

Minutes of the Clay Township Dangerous Building Commission meeting held on Tuesday, April 7, 2009, at the Clay Township Meeting Hall, 4710 Pte. Tremble Rd., Algonac MI.

Chairman Uschwald called the meeting to order at 2:00 p.m.

Roll Call: Leonard Uschwald, Mary Kot, Jim Miller, David Salvador, Georgia Williams, & Jay DeBoyer. Excused: Don Drake, Rick Edler, and John McQuade.

Also Present: Michael J. Kras, Building Official.

Motion by Miller, supported by Williams to approve the minutes of February 11, 2009.

AYES: ALL. NAYS: NONE. Excused: Drake, Edler, and McQuade.

MOTION CARRIED.

STATEMENT OF PARTICULARS:

DB-2009-004 RIVERSIDE ADVENTURES, LLC 9714 NORTH RIVER RD.

Chairman Uschwald called Mike Kras, Building Official as first witness to this case.

Kras: This building is in distress and has been abandoned for almost 3 years.

Miller: Was there ever a fire there?

Kras: No. I recommend we have a Showcause Hearing in 60 days.

Motion by Williams, supported by Miller to have a Showcause Hearing on Case #DB-2009-004 in 60 days. AYES: ALL. NAYS: NONE. Excused: Drake, Edler, and McQuade.

MOTION CARRIED.

DB-2009-005 THOMAS HANNAH/LORI SISK 6047 PTE. TREMBLE RD.

Chairman Uschwald called Mike Kras, Building Official as first witness to this case.

Kras: This building had a fire almost 3 years ago. The pictures you have were taken at that time. We notified the owner that he had to get an electrical permit and repair the damage. He kind of refused to do anything. He basically uses the property as a dump-all. He does not respond to anything we tell him to do. The next door neighbor, Mr. Kaiser, is here and I think he would like to say a few things.

Uschwald: In case there is a question about the property ownership, should we order a title search first?

Kras: No, we don't need to perform a title search now as I know who the owners are.

Uschwald: Let's have the neighbor come up to the podium and see what he has to say.

Mr. Kaiser: My name is Tom Kaiser and I live at 6041 Pte. Tremble Rd. and I have been working with Mike Kras for over 3 years in trying to get this house and property fixed up. He has a 35 ft.

boat right up against my windows in the back yard for five years. It is a dumping place. There is no power, no gas, and no water to this house. This property just de-values my property.

Kras: I have never brought this property and owner before this board but I have taken him to court before and he has lost. I have also issued several tickets, but he still has done nothing to fix the house.

DeBoyer: Does he pay the tickets?

Kras: Yes. So we should start the process and I recommend a Showcause Hearing in 60 days.

Motion by Miller, supported by Salvador to have a Showcause Hearing on Case #DB-2009-005 in 60 days. AYES: ALL. NAYS: NONE. Excused: Drake, Edler, and McQuade.
MOTION CARRIED.

DB-2009-006 CARYL R. JEFFREY 6216 HIGH ROAD

Chairman Uschwald called Mike Kras, Building Official as first witness to this case.

Kras: This additional dwelling structure is very much in distress. I have talked with Mrs. Jeffrey I told her we had to start the process and this building needs to be addressed in some way shape or form. She is going to have a few people look at it and see what is the best way to go because I told her I did not know if it was fixable. I recommend a Showcause Hearing in 60 days.

Motion by Salvador, supported by Miller to have a Showcause Hearing on Case #DB-2009-006 in 60 days. AYES: ALL. NAYS: NONE. Excused: Drake, Edler, and McQuade.
MOTION CARRIED.

UPDATES:

DB-2008-007 S & S INVESTMENTS CO. 2153 NORTH CHANNEL DR.

Chairman Uschwald called Mike Kras, Building Official as first witness to this case.

Kras: This building has been removed. You can dismiss this case.

Motion by Williams, supported by Miller to dismiss case #DB-2008-007.
AYES: ALL. NAYS: NONE. Excused: Drake, Edler, and McQuade
MOTION CARRIED.

DB-2008-014 KARI JO LAYNE 7322 JO CHAR

Chairman Uschwald called Mike Kras, Building Official as first witness to this case.

Kras: There has been no change to this structure. The owner has been trying to sell this property,

but hasn't as yet. We tabled it before for 90 days so I think we should proceed with a Title Search and an Order of Compliance.

Motion by Kot, supported by Miller to perform a Title Search and issue an Order Compliance through the township attorney's office on case #DB-2008-014.

AYES: ALL. NAYS: NONE. Excused: Drake, Edler, and McQuade
MOTION CARRIED.

MEMBERS COMMENTS:

Members discussed with Mike Kras a couple of complaints they have personally received from citizens that might be dangerous buildings. Also discussed updates on previous Order of Compliances.

ADJOURNMENT:

Motion by Miller, supported by Williams to adjourn the meeting @ 2:35 pm.

AYES: ALL. NAYS: NONE. Excused: Drake, Edler, and McQuade.
MOTION CARRIED.

Respectfully Submitted,

Patty Watson
Recording Secretary