

BOARD OF BUILDING CODE STANDARDS AND APPEALS MINUTES

April 1, 2019

Location: Ronald Reagan Building, 271 W. 3rd, 3rd Floor, Room 318

Members: Francisco Banuelos, Randy Coonrod, Brad Doeden, Randy Harder, Miles Millspaugh, Eric Purkey, Russ Redford, Gregg Wilhite, Taylor Zimbelman

Present: Banuelos, Doeden, Harder, Millspaugh, Purkey, Redford, Zimbelman

Staff Members Present: Chris Labrum, Kortney Capello, KaLyn Nethercot, Penny Bohannon, Elaine Hammons (MABCD); Jeff Van Zandt (City Legal Dept.)

The regular meeting of the Board of Building Code Standards and Appeals was called to order by Chairman Redford at 1:01 p.m. on Monday, April 1, 2019, at the Ronald Reagan Building, Metropolitan Area Building and Construction Department, 271 W. 3rd, 3rd Floor, Room 318 – Training Room, Wichita, Kansas.

Approval of the March 4, 2019, Minutes

A motion was made by Board Member Banuelos to approve the March 4, 2019, minutes. Vice Chairman Harder seconded the motion. The motion was approved. (7– 0)

Chairman Redford asked that the Board Members and MABCD staff introduce themselves to the public in attendance.

Public Agenda

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

New Business

Condemnations:

Review Cases:

1. 1602 E. Alta St

The owner, Brian Burdick, was present.

A one-story frame dwelling about 38 x 32 feet in size, this building has been vacant for at least two years. This structure has been damaged by fire. It has fire damaged and missing siding; sagging and badly worn composition roof, with holes and fire damaged; fire damaged wood trim and framing members; and the 34 x 34 and 24 x 16 accessory structures are in good condition.

Since the January 2019 meeting when the property was first brought before the Board, a new zoning violation case has been initiated for the vehicles parked on site.

Mr. Burdick addressed the Board and explained that the vehicles had been removed from the property since the zoning violation case had been initiated. He told the Board that a structural engineer has provided MABCD with a report as required, and he has contracted someone to do the repairs on the dwelling. He indicated that rainy weather has prevented the contractor from starting the work. A permit has already been obtained. Mr. Burdick requested that the Board allow an extension for the exterior to be completed. He is currently making arrangements to pay the delinquent taxes.

John Todd, an interested third party, gave a statement regarding his desire to see houses saved rather than condemned and demolished.

Vice Chairman Harder made a motion to allow until the June 3rd Board meeting for the exterior to be brought into compliance, maintaining the site in a clean and secure condition in the interim. If the exterior has not been completed by June 3rd, the property will be submitted to the City Council with a recommendation of condemnation, with ten days to begin demolition and ten days to complete demolition. Board Member Banuelos seconded the motion. The motion carried. (7 – 0)

2. 2107 W. Irving St

The new owners, Joshua Dotson and Ev Shishkin were present.

This one-story frame dwelling is approximately 24 x 31 feet in size. Vacant and open, this structure has a shifting and cracking block foundation; deteriorating wood lap siding; broken concrete pad on rear porch; and the windows and wood trim are deteriorated.

Purchased in February of 2019 by the new owners, the violations were not disclosed by the sellers. Work has begun on removing the debris from the site, and the new owners stated they will bring the property into compliance and then plan to use it as a rental property.

Vice Chairman Harder made a motion to allow until the June 3rd meeting to have the exterior repaired, maintaining the site in a clean and secure condition in the interim. Board Member Doeden seconded the motion. The motion passed. (7 – 0)

New Cases:

There were no new cases for April.

Adjournment

With no other business to conduct, Chairman Redford made a motion to adjourn the meeting. Board Member Doeden seconded the motion. The motion was approved. (7 - 0)

The meeting adjourned at 1:19 p.m.