?

7 HEARING OFFICER: Well, you'll have a final
8 inspection --

9 MR. KOLBE: You need a final mechanical,
10 plumbing and electrical also. You're not done with
11 those. You'll need a rough building.

12 MR. COHEN: What I'm saying, when they come
13 and do my rough building, will I be able to put
14 everything back in, my sink, my -- you know?

15 MR. KOLBE: Then the next one after that will
16 be the finals.

17 MR. COHEN: Okay. I'll be done.

18 HEARING OFFICER: Yeah, you'll get your rough
19 inspection and then you go ahead and finish the house
20 out complete. Then you call for a final inspections on
21 your mechanical, your electrical, plumbing and the
22 building.

23 MR. COHEN: Okay.

24 HEARING OFFICER: So you do the mechanical,
25 electrical and plumbing first, those final inspections.

1 And then, once you've passed those, then you can get
2 your final building inspection. Okay?

3 MR. COHEN: Okay.

4 HEARING OFFICER: All right?

5 MR. COHEN: So, once again, once I get the
6 building done -- I'm trying to get it done Thursday.
7 Actually, I was trying to get it done tomorrow.

8 MR. BOLEK: Come down to the Building
9 Department tomorrow morning and we'll get you that
10 permit renewed and get you an inspection scheduled and
11 get you moving along.

12 MR. COHEN: Okay.

13 MR. BOLEK: Okay?

14 HEARING OFFICER: Good. Thank you very much.

15 MR. COHEN: Yep.

16 MR. BOLEK: 77 South Sanford.

17 HEARING OFFICER: 77 South Sanford.

18 MR. BOLEK: 77 South Sanford posted 6-27 of
19 '14. This was a vacant structure, windows were
20 boarded, chimney's deteriorating, gutters have been
21 falling off the house, grass had not been maintained,
22 debris. There was a building permit had been extended
23 to 4-8 of '14. The plumbing permit was extended to 4-8
24 of '14 and finalized. The electrical permit had to be
25 re-pulled.

1 MR. KOLBE: Yes, Sanford, yes, they -- the
2 first contractor backed out and she had to have it -- a
3 new one come in and he failed his rough inspection
4 yesterday.

5 MR. BOLEK: This process started on 12-28 of
6 '12 and not completed yet so the Building Department is
7 recommending placement onto the demolition list unless
8 there is a -- unless the owner can convince us
9 otherwise.

10 HEARING OFFICER: Your name, please.

11 MS. SHELTON: Yes. My name is Dawn Shelton,
12 owner of 77 South Sanford. Everything -- what has been
13 the holdup is the R & G Electrical. I was not aware
14 that he had quit the job. He was paid in full and
15 whatever happened with his inspection, it was April who
16 shared with me a few weeks ago that he had quit. I
17 called, he never responded.

18 Everything else has been done. I'm just
19 waiting to get a -- a rough for the building. I've not
20 been able to get it because, they said, of the
21 electrical. I have to have that passed. I have a
22 company waiting to put the windows in, put the gutters
23 in. I have that contract, the write-up with me today.

24 New carpet is throughout the house. Paul was
25 there yesterday and can tell you there -- everything is

1 done except for the rails, the windows and the gutters.
2 And those are just waiting until I get the rough for
3 the building.

4 HEARING OFFICER: Do --

5 MS. SHELTON: The mechanical is just waiting
6 for his final. Everything has been done for the
7 plumbing and the mechanical and an inspection is being
8 done tomorrow. Another rough for the electrical is
9 scheduled for tomorrow.

10 HEARING OFFICER: Okay. Is there any reason
11 that the windows can't go in before a rough inspection?

12 MR. KOLBE: I don't know if the permits are
13 expired.

14 MR. BOLEK: The permits expired. This has
15 dragged on for --

16 MS. SHELTON: Yeah -- no, again, being I've
17 come down to you all several times concerning the
18 electrical, concerning that -- concerning
19 Reginald Brady. I've come down several times. I've
20 done all I can do with the stroke, with the heart
21 attack and with everything else within the family, with
22 the death. I've done everything in spite of all of
23 that. I've spoken with Dan several times as to what I
24 can do, April. I've done my share. I'm just waiting
25 for the electrical and then I can move forward.

1 HEARING OFFICER: Okay.

2 MS. SHELTON: Unless you all can grant me to
3 step over and go on and get the building done.

4 HEARING OFFICER: Well, you need an updated
5 building permit; is that correct?

6 MS. SHELTON: As of yesterday, Bonnie (sic)
7 called me this morning to tell me that when I called
8 for the inspection. I asked several times for the last
9 six months to get an inspection for the building. But
10 she just called me this morning to tell me that the
11 building had expired yesterday.

12 MR. KOLBE: But we can't to a rough building
13 until you have the rough electrical.

14 MS. SHELTON: I know.

15 MR. KOLBE: So the dominos are to fall in
16 order.

17 MS. SHELTON: I understand that. As I said,
18 had I known Reginald had not -- had quit the job, being
19 paid full. Again, I'm going through the State with
20 that. I understand you all don't handle that but
21 that's where I'm at. I called several people to come
22 behind him. Nobody would come behind him. Finally, I
23 found someone a month ago and -- who would take on the
24 job. And no one wanted to work behind him.

25 MR. KOLBE: George, if you wanted to give her

1 until the end of the month to get her rough approvals
2 and, if she does so, we can go into October. If not,
3 we'll go to the Board.

4 HEARING OFFICER: Okay.

5 MR. KOLBE: Something like that we can do
6 also.

7 HEARING OFFICER: Can you -- is there a fee
8 for renewing this building permit?

9 MR. KOLBE: Yes.

10 HEARING OFFICER: What does it cost, Dan?

11 MR. KOLBE: \$50.

12 HEARING OFFICER: \$50. Can you do that?

13 MS. SHELTON: Yes.

14 HEARING OFFICER: Okay. So if you renew your
15 building permit. And you'll have electrical inspection
16 tomorrow; is that what I --

17 MS. SHELTON: Yes.

18 MR. KOLBE: We can do it tomorrow.

19 HEARING OFFICER: And do we need any plumbing
20 or mechanical?

21 MR. KOLBE: Those have been done.

22 HEARING OFFICER: Those are done. Okay. So
23 you have a new building permit. Hopefully you've
24 passed your electrical.

25 MS. SHELTON: Yes.

1 HEARING OFFICER: And you can go ahead, once
2 you have that renewed building permit, you can put your
3 windows in and finish up that work and then call for
4 your final inspection. So am I missing something on
5 this? It sounds like you're fairly close to --

6 MS. SHELTON: I am.

7 HEARING OFFICER: -- being done.

8 MS. SHELTON: I am. Thank you so much. I
9 am. So you're stating that the windows can go in
10 before the building permit is obtained?

11 HEARING OFFICER: No, you need to renew the
12 building permit.

13 MS. SHELTON: Right, I know I have to do that
14 part.

15 HEARING OFFICER: Once you do that, you can
16 put the windows in.

17 Right, Gentlemen?

18 MR. BOLEK: Yep.

19 MR. KLOPOCINSKI: Right.

20 MR. KOLBE: Correct.

21 HEARING OFFICER: So you can go ahead and do
22 that work. So it sounds like, in 30 days, you'll be in
23 good shape. So what we'll do here is we'll hold this
24 for 30 days, assuming that you continue on and make
25 good progress here and -- and then you'll -- it will be

1 on our October meeting and, if everything's done, we
2 dismiss. If we get to October and you haven't done
3 anything, then we're going to move it on to the Board
4 of Appeals.

5 MS. SHELTON: And I understand.

6 HEARING OFFICER: Okay?

7 MS. SHELTON: Yes.

8 HEARING OFFICER: Is that fair enough?

9 MS. SHELTON: Thank you so much. I
10 appreciate it.

11 HEARING OFFICER: Okay. Good luck.

12 MS. SHELTON: Thank you.

13 MR. BOLEK: 194 Nebraska.

14 HEARING OFFICER: 194 Nebraska.

15 MR. BOLEK: 194 Nebraska. This is a house
16 where the garage is collapsing, there's rotting
17 structural members at the rear of the house, roof and
18 garage house -- roof and garage of the house and garage
19 are rotting, debris, overgrown, unkempt, brush, front
20 step railings have been removed, there appears to be
21 working on it without permits, the gas meter's on but
22 the electric meter's off.

23 We're recommending demolition.

24 HEARING OFFICER: Okay. Your name, please.

25 MS. REED: Natoshya Reed.

1 HEARING OFFICER: Okay. And you're the
2 property owner?

3 MS. REED: Yes.

4 HEARING OFFICER: Okay. And when did you buy
5 this property?

6 MS. REED: Officially, we just did the
7 paperwork Tuesday.

8 HEARING OFFICER: Tuesday?

9 MS. REED: Yeah, last Tuesday.

10 HEARING OFFICER: Okay.

11 Are you aware of that?

12 MR. KOLBE: No.

13 HEARING OFFICER: Okay.

14 MR. KOLBE: No.

15 HEARING OFFICER: The reason is --

16 MS. REED: In the beginning, it was -- we
17 were supposed to rent to own but we worked it out from
18 the last meeting. I explained to her, in order for me
19 to get help from Oakland County, from OSHA, the one on
20 Cesar Chavez or Oakland --

21 MR. BOLEK: Uh-huh.

22 MS. REED: -- in order for me to get help, I
23 had to have the actual deed in my name. So we just
24 worked out the legality of that. The -- you actually
25 misquoted. You said that the roof on the house was

1 collapsing and that's not true, it's a brand new roof
2 on there and I got the receipt for it.

3 MR. BOLEK: Was there a permit pulled for
4 that?

5 MS. REED: I don't have the slightest idea.
6 It was before I bought it.

7 For the pillar in the back, I would have
8 started progress sooner but I am a -- I'm not a bus
9 driver, I'm an attendant. So we -- our last day was
10 June 6th. I was able to purchase the materials but,
11 when I came down here to Building and Safety to get the
12 price for the permit to do the garage roof, the permit
13 for doing the pillar in the back, I didn't have enough.

14 So we go back to work in September. So I
15 absolutely do need to get an extension. And within
16 that time, I can get all that little work done. It's
17 just that, right now, financially, I can't handle it,
18 with getting the permits and getting the stuff fixed.

19 The yard is absolutely immaculate. You all
20 obviously haven't been over there recently. I am a
21 garden fanatic and it is absolutely beautiful over
22 there.

23 HEARING OFFICER: Does she need a Property
24 Maintenance Inspection?

25 MR. KOLBE: (Shakes head.)

1 MR. BOLEK: I don't think so.

2 MR. KOLBE: No.

3 MR. BOLEK: She's just got to pull permits
4 for what work she's doing.

5 MS. REED: No, nothing has been done since we
6 have it, since we --

7 MR. BOLEK: The work that needs to be done on
8 this house, though, needs to have permits pulled.

9 MS. REED: Yeah, that's what I said.

10 MR. BOLEK: Okay.

11 MS. REED: I came down here to get the prices
12 and I absolutely didn't have enough for it.

13 MR. BOLEK: Okay.

14 MS. REED: So that's why I'm asking for an
15 extension. So once I get back to work, I can
16 absolutely get it done. Because it's minor stuff, the
17 two holes in the roof and then that back pillar.

18 HEARING OFFICER: When are you back to work?

19 MS. REED: Well, from what they're telling
20 us, Pontiac School District is starting back in August.

21 HEARING OFFICER: Okay.

22 MS. REED: So within like the next month or
23 two. I will absolutely have everything done by
24 October, if that's possible.

25 HEARING OFFICER: Okay. So --

1 MR. BOLEK: I don't remember --

2 HEARING OFFICER: You do need, at least, a
3 building permit.

4 MS. REED: Right.

5 HEARING OFFICER: And whatever else you were
6 told.

7 MS. REED: Yeah. Well, I got the list. The
8 lady downstairs, who was absolutely sweet, actually
9 gave me the prices and stuff. So --

10 HEARING OFFICER: Okay. We'll hold this over
11 until our October meeting and, hopefully, by that time
12 you've got things pretty well taken care of.

13 MS. REED: Absolutely.

14 HEARING OFFICER: And if everything's done,
15 then we'll dismiss and, if not, we'll review it again
16 at that time.

17 MS. REED: Absolutely. And it's not vacant,
18 we live there.

19 HEARING OFFICER: Yeah. Okay.

20 MS. REED: All right. Thank you.

21 HEARING OFFICER: Thank you.

22 HEARING OFFICER: 180 West Pike.

23 MR. BOLEK: 180 West Pike posted 6-27 of '14.
24 This structure was boarded by the federal programs, the
25 steps were crumbling, roof was rotting, boarded up,

1 debris, unkempt, there were no gas or electric meters.

2 A Property Maintenance Inspection was
3 performed on 2-13 of '13. All permits required, total
4 rehab. All trade permits expired on 6-1 of '14. The
5 building permit expires 7-15 of '14 and I don't believe
6 there's been any inspections on this yet.

7 MR. KOLBE: Uh-uh.

8 MR. BOLEK: We're recommending placement onto
9 the demolition list due to any progress.

10 HEARING OFFICER: Your name, sir?

11 MR. NIXON: Rick Nixon, owner.

12 HEARING OFFICER: Okay. And can you tell us
13 what the status is here?

14 MR. NIXON: I actually had a little bit of a
15 setback last quarter. I plan on being very busy this
16 summer if I could extend my building permit's to cover
17 the work. I think it would be a more appropriate time
18 to review the status, perhaps, in October, if I'm given
19 the opportunity to put some elbow grease in this
20 summer.

21 HEARING OFFICER: Okay. Are you doing the
22 work yourself?

23 MR. NIXON: I'm doing the work myself, yep.
24 I have five weeks of vacation basically allocated for
25 some major progress.

1 MR. BOLEK: Are you going to be living in
2 this house?

3 MR. NIXON: Yes. Eventually, yep.

4 HEARING OFFICER: Is there anything
5 structural on this house or is it cosmetic?

6 MR. NIXON: Yes, there is one structural
7 issue, sagging central floor footing, will be required
8 and shoring of the existing structure. Other than
9 that, it's solid.

10 HEARING OFFICER: So we've got mechanical,
11 and electrical permits are expired?

12 MR. KOLBE: Yep.

13 MR. BOLEK: Everything's expired.

14 HEARING OFFICER: Everything, including the
15 building permit?

16 MR. KOLBE: Yep, everything.

17 MR. BOLEK: No.

18 HEARING OFFICER: No, you've got a few days
19 on the building permit.

20 MR. NIXON: A few days on that.

21 HEARING OFFICER: Does that -- so that needs
22 to be extended?

23 MR. BOLEK: It's going to need to be
24 extended.

25 MR. KOLBE: All of them will need to be

1 renewed or extended.

