



COMMUNITY SERVICES MINUTES

March 12th, 2024

In Attendance:

Committee Members:

Council Chair – Evelyn Reed

Council Members present:

Council Member Ann Spencer Cole

Council Member Jeff Hamm

Council Member Shane Knight

Council Member Judd Hart

Council Member Bill Donner

Council Member Jeff Morrow

Council Member Steve Brown

Council Member Frank Baptist

Tom Farmer - Mayor

John Parton – Community Development Director

Bruce Thomas – Code Enforcement Supervisor

Council Chair Evelyn Reed declares a quorum and calls the meeting to order. Introductions are made around the room. Council Chair Cole made a motion to entertain approval of the February 13th minutes, *Alderman Judd Hart made a motion, Alderman Jeff Hamm seconded the motion. Motion carried.*

Community Services Agenda:

NEW BUSINESS –

CONDEMNATIONS & LIENS

1111 Dale Street – Mr. Thomas stated this property has been without utilities since 2015 and is in bad shape. Code enforcement has made all the necessary contacts with the owners listed. He proposes to move forward with the condemnation proceedings.

151 Border Street – This particular structure has been on code enforcements radar since 2021. Mr. Thomas said they've been to court to try and get the structure cleaned up and maintained. In 2023 there was another reminder sent out to clean the property up. Most recently, the house was opened, had an overgrown yard and was just in disarray. This was the final straw for code enforcement. The house has a placard placed on it and notice was sent to the owner stating the

house was going to be condemned. The owner has come in stating she wants to sell the property and has a plan. Mr. Thomas said as long as she's showing signs of following through with her plan, they'll work with her.

1821 Pinecroft Street – This property hasn't had utilities since 2020. The owners are deceased and the house just sat there. There were multiple searches to find children or heirs and none were located. The house was open and a placard placed on it about a year ago. All kinds of critters have been going into the house and again, they had zero luck trying to find a responsible party for the house. Code enforcement went and secured the house. This past year they went back and found that someone had broken into the house again. They discovered that the house was placed in probate and they had some luck finding some interested parties. There is now a for sale by owner in the yard. Attorney for the estate, Casey Cheney approached the podium. She stated Janie Brothers was the surviving owner of the 1821 Pinecroft Street property. Ms. Brothers passed away in 2020. Her closest next of kin was finally tracked down and an estate was opened. Her cousin Carole Majors was court authorized to manage the estate assets on February 5th, 2024. On February 15th, 2024 the house was secured, new locks put on, and the garage was boarded up, and they are actively working to sell it. Mr. Thomas stated that when someone purchases the home, it will be disclosed to them that the house has been condemned and Ms. Cheney indicated that this has been communicated to her clients.

Erin Carr approached the podium. Mr. Thomas stated she was the owner of 151 Border Street. He told the council that the previous discussions he'd had with Ms. Carr is that he would remove the placards in order to help assist her in marketing the property. Ms. