

**UNSAFE BUILDING HEARING AUTHORITY
RECORD OF HEARING**

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

Hearing Date: July 10th 3:00 PM

Members Present: John Lee, Joseph Anderson, Gretchen Cheesman, Brad King

Members Absent: Aaron Clark

Staff Present: Melinda Coffey, Steve Selvey, Taylor Marshall & Rebecca Moon acting as Administrators, Mindy Coffey Recording Secretary, and Bill Hughes, City Attorney.

The City of Muncie Unsafe Building Hearing Authority (UBHA) held a regularly monthly hearing on Thursday, July 10th, 2021 at 3:00 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. **125 W 8TH ST** - owner was not present at hearing. motion to affirm demo order & condemn the property and penalize \$2500 for non-compliance & set status hearing for August 12th. Seconded and motion passed with unanimous vote.
2. **1017 E 8th ST** - Owner was present. Motion to affirm demo order. Owner to obtain progress inspection and set status hearing for August 12th. Seconded and motion passed with unanimous vote.
3. **1805 W 17th ST** - Owner was not present. Motion to affirm demo order. Penalize \$2500 for non-compliance and set status hearing for August 12th. Seconded and motion passed with unanimous vote.

4. **618 W ADAMS ST** - Owner complied with issues, Motion to release demo & trash order. Seconded and motion passed with unanimous vote.
5. **3414 N BROADWAY AVE** - Inspector drove by July 8, okay to release. Motion to release demo order. Seconded and motion passed with unanimous vote.
6. **3100 N BUCKLES ST** - Owner was present. Motion to affirm demo order and set status hearing for Sept 9th. Seconded and motion passed with unanimous vote.
7. **5124 CANTERBURY DR (APT. #5205)** - Motion to release rehab & trash order. Seconded and motion passed with unanimous vote.
8. **1716 S GHARKEY ST** - Owner was represented. Ordered to obtain progress inspection. Motion to affirm demo order and set status hearing for Sept 9th. Seconded and motion passed with unanimous vote.
9. **1611 S HIGH ST** - Owner was not present. Motion to affirm demo order and penalize \$2500 for non-compliance, set status hearing for Sept 9th. Seconded and motion passed with unanimous vote.
10. **2529 S HOYT AVE** - Owner was not present. Motion to affirm demo order, set status hearing for October 14th. Seconded and motion passed with unanimous vote.
11. **727 S LUICK AVE** - Owner was present. Complete the Demolition under the Demo Permit. Motion to affirm demo order and set status hearing for Sept 9th. Seconded and motion passed with unanimous vote.
12. **3611 E MANOR ST** - Owner was not present. Motion to affirm trash order, Penalize \$500 for non-compliance and set status hearing for October 14th. Seconded and motion passed with unanimous vote.
13. **1117 S MAY AVE** - Motion to release partial demo order. Seconded and motion passed with unanimous vote.
14. **1211 E MEMORIAL DR** - Motion to release demo order. Seconded and motion passed with unanimous vote.
15. **1301 S MONROE ST** - Owner was present. Motion to affirm demo order, Owner ordered to obtain inspection and set status hearing for August 12th. Seconded and motion passed with unanimous vote.
16. **113 N OHIO AVE** - Owner was not present. Motion to affirm demo order, Set status hearing for October 14th after redemption period. Seconded and motion passed with unanimous vote.
17. **1616 S PENN ST** - Owner was not present. Motion to affirm rehab & trash order, Set status hearing for Sept 9th, get update from deed sale. Seconded and motion passed with unanimous vote.
18. **1702 S PENN ST** - Owner was not present. Motion to affirm rehab & trash order, Penalize \$3000 for non-compliance and Set status hearing for August 12th, Seconded and motion passed with unanimous vote.
19. **2205 W SHERMAN DR** - Owner was present. Motion to affirm rehab order, Owner ordered to obtain inspection. Set status hearing for September 9th, Seconded and motion passed with unanimous vote.
20. **1600 N SHIREY RD** - Owner was represented. Motion to affirm demo order, Owner order to clean & secure prop & call for progress inspection. Set status hearing for September 9th, Seconded and motion passed with unanimous vote.

21. **1520 S WALNUT ST** - Owner was not present. Motion to affirm demo order, Penalize \$5000 for non-compliance and Set status hearing for August 12th, Seconded and motion passed with unanimous vote.
22. **2426 S WALNUT ST** - Owner was represented. Motion to affirm trash order, Owner ordered to clean & call for inspection. Set status hearing for August 12th, Seconded and motion passed with unanimous vote.
23. **2428 S WALNUT ST** - Owner was not present. Motion to affirm trash order, Owner to clean & call for inspection. Penalize \$1000 for non-compliance. Set status hearing for August 12th, Seconded and motion passed with unanimous vote.
24. **803 W WILLARD ST** - Owner called in, couldn't make it. Motion to affirm rehab order, Set status hearing for August 12th, Seconded and motion passed with unanimous vote.
25. **315 S WILLOW RD** - Owner was not present. Motion to modify demo order, Penalize \$2500 for non-compliance and set status hearing for August 12th, Seconded and motion passed with unanimous vote.
26. **712 W 5TH ST** - Owner was unable to attend, had workers coming. Set status hearing for August 12th to obtain progress insp. Seconded and motion passed with unanimous vote.
27. **3733 W 8TH ST** - Owner was no present. Penalize \$3000 for non-compliance & place on city's non-compliance list. Seconded and motion passed with unanimous vote.
28. **1301 W 13TH ST** - Owner was present. Owner order to call for progress inspection. Set status hearing for October 14th, Seconded and motion passed with unanimous vote.
29. **905 W 14TH ST** - Owner was no present. Place on city's non-compliance list. Seconded and motion passed with unanimous vote.
30. **1901 1905 E 18TH ST** - Owner was present. Owner order to call for progress inspection. Set status hearing for September 9th, Seconded and motion passed with unanimous vote.
31. **2103 E 18TH ST** - Owner was not present. Penalize \$500 for non-compliance & status hearing set for August 12th. Seconded and motion passed with unanimous vote.
32. **1225 E 20TH ST** - Motion to release demo and trash order. Seconded and motion passed with unanimous vote.
33. **1601 E 21ST ST** - Owner was not present. Penalized \$2,500 for non-compliance & placed on the city's noncompliance list. Seconded and motion passed with unanimous vote
34. **1816 E 24TH ST** - Owner was present. Fined \$100 for not obtaining inspection. Order to obtain a progress inspection, continued to August 12th Hearing. Seconded and motion passed with unanimous vote.
35. **509 W ADAMS ST** - Owner was not present. Penalized \$2,500 for non-compliance & placed on the city's noncompliance list. Seconded and motion passed with unanimous vote.