2 MR. NIXON: Yes. And I will -- I came
3 actually yesterday to try to do that but that's on hold
4 due to the status of this hearing.

5 MR. KOLBE: Yeah. Some of these are a year
6 and plus over. They need to understand, you know, I
7 would -- like we had the previous one, if they don't
8 have their rough inspections by October, they'll move
9 on. Perhaps that would be an incentive to get to a
10 particular mile marker by a particular date so we know
11 that they are seriously going to finish the house.

12 MR. BOLEK: We just haven't been in there
13 since all this started so we don't know where this
14 stands. We don't know if nothing's happened.

15 MR. NIXON: I wish I could bring you in for a
16 reason. In fact, I did request, like, a preliminary
17 inspection but there's really no context for that
18 inspection, unless it's for a rough.

19 HEARING OFFICER: How far away are you from
20 rough, mechanical, electrical and plumbing inspections?

21 MR. NIXON: That's exactly the phase I'm at
22 right now. If I could have waited on the permits until
23 now -- I had been removing the entire interior of the
24 house. It's been about eight 30-yard dumpsters, major,
25 major. It's 3,200 square foot. It's a rather large

1 project.

2 HEARING OFFICER: Do you have to redo all of
3 the electrical?

4 MR. NIXON: All of the electrical from
5 scratch, including mechanical and plumbing. It's a
6 complete shell of a house, basically, right now.

7 HEARING OFFICER: Well, I want to give you
8 the time to do it. It's a nice-looking house here.
9 But, you know, obviously, the progress is the issue
10 here.

11 MR. NIXON: Yes.

12 HEARING OFFICER: So give 30 days here to
13 update your permits and --

14 MR. KOLBE: Like I say, I'll give him until,
15 you know, October, if he gets all of his rough
16 inspections by October.

17 HEARING OFFICER: Do you think you could do
18 that?

19 MR. KOLBE: And we'll extend the permits to
20 that time.

21 MR. NIXON: Yes, that's the goal.

22 HEARING OFFICER: Okay.

23 MR. NIXON: The summer allocation.

24 MR. KOLBE: He said he has five weeks. Let's
25 give him the benefit of the doubt. But in October, if

1 he doesn't have the mile marker that we're setting --

2 MR. NIXON: Right.

3 MR. KOLBE: -- I'm sure he's not going to
4 have a problem with saying, "Okay. I failed. Move it
5 on."

6 MR. NIXON: Yep.

7 HEARING OFFICER: Okay. So we'll hold this
8 over until the October meeting, October 8th. And,
9 hopefully, by that time, you've made good progress here
10 and we'll continue on. If not, it will move to the
11 Board of Appeals.

12 MR. NIXON: Okay.

13 HEARING OFFICER: Okay?

14 MR. NIXON: Thanks for your continued
15 forbearance on that.

16 HEARING OFFICER: Good luck. Thank you.

17 510 Nevada.

18 MR. BOLEK: 510 Nevada posted 6-25 of '14.

19 This is a dilapidated, rotted, wall collapsing,
20 overgrown, debris, unkempt, broken windows. There had
21 been work -- work started on it without permits, gas
22 meter was gone, the electric meter got new service.

23 The Property Maintenance Inspection was
24 performed on 6-30 of '14. The property is going to
25 need to be totally renovated.

1 MR. WILLIAMS: Correct.

2 MR. BOLEK: We're -- we're recommending
3 placement onto the demolition list.

4 HEARING OFFICER: Your name, sir?

5 MR. WILLIAMS: My name's John Williams. I'm
6 the property owner.

7 HEARING OFFICER: Okay.

8 MR. WILLIAMS: And I recently bought this
9 property off the tax -- through Oakland County tax
10 auction and I fully intend on rebuilding this house.
11 In speaking with Dan a few times in the last week and a
12 half, I -- in order to pull my permits, I have to have
13 a -- a structural engineer come out. And I've got that
14 set up. That's a -- and he's supposed to get with me
15 at the beginning of next week to come out and do a
16 write-up on it. But Dan's told me what I need to do.

17 HEARING OFFICER: Okay.

18 MR. WILLIAMS: So --

19 MR. KOLBE: For the Property Maintenance
20 Inspection, the foundation has some major problems with
21 it.

22 MR. WILLIAMS: Well, there's an eight-foot
23 wall in the back of the house, it's twisted. And in
24 order to do any type of building, I have to have that
25 fixed.

1 HEARING OFFICER: Okay.

2 MR. WILLIAMS: So I believe that's why the
3 structural engineer was --

4 MR. KOLBE: Yes.

5 MR. WILLIAMS: -- requested. So --

6 MR. KOLBE: And then also --

7 MR. WILLIAMS: -- I got that set up.

8 MR. KOLBE: -- he needs to have blueprints to
9 what he's doing for the house itself because it's such
10 a major -- it's not a remodeling at this point.

11 MR. WILLIAMS: Right. Front and back wall
12 are complete, trusses, flooring, yes.

13 HEARING OFFICER: And a building permit's
14 been applied for?

15 MR. KOLBE: He has applied for a building
16 permit but he did not include the structural
17 engineering analysis from the structural engineer and
18 nor does he have any type of plans for it. He just
19 said, "I'm going to redo the house." But they want
20 actual blueprints of what he's doing.

21 HEARING OFFICER: Yeah, what -- what do you
22 think your timeframe is here?

23 MR. WILLIAMS: Completion, drywall and
24 everything, probably November. I'm looking at
25 November.

1 HEARING OFFICER: Okay.

2 MR. WILLIAMS: But to have it secured and
3 closed up, the outside, all the building's done, I'm
4 hoping by the end of August.

5 MR. BOLEK: Is this one that we can do 30 --
6 in 30 days? So the 1st of August, if he's got all of
7 his permits pulled, we'll postpone it until the October
8 meeting but if in 30 days none of the permits are
9 pulled, he doesn't have any of the information in, then
10 it moves forward.

11 MR. WILLIAMS: I'll have them pulled, no
12 problem.

13 HEARING OFFICER: So that won't be an issue?

14 MR. WILLIAMS: I've got the financial means
15 to do it, it's not a problem.

16 HEARING OFFICER: Okay. So that looks like
17 you've got a lot of work here.

18 MR. WILLIAMS: Oh, yeah, definitely. No, I
19 know what I got my hands into.

20 HEARING OFFICER: Yep. Okay.

21 MR. WILLIAMS: I knew what I was buying.

22 HEARING OFFICER: So we'll -- you've got 30
23 days, then, to pull all of your permits --

24 MR. WILLIAMS: Okay.

25 HEARING OFFICER: -- and begin moving

1 forward. And at that time, it will move along to our
2 October meeting. If you don't have the permits, it
3 automatically goes to the Board of Appeals.

4 MR. WILLIAMS: Okay.

5 HEARING OFFICER: Okay?

6 MR. WILLIAMS: Sounds good. Thank you.

7 HEARING OFFICER: Okay. Thank you.

8 311 Tilden.

9 MR. BOLEK: 311 South Tilden posted 6-25 of
10 '14. This is a vacant structure, it was open to
11 trespass in the rear door, the interior's full of
12 debris, it's overgrown, unkempt, electric meter's gone,
13 gas meter's off.

14 We're recommending placement onto the
15 demolition list.

16 MR. SKIBA: Hi. My name is Robert Skiba.
17 I'm the neighbor next door do it. I've been trying for
18 the last, probably, four years that I've lived in that
19 house to contact the woman that owns it. Finally,
20 through this posting and whatever, I was able to reach
21 her but only yesterday. So she asked me to appear
22 here. She's willing to do whatever it needs to do to
23 get the house back up to, you know, livable, rentable,
24 sellable, whatever.

25 I mean, I'm even offering to buy it from her.

1 But like I said, I just spoke to her yesterday. She
2 lives in California. And she's kind of unaware of what
3 needs to be the next process -- you know, the next step
4 in the process. So if I can get that kind of
5 information and relay it to her, I think we can get it,
6 you know, back on the -- back on track.

7 HEARING OFFICER: Do you know how long the
8 house has been empty?

9 MR. SKIBA: I don't. I've only lived next
10 door to it for about four years and it's been empty as
11 far as -- you know, as I've lived next door. I've
12 really been maintaining the lawn in the front to try to
13 keep it looking, you know, occupied but, you know, the
14 backyard is out of control.

15 HEARING OFFICER: Yeah.

16 MR. SKIBA: And you know, now that I
17 contacted her, I'm willing to work with her and get it
18 cleaned up on the outside and, you know, figure out
19 what she needs to do with the inside. But like I said,
20 I just spoke to her yesterday so she was really unaware
21 of --

22 MR. BOLEK: Can you get us that contact
23 information tomorrow?

24 MR. SKIBA: I can. I've got, you know, phone
25 numbers and all sorts of information with me.

1 HEARING OFFICER: Do you want to hold this
2 over?

3 MR. BOLEK: This house needs to be --

4 HEARING OFFICER: It looks like it needs some
5 TLC here.

6 MR. SKIBA: Yeah, I think it's really
7 cosmetic TLC. You know, it's in a great neighborhood.
8 You know, the neighbors all take care of their homes.
9 It's, you know, really a shame. But, you know, she
10 lives in San Francisco. She's not able to travel
11 physically. So I think it was kind of an out of site,
12 out of mind type of thing for her. But now that I've
13 contacted her, she's willing to -- you know.

14 HEARING OFFICER: Yeah. You know, the
15 problem is you're not the property owner so you can't
16 pull permits.

17 MR. SKIBA: Right.

18 HEARING OFFICER: She would have to do that.
19 Can she do that via --

20 MR. BOLEK: She could.

21 HEARING OFFICER: -- via mail?

22 MR. BOLEK: Yeah. Let's do it this way:
23 Let's give him 30 days to get --

24 MR. KOLBE: The end of the month.

25 MR. BOLEK: Until the end of the month to get

1 contact between her and the Building Department and
2 this gentleman. And if we can get a Property
3 Maintenance Inspection pulled, get the -- get the
4 debris cleaned up on the property, we'll -- we'll
5 postpone it until October -- or it will the October
6 meeting. If not, it will automatically move forward to
7 the Board of Appeals.

8 MR. SKIBA: Okay. So she's got 30 days, you
9 said?

10 HEARING OFFICER: Yeah.

11 MR. BOLEK: Thirty days --

12 MR. KOLBE: Well, the end of the month. If
13 you're going to the next Board of Appeals meeting, I
14 don't have 30 days for that because of the posting.

15 HEARING OFFICER: Yeah.

16 MR. KOLBE: So that's why.

17 HEARING OFFICER: So you've got a tight
18 schedule.

19 MR. SKIBA: By the end of July?

20 MR. BOLEK: By the end of July, she just
21 needs to make contact with us and have -- schedule a
22 Property Maintenance Inspection to start this process
23 of taking care of the property.

24 MR. SKIBA: Okay.

25 HEARING OFFICER: Are the forms online for a

1 PMI?

2 MR. KOLBE: Yes.

3 HEARING OFFICER: So --

4 MR. KOLBE: All the permits are online.

5 HEARING OFFICER: So the fee is how much,
6 Dan?

7 MR. KOLBE: \$200.

8 HEARING OFFICER: \$200.

9 MR. SKIBA: For a Property Maintenance
10 Inspection, okay. 200?

11 HEARING OFFICER: Do you have keys to the
12 house?

13 MR. KOLBE: The house is open.

14 MR. SKIBA: I really just talked to her
15 yesterday. So yeah, we're working on that. She's
16 trying to get me --

17 HEARING OFFICER: Okay.

18 MR. SKIBA: I wanted some kind of permission
19 from her to be able to get into the house and secure it
20 and do that kind of thing.

21 HEARING OFFICER: So this gentleman could be
22 there for the inspection?

23 MR. BOLEK: Yep.

24 MR. SKIBA: Oh, absolutely, yeah.

25 HEARING OFFICER: Because the City will not

1 inspect if nobody's there, correct?

2 MR. KOLBE: Right.

3 MR. SKIBA: All right.

4 HEARING OFFICER: So there has to be somebody
5 there. So you can be the owner's rep for that.

6 MR. SKIBA: Yep. That's why she sent me here
7 today because she --

8 HEARING OFFICER: Yeah. And once you get
9 that Property Maintenance Inspection, that inspection
10 report will tell you what needs to be done with the
11 house, what other permits need to be pulled.

12 MR. SKIBA: Okay.

13 HEARING OFFICER: Okay?

14 MR. SKIBA: So that's the first step, then?

15 HEARING OFFICER: So that's the first step.
16 And if for some reason the end of July date is not made
17 for whatever reason, this will go on to the Board of
18 Appeals. Will this make the August Board of Appeals?

19 MR. KOLBE: Right.

20 HEARING OFFICER: So it would be at the
21 August Board of Appeals meeting, which is August --

22 MR. KOLBE: It's like the third Wednesday of
23 August, I think.

24 HEARING OFFICER: Okay. So --

25 MR. SKIBA: End of August?

1 HEARING OFFICER: And it doesn't mean that's
2 the end of everything. But give you a chance, again,
3 to present your case and say, "Hey, look, we're trying
4 to pull this together."

5 MR. SKIBA: Okay.

6 HEARING OFFICER: "We just haven't been able
7 to do it in the time that we were given."

8 MR. SKIBA: Okay.

9 HEARING OFFICER: Okay?

10 MR. SKIBA: So pull this Property Maintenance
11 and then work on getting the outside cleaned up and --

12 HEARING OFFICER: Sure.

13 MR. BOLEK: And if you can get us that
14 contact information tomorrow.

15 MR. SKIBA: Sure, I can --

16 MR. BOLEK: Okay.

17 MR. SKIBA: I can do it tomorrow.

18 MR. BOLEK: Perfect.

19 MR. SKIBA: All right. Thank you.

20 HEARING OFFICER: Thank you very much.

21 MR. SKIBA: 69 West Strathmore.

22 MR. BOLEK: 69 West Strathmore posted 6-26 of
23 '14. This structure had been -- is in the process of
24 rehab, had broken windows, vacant, not maintained,
25 overgrown, debris.

1 It had a Property Maintenance Inspection
2 performed in 2012. Building permits have been -- all
3 permits have been expired. So all permits need to be
4 renewed.

5 We're recommending placement onto the
6 demolition list due to lack of any progress.

7 HEARING OFFICER: Your name, sir?

8 MR. NOLTE: Skip Nolte, property owner.

9 HEARING OFFICER: Okay.

10 MR. NOLTE: And I will definitely fight you
11 to the end on the description of the property. There
12 were a couple of cracked windows. It has never been
13 overgrown, there has never been debris.

