

MINUTES
CASS COUNTY PLAN COMMISSION
Tuesday May 4, 2021

Stacy Odom, President, called the regular meeting of the Cass County Plan Commission to order at 8:30 AM in the Commissioners Hearing Room on the 2nd floor of the Cass County Government Building.

ROLL CALL:

Members present: Fred Seehase, Gary Berkshire, Jim Donato, Brian Reed, Stacy Odom, Josh LeDonne, and Ruth Baker

Member absent: Krista Pullen and 1 member to be appointed

Staff present: Eric Servin, Peggy Dillon and Legal counsel, Jeff Stanton

Staff absent: Arin Shaver

Public in attendance: See sign in sheet

ACTION ON MINUTES:

Minutes of April 6, 2021 were presented. Mrs. Baker motioned to approve as presented. Mr. LeDonne seconded the motion; all were in favor.

PUBLIC HEARING:

None.

REPORTS:

Unsafe Properties:

1411 N. SR 35: Demolition

Mr. Koppe stated the Commissioners did approve the contract from Merritt & Sons for the demolition. The amount of asbestos found in the building was small enough that it can be removed as waste. The demolition is scheduled.

OLD BUSINESS:

Unsafe Properties:

1586 Market St. Georgetown – Banter: vehicles junk; structure is unsafe

Mr. Koppe explained that the nothing has been done to the property. Staff recommendation is to assess a \$5,000 fine; re-inspect on May 26, 2021 and bring to the June 1, 2021 meeting. Mr. Koppe stated that the owner has been notified of this meeting and process; they have signed the letters to them. Mr. Ledonne motioned to accept the recommendation of staff. Mr. Seehase seconded the motion and all were in favor.

2268 W. Glietze Dr. – Smith: House needs to be demolished

Mr. Koppe stated there has been no change to the house; we are asking demolition; there is a \$3,000 fine, not assessed at this time.

Jennifer Smith, owner, stated that she is trying to put a fence to keep people out; she does not have funds to demolish the house.

Mr. Odom asked her long term plan. Mrs. Smith stated to tear it down, she has no use for it.

Mr. Donato asked the time line for the fence. Mrs. Smith stated she will be trying to work on it this week.

Mrs. Baker asked what kind of fence, Mrs. Smith stated a chain link fence.

Mr. Odom stated that the fence is temporary; this structure needs to be made safe or demolished. Mrs. Smith stated she understands this.

Mr. Reed motioned to give her this month to put up the fence; re-inspect on May 26, 2021 and bring back to the June 1, 2021 meeting; not to assess a fine at this time.

Mr. Berkshire seconded the motion and all were in favor.

Mr. Odom restated that this is a safety issue, she is liable and needs to be aware of this. Mrs. Smith replied yes.

2301 Wabash River Rd.- Almon; roof repair

Mr. Koppe stated this structure is repaired and staff is satisfied to remove this property from the unsafe property list. Mr. Reed motioned to remove this from the unsafe list. Mr. Seehase seconded the motion and all were in favor.

9835 Church St. – Jaberg: unsecured house; structure in the back needs demolished

Mr. Koppe stated there has been no improvements; staff recommends a \$2,000 fine; re-inspect May 26, 2021 and bring back to the June 1, 2021 meeting. Mr. Koppe the new owners, Jaberg has not signed for any letters, regular mailings have also been sent.

Mr. Seehase motioned to accept staff recommendations. Mr. LeDonne seconded the motion, all were in favor.

NEW BUSINESS:

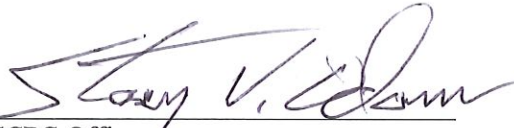
None:

FLOOR IS OPEN TO THE PUBLIC:

No one spoke to the Board.

ADJOURNMENT:

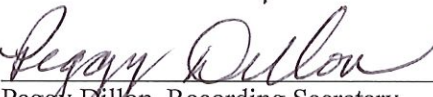
There were no further questions and the meeting was adjourned at 8:45 on May 4, 2021.



CCPC Officer



CCPC Officer



Peggy Dillon, Recording Secretary