

**MINUTES OF THE REGULAR MEETING
BOARD OF PUBLIC WORKS AND SAFETY
CITY OF HOBART, LAKE COUNTY, INDIANA
July 19, 2023**

Call to Order/Pledge to the Flag: Mrs. Longer called the meeting to order at 3:33 p.m., followed by the Pledge of Allegiance. The meeting was held with the building open to the public and a call-in number for remote public participation.

Roll Call: The following members were present: Mr. Lain and Mrs. Longer. Absent: Mayor Snedecor. Also present: City Attorney McCarthy.

Reading of Minutes: Motion by Mr. Lain, seconded by Mrs. Longer, to accept the minutes of the regular meeting of July 5, 2023 as presented. All aye, motion carried. (2-0)

Correspondence: There was no correspondence.

Approval of Register of Claims and Payroll Claims: Motion by Mr. Lain, seconded by Mrs. Longer, to accept and sign the register of claims and payroll claims as presented. All aye, motion carried. (2-0)

Approval of Agenda: Motion by Mr. Lain, seconded by Mrs. Longer, to approve the agenda as presented. All aye, motion carried. (2-0)

Unfinished Business:

Continued: Update/Review/ Unsafe Building: re: 234 N. Ohio St.: Attorney Jose Santo was present in person and represents the new owners, Housemart. He stated that a permit was requested today and provided the Board with a scope of work that will be done. Attorney Santo stated that the owners are waiting for a call back from Indiana American Water regarding the water services being connected and turned on and the inside and outside of the house has been cleaned. Building Official Karen Hansen stated that she would recommend continuing this matter for an update at the August 2, 2023 meeting. Motion by Mr. Lain, seconded by Mrs. Longer to continue this item for update at the August 2, 2023 meeting. All aye, motion carried. (2-0)

Continued: Update/Review: Unsafe Building: re: 4035 Missouri St.: Ibrahim Yoldash was present for this matter. He stated that he has Nipsco and Indiana American Water turned on for service. Mr. Yoldash also provided photos that the debris in the yard has been cleaned up. Building Official Karen Hansen stated that the property failed the final electrical inspection today and there are still some electrical items that need to be addressed. The electrical inspector discussed these items with the contractor and Mr. Yoldash. Karen stated she inspected the property this morning and there has been significant progress. The windows have been unboarded, tires and large debris piles have been removed from the property and the contents from the home that were causing unsanitary conditions has been removed. Karen stated that Nipsco did install a new meter, which they have pinned and locked it. She also stated that another electrical inspection will be needed. Karen recommended that this matter be continued to the August 2, 2023 meeting with full compliance. Motion by Mr. Lain, seconded by Mrs. Longer to continue this matter for full compliance at the August 16, 2023 meeting. All aye, motion carried. (2-0)

Update on Compliance of Property Violations: Safe Haven, 7931 Iowa St: Devin Rowland was present in person for this matter. He stated that City staff met with Safe Haven yesterday to review the status on the pond. Devin stated that progress has been made and the pond is about 40% but it needs to be at the 70% vegetative requirement. Safe Haven and the City staff mutually agreed to utilize native plants to resolve the issue at hand. MS4 Coordinator Tim Kingsland stated that progress has been made but we still have a little bit more to go

before the issue with the pond is resolved. He stated that he is working to get a list of approved native plants to provide to Safe Haven and recommended this matter be continued for 30 days or the first meeting in September. Motion by Mr. Lain, seconded by Mrs. Longer to continue this matter for full compliance at the September 6, 2023 meeting. All aye, motion carried. (2-0)

Order to Appear for Update: Unsafe Building: re: 215 East St.: Building Official Karen Hansen stated that all items on the BOW order have been complete, and the Building and Fire Departments have closed out the Unsafe Building case. Karen stated that the new owner has obtained permits to remodel the exterior and interior and they will obtain occupancy before the tenants can occupy the units. Motion by Mr. Lain, seconded by Mrs. Longer, to remove this item from the agenda. All aye, motion carried. (2-0)

Continued: Consideration of Supplemental Agreement No. 1: 3rd St. from Ash St. to E. Park Ave.: City Engineer Phil Gralik requested this item remain as continued until August 2nd as the new agreement is not yet ready.

Continued: Review of Conceptual Design: Dog Park to be located on Front St.: BF&S: Mrs. Longer stated that no updates are yet available on this project and the Board left it continued until August 2nd.

Continued: Resolution 2023-03: A Resolution to Approve and Authorize the Execution of a Development Agreement between the City of Hobart and Lineage Logistics, LLC: Mrs. Longer stated that the Council approved this at their last meeting, and it was waiting on this Board's decision. Motion by Mr. Lain, seconded by Mrs. Longer to approve Resolution 2023-03 as presented. All aye, motion carried. (2-0)

New Business:

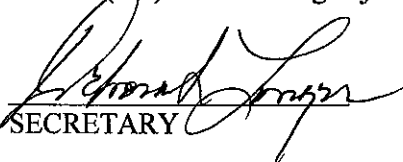
Request for Tree Removal: re: 9 Hickory Dr.: The Board did not receive an update from the Arborist, but Mr. Lain stated that he spoke to the owner who stated that the Arborist was there to look at the tree. The Arborist advised the homeowner that 40% of the tree was dying, however it did not meet the City requirements for the City to remove the tree. The arborist said that if the Board approved it, they could remove the tree at their own expense. Motion by Mr. Lain, seconded by Mrs. Longer, to **deny** the request, but to authorize the homeowner to remove the tree at their own expense by a licensed contractor. All aye, motion carried. (2-0) The request is **denied**.

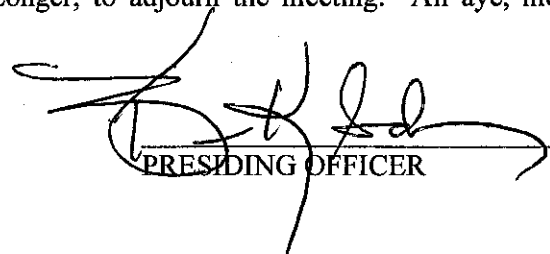
Code Violation re: Notice to Abate: Dangerous Tree at 1113 E. Cleveland Ave.: The homeowner, Nellie Lopez was present in person. She advised he is aware of the danger of the tree, and she is working on possibly getting some assistance to get it removed. City Attorney McCarthy stated that if this did not get resolved in a timely manner, the City would have to step in, and it could become a very costly issue for the homeowner. Nellie stated that she can get the top cut back to help prevent further damage until she can get the tree removed. Motion by Mrs. Longer, seconded by Mr. Lain, to continue this matter for review at the August 2, 2023 meeting and the homeowner must have the tree cut back in that timeframe. All aye, motion carried. (2-0)

Announcements:

Mrs. Longer asked if there was anyone who wished to address the Board and there was no response.

Adjournment: Motion by Mr. Lain, seconded by Mrs. Longer, to adjourn the meeting. All aye, motion carried. (2-0) The meeting adjourned at 4:15 p.m.


SECRETARY


PRESIDING OFFICER