14 MR. BOLEK: You have to go back to 6-29 of
15 2012 when most of this was put on here, sir.

16 MR. NOLTE: Okay. Then I take that back. I
17 just take a little offense to that.

18 MR. BOLEK: This project has been going on
19 almost two years.

20 MR. NOLTE: I know.

21 MR. BOLEK: And it's not completed yet.

22 MR. NOLTE: I know that. I do have all three
23 of my mechanicals, rough inspection. The last one was
24 the plumbing, which was done, actually, the day of the
25 notice. I came in the following day to renew my

1 building permit because, pretty much all along, I've
2 been ready to call for my building inspection but
3 couldn't because I didn't have my plumbing.

4 A plumber final completed, I came in and they
5 wouldn't allow me to renew it. I had to come to the
6 meeting to talk to you to get permission to renew that.
7 And I did call my other two. My plumbing inspection is
8 valid -- or my plumbing permit is valid. But my
9 electrical and my heating have passed -- or have
10 expired. And I called them right after our last
11 meeting. I'm surprised that they didn't get those
12 extended but I can get on them for that.

13 So I'm at that point to let them renew my
14 building permit, call for my rough building inspection,
15 then I can step back in and proceed. I -- my hands
16 have been tied, I couldn't go any further.

17 HEARING OFFICER: Okay. So your plumbing,
18 electrical and mechanical work is done?

19 MR. NOLTE: Rough.

20 HEARING OFFICER: You had the rough. You've
21 had your rough mechanical inspection?

22 MR. NOLTE: All three rough inspections are
23 completed and passed, uh-huh. Plumbing, the last one
24 being done the date of the notice.

25 HEARING OFFICER: Did these expire?

1 MR. KOLBE: When was your plumbing
2 inspection? What date?

3 MR. NOLTE: It was the date of the 27th? The
4 26th? Thursday.

5 HEARING OFFICER: So we just need a renewed
6 building permit?

7 MR. KOLBE: I have all the permits have
8 expired. I think they may have just expired, you know,
9 this week. But all the permits, when I did the
10 sheets --

11 HEARING OFFICER: Are expired?

12 MR. KOLBE: -- had or were to expire by
13 today's date.

14 MR. NOLTE: The plumbing should still be
15 valid. But the electrical and the heating. And I will
16 be on them about that, in getting that done.

17 HEARING OFFICER: But the work is done,
18 supposedly, if not inspected, inspection ready?

19 MR. NOLTE: Yeah. I need to have it
20 inspected.

21 HEARING OFFICER: Okay. So by the end of
22 July, update any expired permits.

23 MR. NOLTE: I'll have that tomorrow.

24 HEARING OFFICER: Okay.

25 MR. NOLTE: Well, I'll have the building.

1 HEARING OFFICER: And -- and then, obviously,
2 if he's got current permits --

3 MR. KOLBE: He just needs to pick up pace.
4 We've been two years getting to this point.

5 HEARING OFFICER: Okay.

6 MR. KOLBE: You know, we don't want two years
7 until the final.

8 HEARING OFFICER: Okay. So end of the month
9 all permits required, renewed and then you can continue
10 on with your building work. If you don't pull the
11 permits, you'll end up at the Board of Appeals at the
12 August meeting. If you do pull the permits, we'll see
13 you again in October.

14 MR. NOLTE: Got it.

15 HEARING OFFICER: And hopefully at that time
16 you're mostly done.

17 MR. NOLTE: Hopefully.

18 HEARING OFFICER: Okay.

19 MR. NOLTE: It's been a long time.

20 HEARING OFFICER: Very good.

21 MR. NOLTE: Thank you.

22 HEARING OFFICER: Thank you.

23 MR. NOLTE: I'll be in tomorrow.

24 HEARING OFFICER: Okay.

25 HEARING OFFICER: 32 South Paddock.

1 MR. BOLEK: 32 South Paddock posted 6-27-14.

2 There's two structures on this Sidwell number. The
3 front house is vacant and abandoned, broken windows,
4 rotted roofing, sagging porch, crumbling chimney.

5 The rear house is occupied with an
6 unregistered rental. There's abandoned vehicles on the
7 site, gas meter's locked out, it had a new electric
8 meter.

9 We're recommending placement onto the
10 demolition list of both structures.

11 HEARING OFFICER: Okay. Your name, sir?

12 MR. TOWNSEND: Zebedee Townsend.

13 HEARING OFFICER: And are you the property
14 owner?

15 MR. TOWNSEND: Yes.

16 HEARING OFFICER: Okay. And so we have not
17 had a Property Maintenance Inspection on --

18 MR. KOLBE: Nope.

19 HEARING OFFICER: -- any of this?

20 MR. KOLBE: Nope.

21 HEARING OFFICER: And do you -- do you own
22 both of these homes?

23 MR. TOWNSEND: Yes. I found that out, up
24 there, when I came to the last meeting. And I've been
25 struggling with the people that previously owned it and

1 the gentleman that's -- that was renting from the
2 previous owner because he -- he still was collecting
3 rent and, up there, just, up there, I had to use half
4 of my money to file the case, which I go to court
5 tomorrow to try to get possession of the property.

6 HEARING OFFICER: Okay. Are you living --

7 MR. TOWNSEND: And I just needed a little bit
8 more time because I had to use some of my money.

9 HEARING OFFICER: Yeah. Are you living in
10 one of these homes or not?

11 MR. TOWNSEND: I was -- I was planning on --
12 planning on it, up there, if I can get the gentleman
13 out of there when I go to court. I won't know nothing
14 until tomorrow.

15 HEARING OFFICER: Yeah.

16 MR. TOWNSEND: And, up there, I would have
17 had to have possession of the property in order to let
18 you all do the inspection, anyway. So -- and, which I
19 did, I say I had the money, I was going to bring it in
20 because they said bring it in before this -- this
21 meeting. But I had to file a couple cases and then I
22 did even have problems out of the friends of the
23 gentleman that -- that was renting the back house.

24 HEARING OFFICER: Uh-huh.

25 MR. BOLEK: He's actually not renting, he's

1 squatting, right?

2 MR. TOWNSEND: Hmm?

3 MR. BOLEK: He's squatting in the house
4 because he's not paying anybody?

5 MR. TOWNSEND: No, he's paying -- he was
6 paying the previous owner, up there. And I just, when
7 I got in contact with them, when I served him with
8 papers -- and even had to have to pay somebody to go
9 out there to serve him papers. Because every time I
10 went near the house, if they was outside, they'd run in
11 the house and lock the door and wouldn't answer the
12 door.

13 So then I got the paperwork, necessary
14 paperwork. And I'm saying now all I got to do is wait
15 for my court date tomorrow, up there, because they had
16 to postpone it because I went in the hospital.

17 HEARING OFFICER: Okay. Is this -- did you
18 evict these people?

19 MR. TOWNSEND: Yes.

20 HEARING OFFICER: Okay.

21 You've got two homes on one property.

22 MR. KOLBE: Yep.

23 HEARING OFFICER: And that's the way it's
24 deeded and titled?

25 MR. KOLBE: Yes.

1 HEARING OFFICER: We know this for a fact?

2 MR. TOWNSEND: Yeah, that's what I found out
3 the last time.

4 HEARING OFFICER: I remember.

5 MR. TOWNSEND: Because the gentleman next to
6 you said there's another house and I'm, like, "What
7 house?" And, up there, then he said -- then the other
8 gentleman gave me a copy of the paper and I took -- I
9 had to wait to talk to the lady in charge out there at
10 Oakland County and then I found out for sure that you
11 all was right, that both of them still -- they never
12 was separated, so --

13 MR. BOLEK: So if you got possession of this,
14 of the rear house, what is your intent going forward?

15 MR. TOWNSEND: Up there, move in and then, up
16 there, then also I got to go back to my bank, up there,
17 because they was going to help me do improvements on
18 the other house and the necessary funds, up there, to
19 fix.

20 Now, up there, I got an added problem because
21 I'm going to have -- I didn't need nothing but like a
22 hot water tank and a few fixtures. And now, up there,
23 I have problems with the gentleman's friend actually
24 kicking in the door and I had to change the -- put a
25 new lock on there and seal it back on up.

1 But when they did it, up there, he took the
2 rest of the pipes that was in there, so I'm going to
3 have to have plumbing, and then stole the lawnmower.
4 And now I even have to pay -- I got somebody that's
5 supposed to cut the grass for me because I wasn't -- I
6 wasn't -- a couple weeks ago, I ended up -- the reason
7 why I got sick, because I was out there trying to do it
8 with a sling blade and, up there -- and end up making
9 myself sick.

10 HEARING OFFICER: Okay. So we -- each one of
11 these are going to need a Property Maintenance
12 Inspection.

13 MR. KOLBE: Um-hmm.

14 MR. BOLEK: And we have to figure out how
15 much -- if he just --

16 HEARING OFFICER: How much damage have the
17 tenants or the squatters already --

18 MR. BOLEK: Done or are going to do. And
19 then how long is it really going to take him to get
20 out, to get possession.

21 MR. KLOPOCINSKI: How about on the front
22 house we at least get the Property Maintenance done?

23 HEARING OFFICER: It's the back house that
24 somebody's living in; is that correct?

25 MR. TOWNSEND: Yes.

1 HEARING OFFICER: And the front house is in
2 what kind of shape inside?

3 MR. TOWNSEND: I'd say it was in pretty good
4 shape just besides cleaning up and then now replacing
5 the pipes and putting -- because I was going to replace
6 all the bathroom fixtures and -- and the kitchen
7 fixtures. And that's all I really needed besides a
8 regular cosmetic on, like, light fixtures and stuff
9 like that.

10 HEARING OFFICER: Yeah.

11 MR. BOLEK: Here's what I'm thinking:

12 In 30 days or by the end of the month we get
13 a Property Maintenance Inspection pulled on the front
14 house. That gives some time yet to get -- take care of
15 the business in the back structure. We get the
16 Property Maintenance Inspection pulled on the front
17 house, that taken care of.

18 As soon as he gets possession of the back
19 house, he gets a Property Maintenance Inspection on
20 that structure and that will -- then we can -- if we --
21 if we keep it moving forward, we'll give him until the
22 end of the month to do the front one. If he has that
23 happen, it will get postponed until the October
24 meeting.

25 HEARING OFFICER: Okay. You're going to need

1 a Property Maintenance Inspection on both of these
2 homes.

3 MR. TOWNSEND: Yeah. Because, up there,
4 because I had to use half of -- I had the whole amount
5 of money.

6 HEARING OFFICER: Yeah. But you --

7 MR. TOWNSEND: And then started have to use
8 it but I only just got half of it so I need the other
9 30 days to get the other half.

10 HEARING OFFICER: Do you have \$200 --

11 MR. TOWNSEND: I will.

12 HEARING OFFICER: -- to get the Property
13 Maintenance Inspection on the front home?

14 MR. TOWNSEND: Yes.

15 HEARING OFFICER: And can you do that by the
16 end of July?

17 MR. TOWNSEND: Yes.

18 HEARING OFFICER: Okay.

19 MR. TOWNSEND: Well, the -- well, the day
20 after the end. Because I only get my income on -- on
21 the 1st, SSI.

22 MR. KOLBE: We can work until the 1st.

23 HEARING OFFICER: Okay. So we'll -- you come
24 in when you get your check on the 1st and you pay
25 for -- the \$200 for a Property Maintenance Inspection

1 on the first home. Okay?

2 And then, if you do that, this will stay off
3 the demolition list and it will give you time to get
4 the -- the people out of the back home. That -- that
5 could happen -- that could take you 30, 60 days or
6 longer, depending upon what the court orders --

7 MR. TOWNSEND: Yeah.

8 HEARING OFFICER: -- you know.

9 MR. TOWNSEND: Because, up there, because the
10 referee -- or a mediator --

11 HEARING OFFICER: Right.

12 MR. TOWNSEND: -- said it would probably be
13 less than that. But it would -- it would probably be
14 within a timely fashion because -- up there, because
15 I've been popping a seam up there and making sure I did
16 what I was supposed to do.

17 HEARING OFFICER: Yeah. It may benefit you
18 to make sure the court understands that that back home
19 is on the City's demolition list and it's not habitable
20 in the condition it's in.

21 MR. BOLEK: Well, it's actually -- it
22 actually is on the dangerous building list, it's not on
23 the demolition list.

24 HEARING OFFICER: Dangerous building list.

25 Okay.

1 So to help expedite moving these people out,
2 you know, the quicker you get them out, the better it
3 is for you.

4 MR. TOWNSEND: Yeah.

5 HEARING OFFICER: So -- okay?

6 MR. TOWNSEND: Okay.

7 HEARING OFFICER: So we'll expect to see you
8 here August 1st or -- to get the Property Maintenance
9 Inspection on the front home.

10 MR. TOWNSEND: Okay.

11 HEARING OFFICER: Okay?

12 MR. TOWNSEND: Okay. Thank you.

13 HEARING OFFICER: Thank you.

14 69 Putnam Avenue.

15 MR. BOLEK: 69 Putnam posted 6-27 of '14.
16 This was a vacant structure, the porch foundation is
17 falling, aluminum siding's being stripped, there's
18 debris, windows are blocked from the inside.

19 A Property Maintenance Inspection was
20 conducted on 4-26 of '13. All permits were required.
21 All permits have expired but the rough plumbing passed
22 on 10-1 of '13.

23 We're recommending placement onto the
24 demolition list due to lack of any progress.

25 HEARING OFFICER: Okay. Your name, please.

1 MR. ERIC GAYTAN: My name is Eric. I'm son
2 of the owner --

3 HEARING OFFICER: Okay.

4 MR. ERIC GAYTAN: -- Francisco. There's --
5 we've been working on the house, we just haven't been
6 able to show it. We had, I think it was, two circuits
7 that needed to be fixed. We got that taken care of.
8 But we never got the -- the inspection, the rough
9 inspection for it. And we got some drywall up, too.

10 We didn't get it -- the two circuits that
11 were missing were in the kitchen and bathroom. We
12 hadn't put any drywall up there because we're waiting
13 on the -- on an inspection for the electrical. And we
14 plan on doing that next week or scheduling for it at
15 least.

16 HEARING OFFICER: Okay. So the permits are
17 expired?

18 MR. BOLEK: Yeah. But he's kind of out of
19 sequence because he's already saying he's covering some
20 stuff up. When all the permits were required, he
21 needed to have all of his rough inspections done prior
22 to covering anything up.

23 HEARING OFFICER: Okay.

24 MR. BOLEK: So what he needs to do is get
25 his -- again, we're back to this we've got permits

1 pulled but we never had any inspection so we don't know
2 what's going on inside. We don't know where it's at.
3 As far as we're concerned, nothing's happened because
4 there's been no inspections pulled.

