

Minutes
Board of Building Appeals
March 21, 2019

Members Present:

Janis Sunderhaus
Levi Collins
Dick Morrissey

Others Present:

Douglas Ditto, Assistant Building Administrator
Will Hedges, Building Inspector
Anthony DiPietro, Assistant Law Director

The meeting was called to order by Chairman Dick Morrissey at approximately 4:00 p.m. A quorum was present.

The board reviewed the meeting Minutes of February 21, 2019. *Having no comments, Chairman Morrissey declared the minutes approved as printed.*

APPEAL NUMBER 1-19. 543 East Albert Street, Lima, Ohio 45804

Appeal of Demolition Order #2018005749 dated September 13, 2018

Appellant: Walter Davis

Those sworn to provide testimony were Doug Ditto and Will Hedges.

Doug Ditto submitted into evidence his staff report. *Janis Sunderhaus made a motion to accept the staff report into evidence. Motion was seconded by Levi Collins. Motion carried unanimously.*

Doug Ditto reviewed his staff report. Mr. Ditto stated the total taxes due are now \$12,512.98. An audit of the Building Department records show no permits have been obtained.

An exterior inspection of the structure was performed by Will Hedges on March 19, 2019. Mr. Hedges provided photos as evidence of his findings (**Exhibit B, C1-C5**). Mr. Hedges noted the following: porch soffit damaged, porch floor rotting, framing exposed, around window about the porch, 2nd story windows have OSB exposed under window and are rotting, east side 2nd story window exposed to framing with OSB exposed under the widow rotting, north gutters falling off and no downspouts, porch roof in disrepair/unsafe, rear door broken and open, west side windows boarded, part of siding missing, foundation has cracks and settling throughout.

Mr. Ditto stated the owner has not obtained any permits since their last appeal hearing on January 19, 2019. The property taxes now due are \$12,512.98 and the low estimated cost of the exterior

repairs are \$29,668 and exceeds the property value of the structure which is \$14,900. Based on the information presented it is the recommendation of the Building Official, Amy Harpster, to uphold the demolition order for the structure located at 543 East Albert Street.

Chairman Morrisey asked if there was record that notice was sent to Mr. Davis. Ashley Blake, secretary for the Board of Building Appeals, replied Mr. Davis was notified of the meeting by regular and certified mail. Ms. Blake stated as of March 20, 2019 Mr. Davis had yet to sign for his certified mail and noted Mr. Davis did not sign for his certified mail for the previous meeting as well, yet still attended the previous meeting. Anthony DiPietro asked if Mr. Davis was orally informed of today's meeting date at his last appeals hearing to which Ms. Blake replied he was.

Janis Sunderhaus made a motion to uphold the demolition order for the structures located at 543 East Albert Street. Motion was seconded by Levi Collins. Motion carried unanimously.

Having no further business, Levi Collins made a motion to adjourn. Motion was seconded by Janis Sunderhaus. Motion adjourned at approximately 4:10 p.m.



Richard Morrisey, Chairman