

**UNSAFE BUILDING HEARING AUTHORITY
RECORD OF HEARING**

Third Floor Conference Room, City Hall
300 N. High St.
Muncie, IN 47305

Hearing Date: AUGUST 11TH 2022 at 2:00 PM

Members Present: Aaron Clark, Brad King and Gretchen Cheesman.

Staff Present: Cortney Walker, Rebecca Moon, Bob Jessee and Steve Selvey acting as Administrators; Cortney Walker Recording Secretary, and Aubrey Crist, City Attorney.

The City of Muncie Unsafe Building Hearing Authority (UBHA) held a regularly monthly hearing on Thursday, August 11th 2022 at 2:00 PM in the City Hall Auditorium of Muncie City Hall. Chairman Brad King called the meeting to order.

Hearing Authority members and City staff were introduced.

The procedure for hearing cases was explained.

Those in attendance were advised of the following:

- Findings of fact and action taken at this meeting will be mailed to owners and recorded in the office of the Delaware County Recorder and made a matter of public record.
- Owners can appeal the findings of fact and action taken to the Delaware County Circuit Court.
- Appeals must be initiated within ten days after the date of this hearing.

Those in attendance who participated in the hearing were sworn in.

Unsafe Cases:

1. **1501 W 6TH ST** – Motion to affirm Rehab & Demo order. Owner did not attend, motion to penalize \$3500 for noncompliance and set status hearing for Oct 13th. Seconded and motion passed with unanimous vote.
2. **2510 W 7TH ST** – Motion to affirm the Trash Order. Owner did attend, motion to set status hearing Sept 8th for owner to have property cleaned & obtain clean-up inspection. Seconded and motion passed with unanimous vote.
3. **2616 W 9TH ST** - Motion to release the Demo Order. Seconded and motion passed with unanimous vote.
4. **1616 W 13TH ST** - Motion to affirm Demo order. Owner did not attend, motion to penalize \$3500 for noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.

5. **2109 E 14TH ST** – Motion to affirm Demo & Trash order. Owner did not attend, motion to penalize \$3000 for noncompliance and set status hearing for Oct 13th. Seconded and motion passed with unanimous vote.
6. **1115 W 16TH ST** - Motion to affirm Trash order. Owner did not attend, motion to penalize \$500 for noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
7. **2012 S BROTHERTON ST** - Motion to affirm Trash order. Owner did not attend, motion to penalize \$500 for noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
8. **114 N CHERRY ST** – Motion to affirm the Rehab Order and Administratively Enforce. Owner was present. Seconded and motion passed with unanimous vote.
9. **1504 N ELIZABETH AVE** - Motion to affirm Rehab & Trash order. Owner did not attend, motion to penalize \$3000 for noncompliance and set status hearing for Oct 13th. Seconded and motion passed with unanimous vote.
10. **1220 S ELM ST** - Motion to affirm Demo Order. Owner did not attend, motion to penalize \$2500 for noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
11. **1709 S ELM ST** - Motion to add Rehab Order and affirm Rehab & Trash Order. Owner did not attend, motion to penalize \$3000 for noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
12. **1901 N GARNET AVE** - Motion to modify and affirm Rehab Order and Administratively Enforce. Owner was present. Seconded and motion passed with unanimous vote.
13. **2107 E HARVARD AVE** – - Motion to affirm Rehab & Trash order. Owner did not attend, motion to penalize \$3000 for noncompliance and set status hearing for Oct 13th. Seconded and motion passed with unanimous vote.
14. **2109 N HOLLYWOOD AVE** – Motion to affirm the Rehab & Trash Order. Owner did attend. Motion to set status hearing Sept 8th for owner to obtain inspection. Seconded and motion passed with unanimous vote.
15. **2016 N JANNEY AVE** – Motion to affirm Demo & Trash Order. Owner did not attend. Motion to set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
16. **1708 S JEFFERSON ST** - Motion to affirm Rehab & Demo Order. Owner did not attend, motion to penalize \$3500 for noncompliance and set status hearing for Oct 13th. Seconded and motion passed with unanimous vote.
17. **2430 W KILGORE AVE** – Motion to affirm the Demo & Trash Order. Owner did not attend. Motion to set status hearing for Sept 8th to complete the Demolition. Seconded and motion passed with unanimous vote.
18. **514 W MAIN ST** - Motion to release the Trash Order. Seconded and motion passed with unanimous vote
19. **1407 W MAIN ST** - Motion to affirm Trash order. Owner did not attend, motion to penalize \$500 for noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
20. **618 E PINE ST** - Motion to affirm Rehab & Trash order. Concerned neighbor attended, motion to board the house, penalize \$1000 for noncompliance and set status hearing for Sept 8th to board up property. Seconded and motion passed with unanimous vote.