5 MR. ERIC GAYTAN: In the house, it's -- it's
6 a pretty old house. So back then they used to make the
7 drywall -- it wasn't drywall, it was cemented on there.

8 HEARING OFFICER: Plaster?

9 MR. ERIC GAYTAN: So they used -- yeah. They
10 used some strips of wood.

11 MR. BOLEK: Lath and plaster?

12 MR. ERIC GAYTAN: Yeah. None of that was
13 removed. None of those pieces of wood were removed,
14 only the cemented part on that.

15 MR. BOLEK: But again, we haven't done any
16 inspection so we can't see that. We don't know. We
17 don't have x-ray vision to go to the building and know
18 what's being done or not done on the inside. Part of
19 the responsibility, when you pull the permits, is to
20 obtain the inspections when necessary. If they're not
21 done, then we can't see it.

22 MR. ERIC GAYTAN: Well, on the maintenance
23 inspection, that's the first inspection, we had that
24 inspected. Electrical passed for that except for the
25 two circuits that were in the bathroom and kitchen,

1 so --

2 HEARING OFFICER: I -- I think --

3 MR. ERIC GAYTAN: And all we did --

4 HEARING OFFICER: Tell --

5 MR. ERIC GAYTAN: All we did was put the
6 drywall, take the cement down, put it back up. Nothing
7 was removed behind that wall.

8 HEARING OFFICER: Okay. When you had your
9 Property Maintenance Inspection, they asked -- they
10 told you to add two new circuits; is that what I
11 understand?

12 MR. ERIC GAYTAN: Yeah. Two of them were
13 supposed to get fixed and, once we got our electrical
14 permit, those were fixed up.

15 HEARING OFFICER: But you haven't rewired the
16 rest of the house?

17 MR. ERIC GAYTAN: No, none of the rest. The
18 rest of the house is fine.

19 HEARING OFFICER: So there was just two
20 new -- two new circuits or outlets?

21 MR. ERIC GAYTAN: Yeah.

22 HEARING OFFICER: Because you need a GFI
23 outlet or something like that in the kitchen and in the
24 bathroom?

25 MR. ERIC GAYTAN: Yes.

1 HEARING OFFICER: Okay. So you took plaster
2 down because it was falling off?

3 MR. ERIC GAYTAN: Yeah, because it was
4 falling off, not because of anything else.

5 HEARING OFFICER: Okay. So what else did the
6 Property Maintenance Inspection require you to do?

7 MR. ERIC GAYTAN: They required the kitchen
8 to be fixed up and bathroom.

9 HEARING OFFICER: Okay.

10 MR. ERIC GAYTAN: That's the main parts.

11 HEARING OFFICER: Your furnace --

12 MR. ERIC GAYTAN: Yeah.

13 HEARING OFFICER: -- was okay?

14 MR. ERIC GAYTAN: Well, the furnace, we're
15 going to get that changed because it was two
16 separate --

17 MR. FRANCISCO GAYTAN: No, checked.

18 MR. ERIC GAYTAN: Or we're going to get that
19 checked first because we're not sure if it works or
20 not. We'll have to get that checked first. So that's
21 why we got our mechanical permit.

22 HEARING OFFICER: So he wasn't doing wiring
23 other than the two circuits. Which, obviously, it --
24 was that inspected?

25 MR. ERIC GAYTAN: We haven't got that

1 inspected; that's why we haven't covered that wall up.

2 HEARING OFFICER: Okay. So -- but he needs a
3 building permit.

4 MR. BOLEK: Well, they need -- they need to
5 do all the permits now.

6 MR. ERIC GAYTAN: Yeah, we're planning on
7 doing that.

8 MR. BOLEK: They need to have some kind of
9 inspection done.

10 MR. ERIC GAYTAN: We plan on renewing them by
11 either Friday or Monday.

12 HEARING OFFICER: Okay. So if we renew by
13 the end of July here, like the other cases --

14 MR. KOLBE: Uh-huh.

15 HEARING OFFICER: -- and progress is shown,
16 how --

17 MR. KOLBE: Yeah, we can't go any slower than
18 where we're at.

19 MR. BOLEK: By the end of the month, we're
20 going to need all the permits renewed and we're going
21 to need some rough inspections done or it's going to
22 move forward.

23 HEARING OFFICER: Do you understand what a
24 rough inspection is?

25 MR. ERIC GAYTAN: Yeah, we understand.

1 HEARING OFFICER: Okay.

2 MR. ERIC GAYTAN: The only ones that are
3 needed are electrical and mechanical, right?

4 HEARING OFFICER: Whatever was on your
5 Property Maintenance Inspection.

6 MR. ERIC GAYTAN: We got our plumbing set
7 so --

8 MR. BOLEK: They had pulled all the permits.
9 So when all the permits were pulled, that tells me that
10 all the roughs are going to need to be done.

11 MR. ERIC GAYTAN: Yeah.

12 MR. KOLBE: Uh-huh.

13 HEARING OFFICER: Okay.

14 MR. BOLEK: So by the end of the month all
15 the permits renewed and at least the three roughs
16 obtained.

17 HEARING OFFICER: Can you do that?

18 MR. ERIC GAYTAN: So all of them except for
19 plumbing, right?

20 HEARING OFFICER: Was there a plumbing permit
21 required?

22 MR. KOLBE: Yeah.

23 MR. BOLEK: Yeah.

24 MR. KLOPOCINSKI: It says rough plumbing
25 passed.

1 HEARING OFFICER: The rough's already passed
2 on the plumbing. But you still need the plumbing
3 permit --

4 MR. BOLEK: Renewed.

5 MR. KOLBE: Renewed.

6 HEARING OFFICER: -- renewed because you have
7 to have a final inspection on the plumbing. Okay?

8 MR. ERIC GAYTAN: That will be?

9 HEARING OFFICER: That will be when you're
10 all done with everything.

11 MR. ERIC GAYTAN: Okay. Should we get that
12 now or can we wait for that?

13 MR. KOLBE: I would get all of it.

14 HEARING OFFICER: Get all of it now and if --
15 if you -- hopefully not. But if -- how long's the
16 permit, six months?

17 MR. BOLEK: Six months.

18 MR. KOLBE: Three months.

19 HEARING OFFICER: Three months on --

20 MR. KOLBE: What we do is give it to them
21 three months and then we will renew it at a no cost,
22 depending on how it goes.

23 HEARING OFFICER: Okay. So if you renew the
24 permit the beginning of next week, they'll be good for
25 three months. Okay?

1 Do you think you'll be done in three months?

2 MR. ERIC GAYTAN: We plan on -- on finishing
3 by then.

4 HEARING OFFICER: Okay.

5 MR. ERIC GAYTAN: Like I said, by next week
6 we plan on scheduling for the electrical for the rough.

7 HEARING OFFICER: Okay.

8 MR. ERIC GAYTAN: Yeah. Because we plan on
9 moving there somewhere around November. So we want to
10 get in there. So we want to finish it up before that.

11 HEARING OFFICER: Okay. So -- so we
12 understand, end of -- end of July you have to have all
13 permits pulled and call for inspections on electrical
14 and mechanical. And sounds like he could have a rough
15 building.

16 MR. KOLBE: Uh-huh.

17 HEARING OFFICER: Okay.

18 MR. ERIC GAYTAN: Because after the
19 electrical, we can call in for a building?

20 HEARING OFFICER: Rough building.

21 MR. ERIC GAYTAN: Building, right?

22 HEARING OFFICER: Yes. You get your rough
23 mechanical, rough electrical and then call for your
24 rough building. Okay?

25 MR. ERIC GAYTAN: Okay.

1 HEARING OFFICER: So you should be able to do
2 all that before the end of the month and then your
3 permits are going to be good for 30 days. So,
4 hopefully, by that time, you're -- you're close to
5 done. If not and you've made progress, then you have
6 to come to the Building Department, renew your permits
7 again. And if you haven't called for your inspections,
8 this will automatically go to the Board of Appeals.

9 Okay?

10 MR. ERIC GAYTAN: Um-hmm.

11 HEARING OFFICER: So --

12 MR. ERIC GAYTAN: You said 30 days?

13 MR. KLOPOCINSKI: Three months.

14 HEARING OFFICER: I'm sorry. Three months.
15 I'm sorry. Three months.

16 MR. ERIC GAYTAN: Oh.

17 MR. KOLBE: What a lot of them are having a
18 rough time wrapping their head around -- and I'm making
19 an announcement for everyone -- we're starting here
20 with a house that needs some major work. Our finish
21 line is the house complete. Inspections are mile
22 markers. And they let us know you're making progress.
23 So when you're finished with one of them, call in for
24 that inspection. It let's us know, hey, we've made the
25 electrical inspection, it's done, the plumbing is done,

1 the mechanical's done.

2 You don't have to wait until you get them all
3 done to call them in. But it allows us to know you're
4 making some progress on the house. If not, it's
5 looking like you've sat there at the starting line and
6 you're waiting six months, nine months down the road
7 and nothing has taken place. So wrap your head around
8 that, let us know, "Hey, I'm calling in that
9 inspection, I've got to this point, pat me on the back,
10 you know, I'm moving along."

11 MR. ERIC GAYTAN: Those permits will be
12 pulled out by Monday.

13 HEARING OFFICER: Okay. Very good. Thank
14 you.

15 MR. ERIC GAYTAN: Thank you.

16 HEARING OFFICER: 101 Putnam Avenue.

17 MR. BOLEK: 101 Putnam Avenue posted 6-26 of
18 '14. This is a vacant, fire-damaged house,
19 dilapidated, open to trespass in the doors and windows,
20 there's holes in the roof, the windows are open,
21 overgrown, debris, unkempt, animals are undermining the
22 foundation, broken windows, gas meter's locked out,
23 electric meter was cut at the drip loops.

24 We're recommending placement onto the
25 demolition list.

1 MR. KLOPOCINSKI: 101 Putnam.

2 HEARING OFFICER: Is anybody here?

3 101 Putnam.

4 MR. KOLBE: Oh, 106 Rutgers, wrong one.

5 HEARING OFFICER: Okay. Move on to the
6 demolition on 101 Putnam.

7 HEARING OFFICER: 106 East Rutgers.

8 MS. SAYLOR: That's me.

9 MR. BOLEK: 106 East Rutgers posted 6-26 of
10 '14. This house was open to trespass, vacant, a shed
11 built without permits.

12 A Property Maintenance Inspection was
13 performed on 1-7 of '14. Building and electrical
14 permits were required.

15 We're recommending postponement until the
16 October Hearing Officer Meeting to allow time to
17 complete the necessary repairs.

18 HEARING OFFICER: Okay. Your name, please.

19 MS. SAYLOR: Debra Saylor.

20 HEARING OFFICER: And you're the property --

21 MS. SAYLOR: Owner.

22 HEARING OFFICER: Okay.

23 MS. SAYLOR: Yeah, we had the mechanical
24 inspection, that was approved for the furnace. We just
25 had the electrical. He needs to come back and do about

1 an hour's worth of work and that won't be done until
2 the end of July. So I just ask that we carry it over
3 until the October meeting; that way I can get the
4 inspection after they do the electrical work.

5 HEARING OFFICER: Okay.

6 MS. SAYLOR: Now, since he's going to come
7 and do a little bit of electrical work, do I need to
8 pull a permit for that?

9 MR. BOLEK: Uh-huh.

10 MS. SAYLOR: Okay. Okay. And then that's
11 it, Gentlemen.

12 MR. BOLEK: Yep.

13 HEARING OFFICER: Okay. Thank you.

14 MS. SAYLOR: Thanks.

15 HEARING OFFICER: Good luck.

16 MS. SAYLOR: Have a good night.

17 HEARING OFFICER: You, too.

18 HEARING OFFICER: 17 Clark Street.

19 MR. BOLEK: 17 Clark posted 6-25 of '14.

20 This is a vacant, dilapidated structure, boarded by the
21 federal programs, rotted framing of exterior wood,
22 possible roof leaks, overgrown, unkempt, broken
23 windows, gas meter was on, electric meter was on.

24 A Property Maintenance Inspection is
25 scheduled for 7-18 of '14.

1 HEARING OFFICER: Okay. Your name, please.

2 MS. SPENCER: Mavis Spencer.

3 HEARING OFFICER: Okay. And are you the
4 property owner?

5 MS. SPENCER: No. I have the Power of
6 Attorney. He's very ill and so I have obtained a Power
7 of Attorney. And these are the -- through
8 Foote Reality, I said to take care of all of the
9 property for me.

10 HEARING OFFICER: Okay. And the property's
11 vacant?

12 MR. KOLBE: Yes.

13 MR. BOLEK: The property is vacant currently.
14 But you pulled the Property Maintenance
15 Inspection today, yesterday?

16 MS. SPENCER: Yes.

17 MR. KOLBE: Yesterday.

18 MR. BOLEK: Yesterday?

19 MS. SPENCER: Yes.

20 MR. BOLEK: And it's scheduled for next week?

21 MR. KLOPOCINSKI: I would say it could be set
22 on the postponement.

23 HEARING OFFICER: Yeah, we'll postpone this
24 until the October hearing. That gives you time to get
25 the Property Maintenance Inspection. Will you be

1 fixing the house up or --

2 MS. SPENCER: Yes. Hopefully, we can fix it
3 up and get it sold. You know, we're turning it over to
4 Foote Reality to take care of the repairs or whatever
5 needs to be done and then, eventually, to get it sold.

6 HEARING OFFICER: Okay. So we'll hold this
7 over until our October 8th meeting. That gives you
8 time to get your Property Maintenance Inspection, which
9 is \$200 -- oh, you already --

10 MR. BOLEK: She already --

11 MS. SPENCER: That was paid yesterday.

12 MR. KOLBE: Yeah.

13 HEARING OFFICER: So that will tell you
14 whatever work and permits need to be pulled. So
15 hopefully by October you've got everything in order.

16 MS. SPENCER: Okay. I just wanted to find
17 out if the reps from Foote Reality could be -- you
18 know, could represent us because each time I have to
19 come in to take care of it. I do have the Power of
20 Attorney, which they have a copy of it. But could they
21 be named as the reps for the property?

22 MR. KOLBE: I would think if they got some
23 sort of letter in writing, a notarized letter, yes. A
24 notarized letter stating that who they are and that
25 they can pull permits or whatever business on your

1 behalf --

2 MS. SPENCER: Okay.

3 MR. KOLBE: -- then we can deal with that.

4 MS. SPENCER: Okay. Thank you very much.

5 HEARING OFFICER: Okay. Thank you.

6 100 Norton Street.

7 MR. BOLEK: 100 Norton posted 6-27 of '14,
8 appears to be a vacant structure, boarded windows,
9 debris, overgrown, unkempt, animals undermining the
10 porches, possible work going on without any permits, a
11 gas meter was locked out, the electric meter was on.

