

MINUTES
CASS COUNTY PLAN COMMISSION
TUESDAY, October 8, 2012

Jenny Clark called the regular meeting of the Cass County Plan Commission to order at 6:30 PM in the Commissioners Hearing Room on the 2nd floor of the Cass County Government Building.

ROLL CALL:

Members present: Jenny Clark, Chris Frey, Tamara Ogle, Jim Sailors, Fred Seehase, and Allen Paschen

Member absent: Brian Reed, Brad Johnson and Stacy Odom

Staff present: Arin Shaver, Peggy Dillon, Chris Gaumer and legal counsel Jeff Stanton.

Public in attendance: Kevin Hedger and Evelyn Meredith

ACTION ON MINUTES:

Minutes of September 10, 2012 were approved as presented.

PUBLIC HEARING:

None:

REPORTS:

Improvement Location Permits: Chris Gaumer presented the permits for September, no questions were asked.

OLD BUSINESS:

Unsafe buildings:

#12-03 Hedger - 463 E. PR 325 S.: Mr. Gaumer presented pictures of the property; mobile home had a fire, the trash and debris has been removed. Mr. Hedger attended the meeting but did not speak to the Board. Jenny Clark asked if all the requirements have been met and Mr. Gaumer stated yes. Tamara Ogle made a motion to remove this property from the unsafe property list. Jim Sailors seconded the motion and all were in favor.

Jim Sailors entered the meeting at 6:36pm.

#11-05 Ingold - 10126 Walnut Street Lincoln: Mr. Gaumer presented pictures of the property stated the following:

- Accessory structure is demolished
- Appliances have been removed
- Structure in photo is safe
- Some debris remains

The Plan Commission discussed the debris and building materials that remain. Chris Frey made a motion to certify the \$1500 fine and to assess an additional \$1500 if the property is not cleaned up by January 11, 2013. Tamara Ogle seconded the motion, roll call vote was as follows: Jenny Clark, yes; Tamara Ogle, yes; Allen Paschen, no; Fred Seehase, yes; Jim Sailors, yes; Chris Frey, yes. Motion passed.

#12-01 Pickering 918 SR 17: Mr. Gaumer presented pictures of the property and stated the following:

- Open windows and holes in roof
- Damages to the main structure
- 2 structures were removed in August

- Debris and trash piles remains
- Some structures remain
- There has been no contact with Mr. Pickering
- A fine of \$1500 has been assessed

Mr. Gaumer explained that a certified letter was sent to Mr. Pickering stating appreciation of work completed but there are still concerns and asked for a schedule of when the property will be secured. Mr. Gaumer explained that there has been no response. Jim Sailors made a motion to certify a fine of \$1500 and to add an additional fine of \$1500 if the property is not cleaned up by January 11, 2013. Fred Seehase seconded the motion and all were in favor.

#11-10 Butcher - 10215 S. Lincoln Walnut St: Mr. Gaumer presented pictures and stated that Mr. Butcher is working with staff; property, tall grass and debris has been cleaned up. Mrs. Ogle made a motion to remove this property from the unsafe building list. Mr. Sailors seconded the motion and all were in favor.

#12-08 Livingston - 1217 N. 600 E: Mr. Gaumer presented pictures and stated the following:

- Garage is demolished
- Windows and doors of house are boarded up
- Some trash remains
- Board has certified a \$1500 fine and assessed a \$1500 fine

Mr. Gaumer stated that the property is cleaned up. Mrs. Ogle made a motion to waive the \$1500 fine and remove this property from the unsafe building list. Mr. Paschen seconded the motion and all were in favor.

#12-08 Fightmaster - Along 900 South: Mr. Gaumer presented pictures and stated:

- Structure is demolished
- Trees removed
- Accessory structure removed
- Property is cleaned up

Mr. Gaumer stated that property owner has been in contact with staff and property is cleaned up. Mrs. Ogle made a motion to remove this property from the unsafe building list, motion was seconded by Chris Frey and all were in favor.

Bylaw Revisions: Mrs. Shaver explained that the Bylaw amendments were given to this Board at the last meeting and asked for questions or comments, there were none. Fred Seehase made a motion to approve the Bylaw amendments, motion was seconded by Mr. Sailors and all were in favor.

NEW BUSINESS:

Citation Tickets:

Mrs. Shaver stated that the Citation Tickets have been ordered and should arrive in a few weeks.

There being no further business to be brought before the Board, the meeting was adjourned at 7:00 PM on October 8, 2012.

Jenny Clark, President

Chris Frey, Secretary

Peggy Dillon, Recording Secretary