21. **710 N WALNUT ST** - Motion to release the Trash Order. Seconded and motion passed with unanimous vote.
22. **712 N WALNUT ST** – Motion to release the Trash Order. Seconded and motion passed with unanimous vote
23. **813 E 1ST ST** – Owner did not attend. Motion to place on the City’s Noncompliance List to give the owner time. Seconded and motion passed with unanimous vote.
24. **827 E 1ST ST** – Owner was present. Motion to set status hearing Sept 8th for owner to call for walk through inspection. Seconded and motion passed with unanimous vote.
25. **202 W 6TH ST** –Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
26. **1007 E 7TH ST** –Owner was not present. Motion to release the Demo Order & civil Penalty. Seconded and motion passed with unanimous vote.
27. **319 1/2 E 8TH ST** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
28. **1209 E 8TH ST** – Tenant attended the hearing. The tenant will be moving out. Penalize \$3000 for noncompliance & set status hearing for Sept 8th. Seconded & motion passed with a unanimous vote.
29. **3515 W 8TH ST** – Owner was present. Motion to Modify to Rehab Order & Administratively Enforce. Seconded and motion passed with unanimous vote.
30. **412 E 9TH ST** – Owner was not present. Motion to penalize \$3000 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
31. **626 W 9TH ST** – Owner was present. Motion to set status hearing Oct 13th to obtain progress inspection. Seconded and motion passed with unanimous vote.
32. **1908 W 10TH ST** – Owner was not present. Motion to Fine \$100 for not obtaining insp. and penalize \$3500 for Noncompliance and set status hearing for Oct 13th. Seconded and motion passed with unanimous vote.
33. **1227 W 13TH ST** – Owner was not present. Motion to penalize \$3000 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
34. **1425 W 13TH ST** – Owner was not present. Motion to release the Trash Order once the Fine is paid. Seconded and motion passed with unanimous vote.
35. **1434 W 14TH ST** – Owner was not present. Motion to Fine \$100 for not obtaining insp. and penalize \$2500 for Noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
36. **922 W 15TH ST** –Owner was present. Motion to set status hearing Sept 8th for owner to obtain Elec. Permit, licensed electrician and final inspection. Seconded and motion passed with unanimous vote.
37. **1209 W 15TH ST** –Owner was not present. Motion to set status hearing Oct 13th to get update from owner. Seconded and motion passed with unanimous vote.
38. **3324 E 15TH ST** – Owner was not present. Motion to Modify Rehab Order to Demo Order and penalize \$3000 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.

39. **1401 E 18TH ST** –Owner was not present. Motion to Administratively Enforce. Seconded and motion passed with unanimous vote.
40. **1304 E 20TH ST** – Owner was not present. Motion to penalize \$500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
41. **1430 E 26TH ST** – Owner was not present. Motion to Modify Rehab Order to Demo Order and penalize \$3000 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
42. **1908 E 26TH ST** –Owner was present. Motion to set status hearing for Oct 13th to complete demolition. Seconded and motion passed with unanimous vote.
43. **212 S BRITAIN AVE** –Owner was not present. Motion to release the Demo Order & Civil Penalty. Seconded and motion passed with unanimous vote.
44. **1204 / 1206 W BETHEL AVE** –Owner was represented. Motion to penalize \$5000 for noncompliance & set status hearing for Sept 8th to provide construction schedule. Seconded and motion passed with unanimous vote.
45. **1324 S BROTHERTON ST** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
46. **1409 S BROTHERTON ST** – Owner was represented. Motion to set status hearing for Sept 8th for owner to obtain inspection. Seconded and motion passed with unanimous vote.
47. **1411 S BROTHERTON ST** – Owner was not present. Motion to Fine \$100 for not obtaining progress insp. and penalize \$500 for Noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
48. **713 S CATALPA DR** – Owner was present. Motion to set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
49. **1305 E CENTENNIAL AVE** –Owner was present. Motion to release Order. Seconded and motion passed with unanimous vote.
50. **119 121 N CHERRY ST** –Owner was present. Motion to set status hearing for Oct 13th to obtain BP and inspection. Seconded and motion passed with unanimous vote.
51. **309 S COLE AVE** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
52. **312 S COLE AVE** – Owner was not present. Motion to release the Rehab Order once Fine has been paid. Seconded and motion passed with unanimous vote.
53. **1822 E DEPAUW AVE** – Owner was not present. Motion to release the Demo Order. Seconded and motion passed with unanimous vote.
54. **805 N ELM ST** – Owner was not present. Motion to Fine \$100 for not obtaining progress inspection and penalize \$2500 for noncompliance and set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
55. **2814 S FRANKLIN ST** - Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
56. **818 S GRANT ST** – Owner was not present. Motion to set status hearing for Oct 13th to make progress & obtain inspection. Seconded and motion passed with unanimous vote.