12 We're recommending placement onto the
13 demolition list.

14 HEARING OFFICER: Your name, please.

15 MS. ZAMORA: Leslie Zamora.

16 HEARING OFFICER: Okay. And do we need a
17 Property Maintenance Inspection?

18 MR. KOLBE: Uh-huh.

19 MR. BOLEK: So are you living in the house?

20 MS. ZAMORA: No. We purchased the home in
21 August 2013. We were -- the plans were to fix the
22 house and end up eventually moving into it. My mom was
23 diagnosed with cancer so we haven't really been able to
24 do anything. She just had her last treatment last
25 month so we've been -- financially weren't able to do

1 anything.

2 We're going to be trying to get the permits
3 by the end of this month to start getting the
4 inspection done.

5 HEARING OFFICER: Okay. So first step is the
6 Property Maintenance.

7 MR. BOLEK: Property Maintenance.

8 MR. KOLBE: Property Maintenance Inspection.

9 HEARING OFFICER: Do you have the \$200 for
10 the inspection?

11 MS. ZAMORA: Yes.

12 HEARING OFFICER: By the end of the month?

13 MS. ZAMORA: Yes.

14 HEARING OFFICER: Okay. So --

15 MR. BOLEK: Yep, end of the month.

16 HEARING OFFICER: So apply for the Property
17 Maintenance Inspection before the end of July and
18 we'll -- if you do that, we'll hold this over until our
19 October meeting. If you don't apply for the
20 inspection, then it will automatically move to the
21 August Board of Appeals meeting.

22 MS. ZAMORA: Okay.

23 HEARING OFFICER: Do you understand that?

24 MS. ZAMORA: Yes.

25 HEARING OFFICER: Okay.

1 MS. ZAMORA: Thank you.

2 HEARING OFFICER: You're welcome.

3 HEARING OFFICER: 56 Florence Avenue.

4 MR. BOLEK: 56 Florence posted 5-26 of '14.

5 This was a vacant -- was a vacant, abandoned structure.
6 It's now occupied.

7 A Property Maintenance Inspection was
8 performed on 12-23 of '13. Electrical, plumbing,
9 mechanical -- electric, plumbing and building permits
10 were required. There's been no inspections. However,
11 the permits are still good until September 2nd.

12 So we're recommending postponement until the
13 October meeting in order for the project to be
14 completed --

15 HEARING OFFICER: Okay. Your name, sir?

16 MR. BOLEK: -- and inspections obtained.

17 MR. GARCIA: Antonio.

18 HEARING OFFICER: Okay. And are you making
19 progress?

20 MR. GARCIA: Yeah. The plumbing and
21 electrical is ready. Actually, we on a schedule for
22 tomorrow. I just got to call tomorrow morning and
23 then -- and we work on the porch outside but I got
24 three -- I got one in the front, one on the side and
25 also one on the back. And all three needs work to do.

1 So the one in the front is ready, we just got
2 to do the repainting. And the one on the side is
3 ready, too, we just got to do the same thing; repaint.
4 And the one in the back I got a couple work to do and
5 it will be done by next month. And like I say, I'm on
6 a schedule for tomorrow. I was here last week and then
7 they told me on Thursday, which is tomorrow. But I
8 just got to call them again, 8:30 in the morning, she
9 told me.

10 HEARING OFFICER: Okay. We'll hold this
11 over, then, until our October meeting.

12 MR. GARCIA: Thank you, sir.

13 HEARING OFFICER: Thank you.

14 HEARING OFFICER: 212 Branch.

15 MR. BOLEK: 212 Branch posted 6-27 of '14.
16 This was a vacant structure, it was open to trespass in
17 the front door, boarded windows, rotted soffits and
18 fascia, the interior was full of debris, it was
19 overgrown, debris, unkempt, animals undermining, broken
20 windows, gas meter was locked out, electric meter was
21 off.

22 It was recently purchased and a Property
23 Maintenance Inspection was performed on 6-11 of '14.
24 All permits were required. She's obtained a building
25 permit and working on rehabbing the property.

1 So we're recommending postponement until the
2 October meeting to allow time to complete the repairs.

3 HEARING OFFICER: Your name, please.

4 MR. GARCIA: I am Kathleen Luttrell.

5 HEARING OFFICER: And you're the property
6 owner?

7 MR. GARCIA: No, I'm the authorized
8 representative.

9 HEARING OFFICER: Okay. And a recommendation
10 is to hold this over until the October meeting. I
11 assume you have no complaint with that.

12 MR. GARCIA: No.

13 HEARING OFFICER: Okay.

14 MR. GARCIA: Not at all.

15 HEARING OFFICER: All right. Very good.
16 That's what we'll do.

17 MR. GARCIA: Thanks.

18 HEARING OFFICER: Thank you.

19 MR. GARCIA: You guys have a good day.

20 HEARING OFFICER: Thank you.

21 MR. BOLEK: Thank you.

22 HEARING OFFICER: 65 South Francis.

23 MR. BOLEK: 65 South Francis posted 6-25 of
24 '14. This was a vacant, fire-damaged structure, was
25 dilapidated, side windows are open to trespass,

1 interior's gutted to the studs, all metals in the
2 structure were stripped, overgrown, unkempt, broken
3 windows, gas meter's gone, electric meter's gone.

4 A Property Maintenance Inspection has been
5 obtained and scheduled for 7-15 of '14. So we're
6 recommending postponement until the Hearing Officer
7 meeting to allow time to take care of repairs on this
8 structure.

9 HEARING OFFICER: Okay. Your name, please.

10 MR. GARCIA: Ana Cecilia Alvarez.

11 HEARING OFFICER: Okay. And the
12 recommendation is to postpone this until the October
13 meeting.

14 MR. GARCIA: Good.

15 HEARING OFFICER: Do you have anything you'd
16 like to add?

17 MR. GARCIA: Yep, I like.

18 HEARING OFFICER: Okay. Very good. Thank
19 you.

20 MR. GARCIA: Thank you. Bye-bye.

21 HEARING OFFICER: 241 Hughes Avenue.

22 MR. BOLEK: 241 Hughes Avenue posted 6-25 of
23 '14. This is a vacant, dilapidated structure, siding's
24 being stripped, rotted exterior framing, gutters
25 falling off, overgrown, unkempt, broken windows, gas

1 meter's off, electric meter's off.

2 We're recommending placement onto the
3 demolition list.

4 HEARING OFFICER: Your name, please.

5 MR. GREEN: How are you doing? Corey Green.

6 HEARING OFFICER: And are you the property
7 owner?

8 MR. GREEN: No. This is the property owner.
9 I'm just speaking for her. She doesn't want the house
10 anymore. She's unable to take care of it so she do --
11 she do want it demolished so she recommend that you go
12 on.

13 HEARING OFFICER: Okay.

14 MR. BOLEK: Placement onto the demolition
15 list.

16 HEARING OFFICER: You -- what happens -- make
17 sure this woman understands, if the City demos this
18 property, the charge is placed against the property tax
19 bill; is that correct?

20 MR. KOLBE: Depending on the funding, yes.

21 MR. GREEN: So is she going to be responsible
22 for this?

23 HEARING OFFICER: Well, if --

24 MR. KOLBE: Depending where the funding
25 source comes from, yes, it could be potentially placed

1 on the tax bill. If she wanted to demo the house
2 herself, she could hire a contractor and go through it
3 but it -- you know, the City's not going to demo the
4 house -- usually before they get to that point, it's
5 owned by the County --

6 MR. GREEN: Yeah.

7 MR. KOLBE: -- but -- taken for backed taxes.
8 But, you know, the City's not going to demo the house
9 and now she has a lot to go ahead and sell. So as I
10 say, it's going to --

11 MR. GREEN: But that's the point. If she
12 doesn't -- if the taxes is not paid on it and it goes
13 to the County --

14 MR. KOLBE: Right.

15 MR. GREEN: -- then she wouldn't be
16 responsible for the demolition?

17 HEARING OFFICER: That's correct.

18 MR. KOLBE: Correct.

19 HEARING OFFICER: Are property taxed owed on
20 the property?

21 MR. GREEN: Yes, it's property tax owed on
22 the property.

23 HEARING OFFICER: And she's willing to just
24 walk away from -- from everything?

25 MR. GREEN: Yes.

1 HEARING OFFICER: Because that's what will
2 happen.

3 MR. GREEN: Yeah, that's what she's planning
4 on doing.

5 HEARING OFFICER: Okay. So this moves on to
6 the demolition list, then.

7 MR. GREEN: Okay. Thank you.

8 HEARING OFFICER: And somewhere the County
9 will -- when it goes back to the County, they'll
10 contact her?

11 MR. KOLBE: Well, yeah, they'll be notifying
12 her just like they have in the past of delinquent
13 taxes.

14 MR. GREEN: Okay.

15 MR. KOLBE: And I'm sure you get notices, you
16 know, along the line and eventually it will be --

17 MR. GREEN: She's just unable to --

18 MOTHER: I just want to get rid of it.

19 MR. GREEN: Yeah, she's just unable to take
20 care of it anymore.

21 MR. KLOPOCINSKI: And you're going to have
22 one more notice of the Board of Appeals Meeting that
23 will be coming up.

24 MR. GREEN: But she doesn't have to show up
25 for that, does she?

1 MR. KLOPOCINSKI: If she plans on letting
2 this go to demo, then she doesn't have to.

3 MR. GREEN: Okay. Thank you.

4 HEARING OFFICER: Thank you.

5 MR. BOLEK: Thank you.

6 MR. GREEN: All right.

7 HEARING OFFICER: 26 Clarmont Place.

8 MR. BOLEK: 26 Clairmont Place posted 6-27 of
9 '14. This structure was vacant, it was boarded,
10 crumbling bricks.

11 A Property Maintenance Inspection was
12 performed on 10-4 of '13. Building, plumbing and
13 electrical permits were needed. The rough inspections
14 have passed.

15 So we recommend postponement until the
16 October Hearing Officer Meeting to complete the
17 renovations.

18 HEARING OFFICER: Your name, sir?

19 MR. SMITH: Kevin Smith.

20 HEARING OFFICER: Okay. And do you have any
21 problem with holding this over until October?

22 MR. SMITH: No. I'm trying to get it done by
23 the end of this month, so -- but that gives me time.
24 But my mindset to have it done and, hopefully, have all
25 the inspections finalized, done by the first week of

1 August.

2 HEARING OFFICER: Okay.

3 MR. KOLBE: You should get your mechanical
4 pulled.

5 HEARING OFFICER: You need a mechanical
6 permit.

7 MR. SMITH: No, I didn't need a mechanical.

8 MR. BOLEK: Well, there's a debate on that.

9 We'll take care of that later.

10 HEARING OFFICER: Oh, okay.

11 MR. BOLEK: There's a debate on that.

12 MR. KOLBE: The mechanical permit needs to be
13 addressed.

14 MR. SMITH: Hmm?

15 MR. KOLBE: Whatever -- the mechanical issue
16 needs to be addressed, one way or the other so --

17 MR. SMITH: Well, the issue was, when
18 Mike Wilson -- not Mike Wilson but the main -- the guy
19 that came and inspected it, he was in the mindset that
20 it didn't work because of the way it looked. And so --
21 but it does work and it was -- always been there. That
22 was debated with me and Mike Wilson. I never took the
23 furnace out of the house. The hot water tank, it was a
24 blessing, actually, that nobody -- that when I bought
25 the house nobody took the hot water tank or the furnace

1 or took none of the duct work. So that was the issue
2 that I had; did I replace one or not. But it's the
3 same actual one that been in there since I purchased
4 the house.

5 MR. BOLEK: We'll get that figured out this
6 week sometime.

7 MR. SMITH: Okay.

8 MR. BOLEK: All right?

9 MR. SMITH: All right. Thank you very much.

10 MR. BOLEK: Thank you, Kevin.

11 HEARING OFFICER: Good luck.

12 MR. SMITH: Okay.

13 HEARING OFFICER: 390 West Hopkins.

14 MR. BOLEK: 390 West Hopkins posted 6-27 of
15 '14. This is a fire-damaged structure, water damage
16 from the roof being opened at one time, metals been
17 stripped from the building. The owners have -- are
18 working on plans and specs --

19 MR. KOLBE: Yeah.

20 MR. BOLEK: -- to -- to take care of the
21 building so we're recommending postponement until the
22 October meeting while they complete the process.

23 HEARING OFFICER: Okay.

24 MR. KOLBE: I guess they're kind of busy.

25 HEARING OFFICER: Are -- is anybody here

1 for --

2 MR. KOLBE: Hopkins.

3 HEARING OFFICER: -- 390 West Hopkins?

4 MR. McCUBRY: I'm Dan McCubry, agent for
5 owner. Sorry I didn't hear you there.

6 HEARING OFFICER: Okay. And --

7 MR. BOLEK: So anyway, we're holding it over
8 until the October meeting.

9 MR. McCUBRY: Okay.

10 MR. BOLEK: You were obviously working on
11 plans and specs.

12 MR. McCUBRY: Yeah, we've got plans and
13 specs.

14 MR. BOLEK: Have they been submitted yet?

15 MR. KOLBE: The building permit has been
16 issued.

17 MR. BOLEK: Okay.

18 MR. KOLBE: We're now waiting for mechanical,
19 electrical and plumbing.

20 MR. BOLEK: Yep.

21 MR. McCUBRY: Things should be moving along.

22 MR. BOLEK: Cool. Excellent.

23 MR. McCUBRY: All right. Thank you.

24 HEARING OFFICER: Do we have any more that
25 have signed in or --

1 MR. KOLBE: No, that's it that signed in.

2 HEARING OFFICER: So I guess we have --

3 MR. KOLBE: Down at the far end there.

4 HEARING OFFICER: All right. Which one?

5 MR. KLOPOCINSKI: 92 Wessen.

6 MR. KOLBE: 92 Wessen.

7 HEARING OFFICER: Okay.

8 MR. BOLEK: 92 Wessen posted 6-27 of '14.

9 This was a dilapidated structure, the bricks are
10 crumbling, foundation appears to be settling, the
11 chimney was removed, overgrown, there was a rotted
12 stair assembly in the rear, there's trip hazards in the
13 sidewalk, gas meter's locked out.

14 We're recommending that it be placed on the
15 demolition list.

16 HEARING OFFICER: Your name, sir?

17 MR. STEVENSON: Nate Stevenson.

18 HEARING OFFICER: Okay. And I know this
19 one's been here three or four --

20 MR. BOLEK: It's been here before.

21 MR. KOLBE: They're supposed to be doing a
22 Property Maintenance Inspection and there's been no
23 activity whatsoever.

