

# BOARD OF BUILDING CODE STANDARDS AND APPEALS MINUTES

September 11, 2017

**Members:** Francisco Banuelos, Randy Coonrod, Daryl Crotts, Brad Doeden, Randy Harder, Russ Redford, Ray Stubblefield, Gregg Wilhite, Warren Willenberg

**Present:** Coonrod, Doeden, Stubblefield, Wilhite, Willenberg

**Staff Members Present:** Chris Labrum, Kortney Capello, Deb Legge, Bret Johnston, Penny Bohannon, Elaine Hammons (MABCD); Stuart Bevis, Acting Fire Marshal (WFD)

The regular meeting of the Board of Building Code Standards and Appeals was called to order by Vice Chairman Wilhite on Monday, September 11, 2017, at 1:00 p.m., at the Ronald Reagan Building, Metropolitan Area Building and Construction Department, 271 W. 3<sup>rd</sup>, 1<sup>st</sup> Floor, MABCD Large Conference Room, Wichita, Kansas.

The attending Board Members that were appointed by the Board of County Commissioners were sworn in by the Deputy County Clerk.

In Chairman Harder's absence, Vice Chairman Wilhite chaired the meeting.

## **Approval of the July 10, 2017, Minutes (August 7, 2017, meeting was cancelled).**

A motion was made by Board Member Willenberg to approve the July 10, 2017, minutes. Board Member Doeden seconded the motion. The motion was approved. (5 – 0)

## **Public Agenda**

There was no one present to speak on the Public Agenda.

Vice Chairman Wilhite asked the Board Members and staff to introduce themselves to the public in attendance.

## **New Business**

### **Condemnations:**

#### **Review Cases:**

There were no review cases for September.

#### **New Cases:**

##### **1. 422 E. Lincoln St**

No one was present on behalf of this property.

This is a one-story frame dwelling, about 25 x 30 feet in size. Vacant, this structure has cracking and shifting concrete basement walls; broken, cracked and missing siding; dilapidated front porch; and rotted fascia and wood trim.

Concurring with the MABCD staff recommendation, Board Member Doeden made a motion to refer the property to the City Council with a recommendation of condemnation, with ten days to begin demolition and ten days to complete removal of the structure. Board Member Willenberg seconded the motion. The motion carried. (5 – 0)

##### **2. 1318 S. Bluffview Dr**

No one was present on behalf of this property.

Approximately 24 x 57 feet in size, this one-story frame dwelling is vacant and open. This structure has been damaged by fire. It has cracked and missing siding shingles; fire damaged composition roof with holes and severely damaged rafters; rotted and fire damaged wood trim; fire damaged framing members; fire damaged interior; and the 8 x 8 foot accessory structure is deteriorated.

In agreement with the recommendation of MABCD staff, Board Member Coonrod made a motion to submit the property to the City Council, recommending condemnation, with ten days to begin removal of the structure and ten days to complete wrecking the structure. Board Member Doeden seconded the motion. The motion was approved. (5 – 0)

**3. 2512 S. Twin Oaks Rd**

No one was present on behalf of this property.

This a vacant one-story frame dwelling about 34 x 38 feet in size. This structure has cracking foundation; cracked and chipped siding shingles; badly worn composition roof with missing shingles; dilapidated rear enclosed porch; and deteriorated wood trim and framing members.

After considering the recommendation by MABCD staff, Board Member Doeden made a motion to refer the property to the City Council with a recommendation of condemnation, with ten days to initiate demolition and ten days to finish razing the structure. Board Member Coonrod seconded the motion. The motion passed. (5 – 0)

**4. 4448 E. Bayley Dr**

No one was present on behalf of this property.

This one-story frame dwelling is about 24 x 57 feet in size. Vacant, this structure has a deteriorated wood pier foundation; cracked and chipped siding shingles; deteriorated front porch; deteriorated wood trim and framing members; and the four accessory structures are dilapidated.

Concurring with MABCD staff recommendation, Board Member Doeden made a motion to refer the property to the City Council for condemnation, with ten days to start wrecking the structure and ten days to complete the removal. Board Member Stubblefield seconded the motion. The motion was approved. (5 – 0)

**5. 247 N. Elizabeth Ave**

No one was present on behalf of this property.

A one-story frame and masonry, combined dwelling and commercial building about 31 x 80 feet in size, this structure is vacant and has been damaged by fire. It has fire damaged framing members; rotted, missing and fire damaged siding; fire damaged composition roof with holes; fire damaged roof trusses; fire damaged wood trim; and the two accessory structures are deteriorating.

In agreement with the recommendation made by MABCD staff, Board Member Doeden made a motion to refer the property to the City Council for condemnation, with ten days to start razing the building and ten days to finish the demolition. Board Member Willenberg seconded the motion. The motion carried. (5 – 0)

**Adjournment**

With no other business to conduct, Board Member Coonrod made a motion to adjourn. Board Member Doeden seconded the motion. The motion carried. (5 – 0)

The meeting adjourned at 1:08 p.m.