36. **700 N BAUER ST** - Owner was not present. Penalized \$2,500 for non-compliance & placed on the city's noncompliance list. Seconded and motion passed with unanimous vote.
37. **305 E BERKLEY AVE** - Owner was present. Owner ordered to obtain progress inspection, status hearing set for September 9th. Seconded and motion passed with unanimous vote.
38. **613 W CHARLES ST** - Owner was not present. Order modified to Rehab & Motioned to be Administratively Enforced. Seconded and motion passed with unanimous vote.
39. **119 121 N CHERRY ST** - Owner was represented by attorney but with no update. Penalized \$2,500 for noncompliance & set status hearing for Aug 12th. Seconded and motion passed with unanimous vote.
40. **700 BLK S COUNCIL ST** - Owner was not present. Status hearing set for Aug 12th to provide rehab plans. Seconded and motion passed with unanimous vote.
41. **307 N DICKS ST** - Owner was represented. Representative was ordered to obtain the proper permits for the repairs & call for progress inspection before the August 12th hearing. Seconded and motion passed with unanimous vote.
42. **2305 S EBRIGHT ST** - Owner was not present. Penalized \$500 for noncompliance & placed on the city's noncompliance list. Seconded and motion passed with unanimous vote.
43. **2317 S EBRIGHT ST** - Owner was not present. Penalized \$3,000 for noncompliance & placed on the city's noncompliance list. Seconded and motion passed with unanimous vote.
44. **416 S ELLIOTT ST** - Owner was present. Owner ordered to obtain progress inspection before the August 12th Hearing. Seconded and motion passed with unanimous vote.
45. **818 S GRANT ST** - Owner Complied, Order Released & Civil Penalties Rescinded. Seconded and motion passed with unanimous vote.
46. **2411 S GRANT ST** - Owner was present. Owner is going to have electric turned on and is maintaining the property. Owner is ordered to obtain a progress inspection before the September 9th Hearing. Seconded and motion passed with unanimous vote.
47. **1704 E HINES ST** - Owner was not present. Owner ordered to obtain demo permit, complete the demolition & call for final inspection before the August 12th hearing. Seconded and motion passed with unanimous vote.
48. **422 W HOWARD ST** - Owner was present. Owner ordered to obtain a progress inspection before the September 9th hearing. Seconded and motion passed with unanimous vote.
49. **904 E JACKSON ST / 907 E MAIN ST** - Owner was not present. Order Modified to Rehab & Motioned to be Administratively Enforced. Seconded and motion passed with unanimous vote.
50. **2000 N JANNEY AVE** - Owner was not present. Set for September 9th Hearing. Seconded and motion passed with unanimous vote.
51. **1319 W KILGORE AVE** - Owner was not present. Owner ordered to obtain progress inspections before the September 9th Hearing. Seconded and motion passed with unanimous vote.

52. **1201 E KIRBY AVE** - Owner was not present. Penalized \$2,500 for noncompliance. Owner ordered to clean up debris from the demolition & call for final inspection before the August 12th hearing. Seconded and motion passed with unanimous vote.
53. **1018 E MAIN ST** - Owner was not present. Owner ordered to obtain a progress inspection before the August 12th hearing. Seconded and motion passed with unanimous vote.
54. **1315 E MAIN ST** - Owner was not present. Penalized \$2,500 for noncompliance & placed on the city's noncompliance list. Seconded and motion passed with unanimous vote.
55. **1218 E MAIN ST** - Owner was represented. Owner ordered to obtain progress walk-through inspection before the August 12th hearing. Seconded and motion passed with unanimous vote.
56. **1904 E MEMORIAL DR** - Owner was not present. Placed on the city's noncompliance list. Seconded and motion passed with unanimous vote.
57. **300&302 N MONROE ST** - Owner was not present. Set for August 12th Hearing for an update. Seconded and motion passed with unanimous vote.
58. **2213 S PENN ST** - Owner was represented. Owner ordered to obtain progress inspection before the September 9th hearing. Seconded and motion passed with unanimous vote.
59. **1812 E PRINCETON AVE** - Owner was not present. Penalized \$3,000 for noncompliance. Owner ordered to demo unsafe building before the August 12th hearing. Seconded and motion passed with unanimous vote.
60. **1900 E PRINCETON AVE** - Owner was not present. Penalized \$3,000 for noncompliance and placed on the city's noncompliance list. Seconded and motion passed with unanimous vote.
61. **1911 E PURDUE RD** - Owner was represented. Owner ordered to obtain proper permits & progress inspection before the August 12th hearing. Seconded and motion passed with unanimous vote.
62. **1509 W UNIVERSITY AVE** - Owner was represented. Owner ordered to provide update & time schedule before the August 12th hearing. Seconded and motion passed with unanimous vote.
63. **1500 S WALNUT ST** - Owner was not present. Owner was ordered to obtain a progress inspection before the September 9th hearing. Seconded and motion passed with unanimous vote.
64. **2018 E YALE AVE** - Owner was present. Owner was ordered to obtain a progress inspection before the September 9th hearing. Seconded and motion passed with unanimous vote.
65. **1501 E 20TH ST** - Owner Complied with Order. Motion to Release. Seconded and motion passed with unanimous vote.
66. **2312 N GLENWOOD AVE** - Owner was not present. Order rescinded upon Commissioner's request for the buying to obtain & rehab the property. Seconded and motion passed with unanimous vote.