24 MR. STEVENSON: No, no, no. Excuse me. As
25 far as a Property Maintenance Inspection, I've been in

1 close contact with Gordon because I received a letter
2 saying about the -- we had -- before we can get a
3 Property Maintenance Inspection, PMI, we had to show
4 proper parking in addition to the street. I spoke with
5 them. I have the paper, actually, from the bus yard
6 that's next door. And we have an agreement with them
7 to use the parking.

8 And also I have the pictures where you can
9 see, actually, of what the arrangement is because on
10 Sundays they're usually out on their trips and there's
11 no -- no friction as far as parking in there. We've
12 been doing it for years. We had the agreement since
13 the pastor passed, before December. Gene Hollis was
14 the pastor over there. So I have the pictures, I mean,
15 I can show you. And, I mean, you can have pictures. I
16 mean, it's the Blue Lakes bus next door.

17 And I just spoke with Gordon and he also told
18 me -- informed me that default parking requirement, one
19 space for three persons permitted, maximum occupancy.
20 Are you familiar with this, anybody?

21 Minimum required of street parking spaces;
22 that's what --

23 MR. KOLBE: When did you talk to Gordon?

24 MR. STEVENSON: Pardon me?

25 MR. KOLBE: When did you meet with him?

1 MR. STEVENSON: I spoke with Gordon, let's
2 see, right after I spoke with you guys and he just got
3 back to me. You may be able to see when the letter
4 came out.

5 MR. KOLBE: No. He gave us nothing.

6 MR. STEVENSON: Maybe last month or so,
7 sometime in June, he sent me a letter saying that we
8 need this, so ample parking, or additional parking, he
9 said -- I think it was additional parking in excess to
10 or outside of street parking.

11 But this has been a church since -- I don't
12 know, since the 30's, 1930's or something. And he said
13 the grandfather thing, as far as we were good as far as
14 parking. And I also had -- he said I didn't have to
15 worry about doing any additional gravel or asphalt in
16 the -- because we said we can do it -- our property is
17 on three lots -- four lots, I mean. And it's fenced
18 in. We have the church that -- edifice, that's the
19 building, and then we have three additional lots, which
20 is grass. And I don't know what Rick is saying
21 overgrown. I pay the guy every two weeks to cut it.
22 The snow is plowed, everything.

23 MR. BOLEK: Again, this started clear back in
24 December --

25 MR. STEVENSON: Oh, no, no, it's no problem.

1 MR. BOLEK: -- you know.

2 MR. STEVENSON: I understand. No, you won't
3 get any friction or animosity from me. I'm just saying
4 I make sure it's kept up, the trees are cut. Yes, we
5 did have a problem with the -- and it was very unsafe
6 as far as the chimney. We knocked it down ourself. So
7 it's down and it's probably this far from the ground.

8 HEARING OFFICER: Yeah.

9 MR. STEVENSON: We removed all the bricks.
10 We have no debris over there. We have, actually, an
11 estimate from the roofing company to do the escape area
12 where the stairs are in the rear.

13 MR. BOLEK: For the back?

14 MR. STEVENSON: Yeah, for the back. So we're
15 actually -- I'm at a sticky spot where I was just
16 waiting to get with Gordon about the parking because he
17 said you can't have a PMI without first having the
18 parking situation straight first. And I had to wait --
19 of course, Blue Lakes or whoever they are, the bus
20 company, I had to wait for somebody, whoever the proper
21 person was, to talk to them, to get back to me.

22 MR. BOLEK: Right.

23 MR. STEVENSON: But I could bring the letter.
24 I was waiting on them to give me the letter, you know,
25 because we have a verbal agreement. We've been doing

1 it for many years, for 20 -- for two decades, actually,
2 if not more.

3 MR. BOLEK: I don't have Gordon's
4 information.

5 HEARING OFFICER: Yeah, we -- I think we --
6 we've talked about this before that, because it's an
7 assembly-use building as a church -- and I understand
8 it's been here for -- for years as a church. But that
9 rear stairway, that exterior stairway is an issue
10 safety-wise because it's a means of egress in
11 emergency. Okay?

12 So it's important that we get the Property
13 Maintenance Inspection. So what we'll do is we'll hold
14 this over again until October. But you do need to
15 schedule that Property Maintenance Inspection. Is
16 there any reason why Planning would stop?

17 MR. KOLBE: I have not the foggiest idea why
18 Planning would have gotten this information and never
19 shared any of it with us.

20 HEARING OFFICER: Yeah. So --

21 MR. STEVENSON: Who; the information from
22 who?

23 MR. BOLEK: Gordon didn't share the
24 information.

25 MR. KOLBE: Gordon never told us.

1 MR. OSBY: In the beginning; is that what
2 you're talking about?

3 MR. STEVENSON: No, no. Because I came down.
4 I mean --

5 MR. OSBY: We came down --

6 HEARING OFFICER: Yeah, we don't dispute
7 that. We're a little confused here.

8 MR. KOLBE: There should have been much more
9 inner communication within the department, the Planning
10 Department telling us where you're at, you know, you're
11 getting a letter for this and you're going along. He
12 knows this is on our docket. I just don't know why he
13 didn't share some of the information that you're
14 sharing now with us.

15 MR. OSBY: So I got a question.

16 HEARING OFFICER: Yes?

17 MR. OSBY: Do we have to wait -- like, say we
18 got the estimate from the roofing company to redo that
19 stairwell --

20 MR. KOLBE: Yes, you need a --

21 MR. OSBY: -- do we have to wait first?

22 HEARING OFFICER: There is a roofing permit
23 required, right?

24 MR. KOLBE: There will be a roofing permit
25 but --

1 MR. OSBY: We already got the roof done. We
2 just need the stairs, right? Because the roofing
3 company pulled the permit for the roof; that was back
4 in 2010.

5 MR. KOLBE: Oh, okay.

6 HEARING OFFICER: But you still need a permit
7 for whatever work.

8 MR. OSBY: Whatever work, okay.

9 MR. KOLBE: Yeah. But you need to do that
10 after the Property Maintenance Inspection.

11 MR. STEVENSON: So first, Property
12 Maintenance Inspection. So we understand each other,
13 we have to get the Property Maintenance Inspection,
14 PMI, and then we pull the permit to get that structure
15 done. Don't have the -- whatever company we have,
16 don't have them fix it first?

17 MR. KOLBE: Correct, right.

18 MR. STEVENSON: We have -- but they can pull
19 the permit, right?

20 MR. KOLBE: They will be able to pull the
21 permit --

22 HEARING OFFICER: That's correct.

23 MR. KOLBE: -- after you've gotten the
24 inspection and that done.

25 MR. STEVENSON: All right. Well --

1 MR. BOLEK: Are they going to need a team?

2 MR. STEVENSON: We're not going to need a
3 team. We're going to need a PMI.

4 MR. KOLBE: I think that was discussed last
5 time. They're allowing them to do a Property
6 Maintenance.

7 MR. OSBY: So it's 200 bucks, right?

8 MR. BOLEK: Yes.

9 HEARING OFFICER: Yes, sir.

10 HEARING OFFICER: 72 West Hopkins.

11 MR. KOLBE: No, Kimball.

12 HEARING OFFICER: Or Kimball. I'm sorry.
13 72 Kimball.

14 MR. BOLEK: 72 Kimball posted 6-27 of '14.
15 This structure was vacant, there were broken windows,
16 interior had water damage, the roof was leaking. They
17 have been working on the house without permits, it was
18 overgrown, unkept.

19 A Property Maintenance Inspection was pulled
20 on 4-19 of '13. Inspection determined all permits were
21 needed. Permits were pulled on 7-1 -- 7-1 of '13. All
22 permits have expired.

23 We're recommending placement onto the
24 demolition list due to lack of any progress.

25 HEARING OFFICER: Your name, sir?

1 MR. SANDHU: Jack Sandhu. My wife's the
2 owner of the property.

3 HEARING OFFICER: All right.

4 MR. SANDHU: This property, all the rough
5 inspections have been done, they've been approved,
6 plumbing, electrical. And -- well, actually, all --
7 all of them except for the mechanicals have been
8 approved on this. And the last meeting we had the work
9 would have been done by now but my daughter ended up
10 getting surgery and she was hospitalized so I wasn't
11 able to focus attention on this the last 60 days. And
12 right now she's still in and out of the hospital.

13 So -- but I plan on having this work done in
14 the next 60 days, depending on her health. There's
15 really hardly anything else left to do.

16 HEARING OFFICER: He has rough inspections.

17 MR. BOLEK: I mean, he's got -- yeah.

18 HEARING OFFICER: So we must --

19 MR. BOLEK: We've got to give him time to
20 complete it.

21 HEARING OFFICER: Yeah, we'll hold this over,
22 then, until our October meeting.

23 MR. SANDHU: Okay. Thank you.

24 HEARING OFFICER: Okay. Thank you.

25 MR. IVEZAJ: 667 Markle.

1 HEARING OFFICER: 667 Markle.

2 MR. BOLEK: 667 Markle posted 6-26 of '14.

3 This was a vacant structure, was open to trespass in
4 the side windows, there were broken windows, paint was
5 peeling, rotted exterior wood trim, overgrown, debris,
6 unkempt, gas meter was missing, the electric meter was
7 off.

8 The -- they had pulled a Property Maintenance
9 Inspection on 5-9 of '14. Building permit was required
10 and a plumbing permit is required but not obtained yet.

11 So we're recommending postponement until the
12 October meeting to complete the work.

13 HEARING OFFICER: Okay. And will you be
14 pulling those permit soon?

15 MR. IVEZAJ: And I got everything. I pulled
16 the plumbing today. I pulled it today and I pulled the
17 building permit about a week or so ago on it. I -- I
18 also needed to get the -- the furnace certified and I
19 got that certified as well. The windows are all done.
20 I had a local company, City Glass out of Pontiac, redid
21 them all, the windows, the -- whatchamacallit -- the
22 screens.

23 The house had been painted. I got the gas
24 turned on, electrical turned on. I got -- got it
25 repainted. It's a hundred percent done.

1 HEARING OFFICER: Okay. So we'll hold this
2 over until October and, hopefully, by then, you're all
3 set and then we'll dismiss it.

4 MR. IVEZAJ: Thank you very much.

5 HEARING OFFICER: Thank you.

6 MR. IVEZAJ: Have a good night, Guys.

7 HEARING OFFICER: Yes, sir?

8 MR. ATTI: 811 South Stirling and 809 Palmer.

9 HEARING OFFICER: 811 South Stirling.

10 MR. BOLEK: 811 South Stirling posted 6-26 of
11 '14. This was a vacant structure, was boarded by the
12 federal programs, electric service had been cut, gas
13 meter was gone, debris, overgrown, unkempt, rear deck
14 was delapidated, unsafe.

15 A Property Maintenance Inspection was
16 performed on 10-18 of '13. All permits were required.
17 All permits had been pulled but they are now expired
18 with no inspection yet.

19 So we're recommending placement onto the
20 demolition list due to lack of any progress.

21 HEARING OFFICER: Okay.

22 MR. ATTI: Okay. We actually, as far --
23 inspections have not been performed but a lot of --
24 most of the work has been done. I actually came in
25 today wanting to do the inspections. So most -- all

1 of -- most of the work has been done. But the
2 inspection hasn't been completed. And that's -- that's
3 what we were working for for the last month and a half.

4 We're actually -- we moved out of there.
5 We're working onto our next project. And that one is
6 done in our books except for the inspections. Once the
7 inspections, whatever the inspection calls for, the
8 minor things, we'll get that taken care of.

9 HEARING OFFICER: So we need new -- renewed
10 permits?

11 MR. KOLBE: Um-hmm.

12 MR. ATTI: Permits need to be renewed.

13 MR. BOLEK: This was one of those end of the
14 month it's got to be done or --

15 HEARING OFFICER: Okay. So permits renewed,
16 inspections --

17 MR. BOLEK: Obtained.

18 HEARING OFFICER: -- by the end of July.

19 MR. ATTI: Okay.

20 HEARING OFFICER: Or else it moves on to the
21 August Board of Appeals.

22 MR. ATTI: Okay.

23 HEARING OFFICER: Okay?

24 MR. ATTI: No, everything has been completed.

25 HEARING OFFICER: Then you shouldn't have any

1 problem.

2 MR. BOLEK: But we've had no inspection yet,
3 Danyl.

4 MR. ATTI: I understand.

5 MR. KOLBE: As I said, people can't get
6 through their head we need inspections.

7 MR. ATTI: Right.

8 MR. KOLBE: But --

9 MR. ATTI: Okay, I understand. I understand.

10 HEARING OFFICER: 809 Palmer.

11 MR. BOLEK: 809 Palmer posted 6-27 of '14.

12 This was a vacant, very hazardous structure, it was
13 open to trespass, open to -- in the doors and windows,
14 roof leaks in several places, there's rotted floors and
15 framing, debris, extremely overgrown, unkempt. There's
16 an unsecured swimming pool in the rear yard that needs
17 to be addressed as a safety hazard.

18 A Property Maintenance Inspection was
19 performed on 10-16 of '13. All permits were required.
20 Permits have been obtained but presently there's been
21 no activity on the property, I think because he's been
22 working on the last one.

23 We're recommending placement onto the
24 demolition list due to -- due to lack of activity.

25 MR. ATTI: Okay. This --

1 MR. KOLBE: You were supposed have been to
2 have had the debris cleaned up from the last meeting
3 because the excuse was it was a bad winter and you
4 couldn't do anything but now it was April, right out
5 there and take care of it.

6 MR. ATTI: It should have been done, should
7 have been done. The debris should have been cleaned.
8 I completely agree with that. I have been overwhelmed
9 with how -- we also started a couple of other projects
10 right when the winter was ending. And so we're taking
11 care of that as well.

12 But debris, I will -- I will make -- I'll --
13 I'll have it cleaned by the end of this month. So this
14 one, I'll have it cleaned. We have started some work.
15 It was in the floor itself, the -- it was sagging. So
16 what we have done is -- we can only go up a half inch
17 or three quarters at a time. So we're slowly raising
18 it up, trying not to do anything with that. But
19 basically, it just needs to be leveled off a little
20 bit -- not a little bit, a -- quite a bit.

21 But we're -- we have started work on it and,
22 once we get that done, all leveled up, then we can do
23 the finishing work and the plumbing and all that.

24 HEARING OFFICER: So -- but permits are
25 needed?

1 MR. BOLEK: Well, they -- they obtained all
2 the permits but they've since expired.

3 MR. ATTI: The permits, I obtained them last
4 October.

5 MR. BOLEK: November.

6 MR. ATTI: Or November. So all that time
7 during the winter, I couldn't do anything. It was just
8 the ground was frozen, we needed to dig inside, go down
9 and make the footing and things like that. So --

10 MR. BOLEK: Basically, they focused -- they
11 focused their attention on other properties because
12 they have multiple properties in the City.

