

CITY OF BURTON
SPECIAL COUNCIL MEETING MINUTES
JUNE 15, 2009, 6:15 P.M., COUNCIL CHAMBERS

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The Special Council Meeting is called to order by President Tom Martinbianco at 6:25 p.m.

MEMBERS PRESENT: Conley, Ellenburg, Haskins, Heffner, Martinbianco, Tinnin and Zelenko.

MEMBERS ABSENT: None.

OTHERS PRESENT: A. Frost, DPW Representative and G. Webster, City Clerk.

THE PRESIDENT READ THE PURPOSE OF THE HEARING:

THIS IS THE TIME FIXED FOR HEARING AND CONSIDERING ANY COMMENTS TO THE DEMOLITION UNDER CONSIDERATION, TO-WIT:

3491 Columbine

PRESENTATION:

Ms. Frost stated the City of Burton does not want to see houses torn down. If the owner is present and has the intent to fix up the property, the DPW would like it done within 90 days. There are some conditions the building inspector needs, and a report from an engineer for the foundation. If no one is present and there is no intent to fix up the property, we would like to move forward with demolition.

AUDIENCE PARTICIPATION:

Scott Shaker, 2432 Green Acres, Grand Blanc, MI, and Paul Thomas, 3084 East Bay, Fenton, MI, stated they are the owners of the property. Mr. Shaker said they purchased the property and closed on it April 14th. We have bids in for the interior remodel but for the north wall of the basement foundation, we are getting bids from 3 companies. The purchase was started October of last year but because of title issues, we did not obtain it till April 14th. The bank did not want them in there till they fully acquired it. Overall, it is a solid home. Most of the problems are in the lower foundation. Power is on and the yard is being maintained. Water that was in the lower level has been pumped out since we closed on it.

COUNCIL DISCUSSION:

Mr. Heffner said he looked at the house and it does look solid. If the foundation can be fixed he sees no reason why we can't give them time to fix the house to get it sold, rented or whatever they are going to do with it.

Mr. Haskins said he concurs with Mr. Heffner's statements. He asked Mr. Scott how long it would take to get a bid in. Mr. Scott replied within 60 days.

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Mrs. Zelenko expressed looking at Item #2, Alter by repair the structure to Burton City Code with a Building Permit within 60 days. She asked if it would be enough time.

Mr. Scott replied not to complete the work, but to make progress and maintain the property. It is consistent with the neighboring properties and it will not be an eyesore, have broken windows or loitering. We have already done minor cosmetics to the house.

Mrs. Zelenko referenced Item #4, Post-pone any further action for 60 days.

Mr. Martinbianco suggested Item #2, a building permit be pulled immediately and the repairs done as to whatever Council sees fit.

Ms. Frost said the building inspector wants to request 90 days maximum. The foundation is the main issue and that should not take longer than 90 days.

Discussion ensued regarding an engineer's report, if an entire basement might be needed, and more time for repairs. Mrs. Tinnin said she would make a motion for 120 days with an immediate building permit issued.

Mr. Shaker indicated with progress being made, the building inspector could issue an extension if needed. If the contractor says it needs an entire basement and not just the wall, we want to make sure we have the time to do that, especially after the initial investment in all this work.

PRESIDENT DECLARES THE HEARING CLOSED:

COUNCIL ACTION:

Tinnin moved and Zelenko seconded the following motion:

RESOLUTION: APPROVE AND AUTHORIZE the Standard Resolution for Step V of the Burton City Demolition Procedure, determining said premises at **3491 Columbine** to be a public nuisance or hazard and to further require the owner(s) or occupant(s) to:

- 2.*Alter by repair the structure to Burton City Code with a Building Permit to be pulled immediately, the alteration repair to the structure to be done within 120 days, with the engineering permit brought to the City of Burton within 30 days

* The Department of Public Works is hereby given the authority to demolish the structure upon failure to comply with the Building Permit or Demolition Permit.

Motion carried 7-0.

Meeting adjourned at 6:40 p.m.

jra