57. **721 S HACKLEY ST** – Owner was not present. Motion to Modify Rehab Order and Administratively Enforce. Seconded and motion passed with unanimous vote.
58. **2320 S HACKLEY ST** –Owner was not present. Motion to Administratively Enforce. Seconded and motion passed with unanimous vote.
59. **408 W HARVARD AVE** –Owner was not present. Motion to set status hearing for Sept 8th. Seconded and motion passed with unanimous vote.
60. **2013 E HARVARD AVE** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
61. **2110 E HIGHLAND AVE** - Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
62. **1403 E HINES ST** – Owner was not present. Motion to Modify Rehab Order and Administratively Enforce. Seconded and motion passed with unanimous vote.
63. **1813 E HINES ST** –Owner was not present. Motion to release the Demo Order. Seconded and motion passed with unanimous vote.
64. **2724 S HOYT AVE** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
65. **2716 E JACKSON ST** – Owner was present. Motion to set status hearing Sept 8th to obtain inspection. Seconded and motion passed with unanimous vote.
66. **2107S JEFFERSON ST** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
67. **2324 S JEFFERSON ST** –Owner was not present. Motion to release the Trash Order & Civil Penalty. Seconded and motion passed with unanimous vote.
68. **1024 E KIRBY AVE** –Owner was present. Motion to set status hearing Oct 13th for owner to make progress and obtain inspection. Seconded and motion passed with unanimous vote.
69. **703 S LUICK AVE** – Owner was not present. Motion to set status hearing Oct 13th for owner to obtain final inspection. Seconded and motion passed with unanimous vote.
70. **818 E MAIN ST** – Owner did not attend the hearing. Penalized \$5000 for noncompliance. Case given to the City Attorney to handle. Seconded & motion passed with a unanimous vote.
71. **931 W MAIN ST** – Owner was not present. Motion to penalize \$3000 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
72. **613 W MEMORIAL DR** – Owner was not present. Motion to release the Trash Order & civil Penalty. Seconded and motion passed with unanimous vote.
73. **211 E NORTH ST** – Owner was represented. Motion to release the Demo Order & civil Penalty. Seconded and motion passed with unanimous vote.
74. **3013 S PERSHING DR** – Owner was present. Motion to set status hearing Sept 8th to obtain a walk through inspection. Seconded and motion passed with unanimous vote.
75. **3015 S PERSHING DR** – Owner was present. Motion to set status hearing Oct 13th for owner to obtain BP and progress inspection. Seconded and motion passed with unanimous vote.

- 76. 1619 E PRINCETON AVE** – Owner was present. Motion to set status hearing Sept 8th to complete demolition. Seconded and motion passed with unanimous vote.
- 77. 305 S PROUD ST** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
- 78. 3213 S VINE ST** –Owner was not present. Motion to set status hearing Nov 10th to update new owner. Seconded and motion passed with unanimous vote.
- 79. 2117 S WALNUT ST** – Owner was not present. Motion to penalize \$2500 for noncompliance & place on the City’s Noncompliance List. Seconded and motion passed with unanimous vote.
- 80. 2207 S WALNUT ST** – Owner was not present. Motion to release the Rehab and Civil Penalty once the Fine is paid. Seconded and motion passed with unanimous vote.
- 81. 205 E WILLARD ST** –Owner was not present. Motion to Modify to Rehab Order and set status hearing for Nov 10th to provide progress. Seconded and motion passed with unanimous vote.
- 82. 2019 E WILLARD ST** –Owner was not present. Motion to set status hearing for Sept 8th to complete demolition. Seconded and motion passed with unanimous vote.
- 83. 581 W WILSON AVE** –Owner was not present. Motion to set status hearing for Nov 10th to provide any updates. Seconded and motion passed with unanimous vote.
- 84. 585 W WILSON AVE** –Owner was not present. Motion to set status hearing for Sept 8th to show progress. Seconded and motion passed with unanimous vote.