13 MR. KOLBE: And this was not priority.

14 MR. BOLEK: This was --

15 HEARING OFFICER: So --

16 MR. ATTI: So --

17 HEARING OFFICER: -- what do you want to do
18 here?

19 MR. KLOPOCINSKI: End of the month.

20 HEARING OFFICER: End of the month again?

21 When are you going to get in here and start
22 working?

23 MR. ATTI: We should be in there 25th of
24 July.

25 HEARING OFFICER: And how many other

1 properties are ahead of this one on your schedule?

2 MR. ATTI: This one; ahead of this one right
3 now?

4 HEARING OFFICER: Yeah.

5 MR. ATTI: There's two. But those are not in
6 the condition as -- those require minimum work.

7 They're all ready to move in, except for the paint and
8 things like that. So there were tenants living there.

9 MR. KOLBE: I would by the end of the month.

10 MR. ATTI: We were just touching it up,
11 sprucing up it up and making it ready for next month.

12 HEARING OFFICER: Well, I think, because
13 we've got to get some movement here on this one, so
14 clean up the site --

15 MR. ATTI: Okay.

16 HEARING OFFICER: -- by the end of the month,
17 have all your permits in place or else it will move on
18 to the Board of Appeals.

19 MR. ATTI: I understand.

20 HEARING OFFICER: Okay?

21 MR. ATTI: All right.

22 HEARING OFFICER: Very good.

23 MR. ATTI: All right. Thank you.

24 HEARING OFFICER: Yes, sir?

25 MR. ODNEAL: Hi. 221 Chandler.

1 HEARING OFFICER: 221 Chandler. And your
2 name, sir?

3 MR. ODNEAL: Lyniel Odneal.

4 MR. BOLEK: 221 Chandler posted 6-25 of '14.
5 This is a vacant, dilapidated structure, there's holes
6 in the roof, chimney's crumbling, windows are broken
7 out, overgrown, debris, unkempt, gas meter's locked
8 out, the electric meter's off.

9 We're recommending placement onto the
10 demolition list.

11 HEARING OFFICER: Okay. Sir, what is your
12 intent with the property?

13 MR. ODNEAL: Okay. The property was handed
14 down to my brother and I and we just needed some time
15 to get in there and get the repairs taken care of.

16 HEARING OFFICER: Okay. And we need a
17 Property Maintenance Inspection?

18 MR. KOLBE: We need a Property Maintenance
19 Inspection, yes.

20 HEARING OFFICER: Which is \$200. Can you do
21 that?

22 MR. ODNEAL: Yes.

23 HEARING OFFICER: Okay. And do you have --

24 MR. BOLEK: By the end of the month?

25 HEARING OFFICER: Can you do that by the end

1 of the month?

2 MR. ODNEAL: For the maintenance --

3 HEARING OFFICER: Property Maintenance
4 Inspection.

5 MR. ODNEAL: Yes.

6 HEARING OFFICER: Okay. So you have until
7 the end of July to pay the \$200 for the Property
8 Maintenance Inspection and the City will come out and
9 tell you what's wrong with the house and what other
10 permits you may need to pull to repair the home.

11 MR. ODNEAL: Okay.

12 HEARING OFFICER: Okay? So if you do that,
13 this will hold off until our October meeting. If you
14 don't pull the Property Maintenance Inspection by the
15 end of July, this will move to the Board of Appeals
16 hearing which is in August.

17 MR. ODNEAL: Okay.

18 HEARING OFFICER: Okay?

19 MR. ODNEAL: Yep. All right.

20 MR. KOLBE: How many years delinquent are you
21 on your taxes?

22 MR. ODNEAL: If I'm not mistaken, I think it
23 goes back to 2012 or '13.

24 MR. KOLBE: Why I brought it up to you,
25 because it sounded like you just got the house, I

1 wanted to make sure you knew that there were delinquent
2 taxes.

3 MR. ODNEAL: Right.

4 MR. KOLBE: I didn't want you to fix up the
5 house and then find out you lost the house because of
6 payment of taxes.

7 MR. ODNEAL: Right.

8 MR. KOLBE: That's why I was bringing it up
9 to you.

10 MR. KLOPOCINSKI: They might be taking it
11 back this August, it's possible.

12 MR. KOLBE: Yeah, I'm saying the County could
13 foreclose on back taxes and I hate to have you fix this
14 house up and have lost it due to taxes. So be
15 conscious of getting those paid so you don't lose the
16 house to Oakland County.

17 MR. ODNEAL: Okay.

18 MR. KOLBE: Okay?

19 MR. ODNEAL: All right. Thank you.

20 HEARING OFFICER: Very good. Thank you.

21 MR. ODNEAL: Where do you go to get the
22 Property Maintenance Inspection?

23 MR. KOLBE: Building Department.

24 HEARING OFFICER: Downstairs at the Building
25 Department. It's right where you came in the back

1 door.

2 MR. ODNEAL: Okay.

3 HEARING OFFICER: It's on the right-hand
4 side.

5 MR. ODNEAL: Okay.

6 MR. KOLBE: If you get to the elevators, you
7 went too far.

8 MS. TAYLOR: Okay. 64 Virginia.

9 HEARING OFFICER: 64 --

10 MR. BOLEK: What was it?

11 MS. TAYLOR: 64 Virginia.

12 HEARING OFFICER: Ready.

13 MR. BOLEK: 64 Virginia posted 6-25 of '14.

14 This is a vacant, dilapidated structure, open to
15 trespass in the basement windows. Metals are stripped,
16 some siding's been stripped, it's overgrown, gas
17 meter's gone, electric meter's gone.

18 We're recommending placement onto the
19 demolition list.

20 HEARING OFFICER: Okay.

21 MS. TAYLOR: I just recently bought the house
22 from the County. When I bought the house, it was --
23 there was so much trash inside it that you could not
24 even get in the door. Since then, I filled probably
25 three or four 30-yard dumpsters. It's completely

1 cleaned out.

2 All the upper windows have been replaced.
3 I'm waiting on the windows from City Glass to be done
4 for the basement. The yard is never overgrown, I have
5 guys there that go every Saturday and clean up the
6 yard, make sure the trash is all picked up, the weeds
7 are taken care of and make sure there's nobody in and
8 out of it.

9 I understand -- I know I'm going to need a
10 Property Maintenance Inspection. My issue is the house
11 next door. I've been in contact with the County.
12 Otherwise all of this would have been done way before
13 this. But the County also owns the house next door,
14 which there are 15 squatters living in there.

15 And apparently that's prime real estate for
16 these people because of the soup kitchen's down at the
17 corner. And I was trying to purchase that property
18 from the County also because they won't do anything
19 about it, they won't send any -- they said that they've
20 sent people out there to board it up but I can't even
21 go work at my house, I can't even pull in the driveway
22 over there without guys coming up, "Can I get a
23 cigarette? Do you got some change?" I mean, it's
24 really a bad situation.

25 And I've been in contact with Andy Meisner,

1 I've left messages, had contact with Laura down there.
2 So I mean, I just don't want to start work somewhere
3 where there's all these men next door that know what
4 I'm doing over there and especially me being over there
5 by myself. But I understand that -- I know I need to
6 get a Property Maintenance Inspection and pull permits
7 and all of that.

8 MR. KOLBE: You said you had windows done?

9 MS. TAYLOR: Yes, the basement windows. I'm
10 just waiting for them to be done from City Glass.
11 They're making me some.

12 MR. KOLBE: But the windows in the other part
13 of the house --

14 MS. TAYLOR: Upstairs is all secure, yes.

15 MR. KOLBE: When you say the windows are
16 done, you mean you reglazed or you putting new windows
17 in?

18 MS. TAYLOR: They're making me whole new
19 basement windows.

20 MR. KOLBE: What about upstairs, the main
21 house?

22 MS. TAYLOR: That all has windows in it.

23 MR. KOLBE: They were there or you put new
24 windows in?

25 MS. TAYLOR: They were there.

1 MR. BOLEK: You just put in new glass?

2 MS. TAYLOR: Some of them, yes. And, like,
3 some of the windows that were out when I bought the
4 property -- because when I did buy it, it was
5 completely open. There were no doors on it, nothing.
6 And so when I bought it, we went in and, when we
7 started cleaning out, the windows were sitting inside
8 the house so we just popped them back in the tracks.

9 HEARING OFFICER: Well --

10 MS. TAYLOR: But I can schedule my meeting
11 before the 30th, if that's what you want me to do;
12 that's not a problem.

13 HEARING OFFICER: Yeah, I think you need to
14 pay for the Property Maintenance Inspection.

15 MS. TAYLOR: That's fine.

16 HEARING OFFICER: And get that done so we --
17 we know if -- you haven't been inside the house?

18 MR. BOLEK: No. But --

19 HEARING OFFICER: What kind of condition is
20 the inside of the house in?

21 MS. TAYLOR: The inside of the house is -- I
22 mean, it's not perfect, it's going to need carpet
23 ripped out and need to be repainted and everything.
24 But the neighbors all filled the house with garbage.
25 Because there were squatters in that house, too, so

1 they just pushed everything into the house. So I mean,
2 you literally had to climb over furniture to even get
3 inside the house.

4 HEARING OFFICER: A Property Maintenance
5 Inspection --

6 MR. KOLBE: Property Maintenance Inspection,
7 yeah.

8 HEARING OFFICER: -- before the end of the
9 month and then that buys you time until the October
10 meeting to get a schedule together.

11 MR. KOLBE: What is the address of the house
12 next door that's the issue?

13 MS. TAYLOR: 58.

14 MR. KOLBE: 58?

15 MS. TAYLOR: Yes. And we've called the
16 police multiple times and they've even been over there
17 inside the house. And I mean, there's food -- I mean,
18 it probably -- there's probably roaches and all of this
19 over there. I mean, it's disgusting. And these guys
20 use the bathroom out in the backyard and --

21 MR. KOLBE: I was going to see if the City --
22 there's anything the City can do --

23 MS. TAYLOR: Yeah.

24 MR. KOLBE: -- to help you within your fight
25 with the County or argument with the County.

1 MS. TAYLOR: Yes. Because I go up there at
2 least once a week.

3 MR. KOLBE: I'm not guaranteeing anything.

4 MS. TAYLOR: Right.

5 MR. KOLBE: But just a little backup --

6 MS. TAYLOR: Right.

7 MR. KOLBE: -- wouldn't hurt.

8 MS. TAYLOR: Right.

9 MR. KOLBE: Okay.

10 MS. TAYLOR: Like I said, they told me
11 repeatedly, "Oh, we sent people out there to board the
12 house up." No, you haven't because they're all still
13 living there. And then now they've got a car parked in
14 the driveway and it's a mess.

15 HEARING OFFICER: Okay. Well, end of the
16 month for the Property Maintenance Inspection. This
17 will hold over --

18 MS. TAYLOR: I'll do that in the morning.

19 HEARING OFFICER: -- until the October
20 meeting, then.

21 MR. BOLEK: And we're not going to have the
22 same kind of problems here that we had on the --

23 MS. TAYLOR: No, nope. Not with me.

24 HEARING OFFICER: Okay. Very good. Thank
25 you.

1 MS. TAYLOR: Thank you. Love you, Kevin.

2 HEARING OFFICER: 896 Argile.

3 MR. BOLEK: 896 Argile posted 6-25 of '14.

4 This is a vacant, dilapidated structure, roof leaks,
5 brick veneers collapsing, rotted walls and window
6 frames, overgrown, unkempt, gas meter's locked out,
7 electric meter's off.

8 Placement onto the demolition list.

9 HEARING OFFICER: So ordered.

10 546 Bloomfield Avenue.

11 MR. BOLEK: 546 Bloomfield Avenue posted 6-25

12 of '14. This is a dilapidated structure, rotted
13 soffits and fascia, debris, overgrown, siding's being
14 stripped, working on without permits, crumbling porch,
15 gas meter's locked out.

16 Placement onto the demolition list.

17 HEARING OFFICER: So ordered.

18 213 Cedardale.

19 MR. BOLEK: 213 Cedardale posted 7-9 of

20 '14 -- that's today -- posted 6-25 of '14, somewhere in
21 there, unfinished siding, exposed rough lumber,
22 foundation's crumbling, debris, unkempt, gas meter's
23 gone.

24 We recommend placement onto the demolition
25 list.

1 HEARING OFFICER: So ordered.

2 288 Crystal Lake Drive.

3 MR. BOLEK: 288 Crystal Lake Drive posted
4 6-25 of '14. This is a vacant, dilapidated structure,
5 open to trespass in the front door, roof leaks, front
6 steps are crumbling, all metals are stripped, gas
7 meter's gone.

8 Placement -- recommend placement onto the
9 demolition list.

10 HEARING OFFICER: So ordered.

11 43 South Eastway Drive.

12 MR. BOLEK: 43 South Eastway Drive posted
13 6-25 of '14. This is a vacant, dilapidated structure,
14 boarded windows, abandoned, rotted wood trim,
15 overgrown, debris, unkempt, broken windows, gas meter's
16 off, electric meter's off.

17 Recommend placement onto the demolition list.

18 HEARING OFFICER: So ordered.

19 19 Fiddis Avenue.

20 MR. BOLEK: 19 Fiddis posted 6-25 of '14.
21 This is a vacant, delapidated structure, roof leaks,
22 open windows, house is collapsing, so overgrown we
23 can't even get to the rear of the property.

24 We recommend placement onto the demolition
25 list.

1 HEARING OFFICER: So ordered.

2 21 Fiddis Avenue.

3 MR. BOLEK: 21 Fiddis posted 6-25 of '14,
4 another vacant, dilapidated structure, open to trespass
5 at the rear door, roof leaks, roof is rotted,
6 interior's trashed, garage is collapsing, rotted
7 framing lumber, there's three foot of water in the
8 basement.

9 We recommend placement onto the demolition
10 list.

11 HEARING OFFICER: So ordered.

12 153 South Francis.

13 MR. BOLEK: 153 South Francis posted 6-25 of
14 '14, a vacant dilapidated structure, open to trespass
15 at the front door, the roof leaks, all metals have been
16 stripped, interior's destroyed, overgrown, unkempt, gas
17 meter's locked out, electric meter's off.

18 Recommend placement onto the demolition list.

19 HEARING OFFICER: So ordered.

20 42 Franklin Boulevard.

21 MR. BOLEK: 42 Franklin Boulevard posted 6-27
22 of '14. This house has rotted components to it, some
23 rotted roof and fascia, bricks are crumbling, the
24 garage roof is deteriorated.

25 We're -- the -- it's had a Property

1 Maintenance Inspection. He needs to pull a building
2 permit. It's in a historical district, which needs
3 historical district approvals.

4 So we're recommending postponement until the
5 October meeting to obtain all the necessary permits.

6 HEARING OFFICER: Okay. And somebody owns
7 this now?

8 MR. BOLEK: Yeah.

9 MR. KOLBE: Yeah, he's -- he had some
10 financial issues and the bank has called, they're all
11 going to be foreclosing if it doesn't straighten
12 around.

13 HEARING OFFICER: Okay.

14 MR. KOLBE: So they also, you know, would
15 like to save the house so I said, well, we would give
16 them some time between, you know, the owner stepping up
17 to the plate or the bank.

18 HEARING OFFICER: Postponed until October.

19 72 North Glenwood.

20 MR. BOLEK: 72 North Glenwood posted 6-26 of
21 '14. This is a vacant, fire-damaged house,
22 delapidated, boarded by the federal programs, the roof
23 is open from the fire, siding's being stripped, soffits
24 are failing, debris, unkempt, broken windows, gas
25 meter's locked out, electric meter's cut at the droop

1 lip -- drip loop. Excuse me.

2 Recommend placement onto the demolition list.

3 HEARING OFFICER: So ordered.

4 60 Henderson Street.

5 MR. BOLEK: 60 Henderson posted 6-27 of '14,
6 it's a dilapidated structure, the roof is leaking,
7 rotted exterior framing, debris, unkempt, abandoned
8 vehicles, loads of debris in the property, numerous
9 enforcements and complaints on this property. Gas
10 meter; there is none, electric meter is locked out.

11 We recommend placement onto the demolition
12 list.

13 HEARING OFFICER: So ordered.

14 74 Hudson Avenue.

15 MR. BOLEK: 74 Hudson posted 6-26 of '14.
16 This is a vacant, dilapidated structure, open to
17 trespass in the basement windows, fascia and soffits
18 are failing, metals are missing, overgrown, debris,
19 unkempt, animals undermining the foundation, broken
20 windows, electric meter has an open service box, gas
21 meter's off.

22 We're recommending placement onto the
23 demolition list.

24 HEARING OFFICER: So ordered.

25 160 West Huron.

1 MR. BOLEK: 160 West Huron posted 6-27 of
2 '14. This is a vacant, delapidated structure, open to
3 trespass in the rear windows, other windows boarded by
4 the federal programs, interior's trashed, metals are
5 stolen, overgrown, debris, unkempt, broken windows,
6 again, gas meter's missing, electric meter's gone.

7 Recommend placement onto the demolition list.

8 HEARING OFFICER: Is that a single-family or
9 converted to a multi-?

10 MR. BOLEK: No, it's a -- it was a -- I think
11 it was, like, the Children's Center or something.

12 MR. KOLBE: Yes.

13 HEARING OFFICER: Oh.

14 MR. KOLBE: That's it.

15 HEARING OFFICER: Placed on the demo list.

16 827 Inglewood.

17 MR. BOLEK: 827 Inglewood posted 6-26 of '14.
18 This is a vacant, dilapidated structure, boarded by the
19 County, interior's destroyed, foundations are caving
20 in, metals are stripped, overgrown, debris, unkempt,
21 animals undermining the foundation, broken windows, gas
22 meter's gone, electric meter's off.

23 Recommend placement onto the demolition list.

24 HEARING OFFICER: So ordered.

25 Give me a second here. I'm a little out of

1 order.

2 MR. KOLBE: Don't worry about it. As long as
3 I got one beside each one when I end up. If not, I'll
4 be calling you. So don't worry about it.

5 HEARING OFFICER: 74 Hudson.

6 MR. BOLEK: Yeah, we did that just about two
7 ago.

8 HEARING OFFICER: 641 Lebaron Avenue.

9 MR. BOLEK: 641 Lebaron Avenue posted 6-26 of
10 '14, a vacant, dilapidated structure, open to trespass
11 at the front door, siding's being stripped, interior's
12 trashed, overgrown, debris, unkempt, broken windows,
13 the garage is full of debris, gas meter's off, electric
14 meter's cut at the drip loop.

15 Recommend placement onto the demolition list.

16 HEARING OFFICER: So ordered.

17 145 Legrande.

18 MR. BOLEK: 145 Legrande posted 6-26 of '14.
19 This is a vacant, delapidated structure, open to
20 trespass in the basement windows, siding's rotted,
21 broken windows, overgrown, debris, unkempt, animals
22 undermining the foundation, broken windows, gas meter's
23 locked out, electric meter's off.

24 Recommend placement onto the demolition list.

25 HEARING OFFICER: So ordered.

1 84 Longfellow.

2 MR. BOLEK: 84 West Longfellow Avenue posted
3 6-26 of '14, vacant, dilapidated structure, open to
4 trespass at the front door, interior's stripped to the
5 studs of all covering and any metals, electric meter is
6 gone, gas meter's gone.

7 Recommend placement onto the demolition list.

8 HEARING OFFICER: So ordered.

9 42 McKinley Street.

10 MR. BOLEK: 42 McKinley posted 6-25 of '14, a
11 vacant, fire-damaged, dilapidated structure, open to
12 the elements in the windows, the metals are stripped,
13 garage is collapsing and rotting, boarded windows,
14 overgrown, unkempt, broken windows, porch crumbling,
15 nonconforming addition, gas meter's off, electric
16 meter's off.

17 Recommend placement onto the demolition list.

18 HEARING OFFICER: So ordered.

19 853 Melrose.

20 MR. BOLEK: 853 Melrose Street posted 6-25 of
21 '14. This was a delapidated structure, it was
22 substandard work completed without any permit --
23 without proper permitting, there's debris, there's been
24 no compliance with any orders from the City.

25 We're recommending placement onto the

1 demolition list.

2 HEARING OFFICER: So ordered.

3 152 Merrimac.

4 MR. BOLEK: 152 Merrimac posted 6-26 of '14.

5 This is a vacant, dilapidated structure, interior's

6 destroyed, boarded windows, metals are stripped,

7 overgrown, debris, unkempt, gas meter's gone, electric

8 meter's off.

9 We recommend placement onto the demolition

10 list.

11 HEARING OFFICER: So ordered.

12 506 Nevada.

13 MR. BOLEK: 506 Nevada posted 6-25 of '14.

14 It's a vacant, delapidated structure, front plywood not

15 fully secured, foundation crumbling, overgrown,

16 unkempt, electric meter's gone, gas meter's gone.

17 Recommend placement onto the demolition list.

18 HEARING OFFICER: So ordered.

19 94 Norton Street.

20 MR. BOLEK: 94 Norton, a vacant -- posted

21 6-27 of '14. This is a vacant, dilapidated structure,

22 open to trespass at the rear door, all metals are

23 stripped, interior's destroyed, overgrown debris,

24 unkempt, broken windows, house is gutted, gas meter's

25 gone, electric meters are jumped. DTE was called.

1 Recommend placement onto the demolition list.

2 HEARING OFFICER: So ordered.

3 It looks like it was a nice house.

4 MR. BOLEK: It was at one time. It was a
5 very, very gorgeous --

6 HEARING OFFICER: 183 Norton.

7 MR. BOLEK: 183 Norton posted 6-27 of '14.

8 It is a vacant, delapidated structure, open to trespass
9 at the rear door, metals are stripped in the house,
10 interior's trashed, graffiti on the structure, siding's
11 being stripped, debris, unkempt, broken windows, gas
12 meter's locked out, electric meter's off.

13 We recommend placement onto the demolition
14 list.

15 HEARING OFFICER: So ordered.

16 36 Orton.

17 MR. BOLEK: 36 Orton posted 6-25 of 14. This
18 is a vacant structure, dilapidated, boarded by the
19 owners, the roof may be leaking, overgrown, broken
20 windows, gas meter's locked out, the electric meter's
21 on.

22 A Property Maintenance is scheduled for 7-10
23 of '14 so we're recommending placement onto the demo --
24 or recommending postponement until the October Hearing
25 Officer Meeting to allow the owners time to obtain the

1 necessary permits.

2 HEARING OFFICER: Postponed until October.

3 611 Pearsall Avenue.

4 MR. BOLEK: 611 Pearsall posted 6-25 of '14,
5 a vacant, delapidated structure, the roof is leaking,
6 it's rotted roof, settling in the structure, interior's
7 gutted to the studs, overgrown, debris, unkempt, broken
8 windows, gas meter's gone, electric meter's on.

9 Recommend placement onto the demolition list.

10 HEARING OFFICER: So ordered.

11 524 North Saginaw Street.

12 MR. BOLEK: 524 North Saginaw posted 6-25 of
13 '14. This is a vacant, delapidated structure, windows
14 are covered from the inside, siding's being stripped,
15 overgrown, debris, broken windows, gas meter is on, the
16 electric meter's off but there was power to the
17 structure -- or there was power there.

18 We're recommending placement onto the
19 demolition list.

20 HEARING OFFICER: So ordered.

21 15 North Shirley.

22 MR. BOLEK: 15 North Shirley posted 6-25 of
23 '14. This is a vacant, dilapidated structure, open to
24 trespass at the rear windows and entrance, basement
25 doorway is open to the elements, all metals have been

1 stripped, soffits and fascia rotted, gutters are
2 falling off, overgrown, debris, unkempt, animals
3 undermining the foundation, broken windows, gas meter's
4 locked out, electric meter's off.

5 Recommend placement onto the demolition list.

6 HEARING OFFICER: So ordered.

7 22 North Shirley.

8 MR. BOLEK: 22 North Shirley posted 6-25 of
9 '14. This is a vacant, fire-damaged structure, it's
10 dilapidated, open to trespass at the rear door and
11 front door, open to the elements in all doors and
12 windows, metals are stripped, overgrown, debris,
13 unkempt, gas meter's gone, electric meter's gone.

14 Recommend placement onto the demolition list.

15 HEARING OFFICER: So ordered.

16 475 Third Avenue.

17 MR. BOLEK: 475 Third Avenue posted 6-26 of
18 '14. It's a vacant, delapidated, water-damaged
19 structure, open to trespass at the front door, water
20 lines were busted in the house. United Water was
21 called. Metals are stolen, overgrown, unkempt, broken
22 windows, gas meter's locked out, electric meter's on.

23 We recommend placement onto the demolition
24 list.

25 HEARING OFFICER: So ordered.

1 754 University.

2 MR. BOLEK: 754 University posted 6-27 of
3 '14. It's a vacant, delapidated structure, open to
4 trespass in the basement windows, open to the elements
5 in the basement windows and upper-story windows,
6 boarded windows, metals are stripped, interior's trash,
7 debris, unkempt, gas meter's gone, electric meter's
8 off.

9 Recommend placement onto the demolition list.

10 HEARING OFFICER: So ordered.

11 808 University Drive.

12 MR. BOLEK: 808 University Drive posted 6-27
13 of '14, a vacant, dilapidated structure, roof has no
14 shingles on the rear of the house, siding is missing,
15 rotted roof boards, overgrown, debris, unkempt, animals
16 undermining the foundation, interior's destroyed due to
17 the water damage, sink holes in the rear yard.

18 We recommend placement onto the demolition
19 list.

20 HEARING OFFICER: So ordered.

21 203 Washington.

22 MR. BOLEK: 203 Washington Street posted 6-27
23 of '14. This is a vacant, dilapidated structure, open
24 to trespass in the front and rear doors, metals are
25 stripped, interior's trashed, debris, unkempt, broken

1 windows, gas meter's locked out, electric meter's off.

2 We recommend placement onto the demolition
3 list.

4 HEARING OFFICER: So ordered.

5 45801 Woodward Avenue.

6 MR. BOLEK: 45801 Woodward Avenue --

7 MR. KOLBE: That's a church. That's got the
8 face fell off the front of it.

9 MR. BOLEK: I thought he's been -- he's got
10 an architect working on plans.

11 MR. KOLBE: But they've made no application.
12 My recommendation is going to be to -- because they
13 were in this week to talk to Jeff, is postponement.
14 But you -- it's up to you guys, you know.

15 HEARING OFFICER: Is this -- was this a bank?

16 MR. BOLEK: Let me do the part first.

17 45801 Woodward Avenue posted 6-27 of '14.

18 This structure had the facade of the building fall off
19 the structure, there's boarded windows, it's -- there's
20 debris, it's unkempt, gas meter's on, the electric
21 meter was not exposed.

22 He has applied for permits -- or he's -- he's
23 making application for permits but needed plans and
24 specs on the necessary repairs to this church.

25 The Building Department's recommendation is

1 placement onto the demolition list.

2 MR. KOLBE: Do you want to give them some
3 time to --

4 HEARING OFFICER: How -- how long has this --
5 has it been owned by the church?

6 MR. BOLEK: It's been owned by the church for
7 a while and he has been -- he's -- I've only started
8 talking to him in the last couple months that he's kind
9 of been working on it. My personal feeling is we need
10 to give him a little more time to come up with the
11 plans and specs. I know he's been trying to get them
12 done. I don't know what his --

13 MR. KOLBE: Do you want to give him until
14 the --

15 MR. BOLEK: -- delay is.

16 MR. KOLBE: -- end of the month to make
17 application or do you want to give him three months or
18 what do you want to do?

19 HEARING OFFICER: Well --

20 MR. BOLEK: I --

21 HEARING OFFICER: At the end of the month, if
22 he's -- if he has somebody working on plans. And not
23 knowing when he would have contracted with somebody.
24 But my assumption is that it's going to take longer
25 than --

1 MR. BOLEK: Let's give him until the end of
2 the month. We'll call -- I'll call him Friday; that
3 will be tomorrow (sic). I'll call him Friday and find
4 out where he's at with this thing, you know, where he's
5 at with the plans.

6 HEARING OFFICER: Worse case, Board of
7 Appeals holds it over.

8 MR. BOLEK: Yeah.

9 MR. KOLBE: Um-hmm.

10 HEARING OFFICER: So we'll -- so end of the
11 month to submit plans for permits.

12 MR. BOLEK: Yep.

13 HEARING OFFICER: If not, move to the August
14 Board of Appeals.

15 MR. BOLEK: Yep.

16 HEARING OFFICER: Any other business?

17 MR. KOLBE: That's --

18 HEARING OFFICER: Next meeting is
19 October 8th?

20 MR. KOLBE: Correct.

21 HEARING OFFICER: Any other business?

22 MR. KOLBE: No.

23 HEARING OFFICER: That ends today's meeting.

24 (Meeting was concluded at 6:09 p.m.)

25 * * * *

C E R T I F I C A T E

I, Mona Storm, do hereby certify that I have recorded stenographically the proceedings had and testimony taken in the meeting, at the time and place hereinbefore set forth, and I do further certify that the foregoing transcript, consisting of (122) pages, is a true and correct transcript of my said stenographic notes.

Date



Mona Storm
CSR-4460



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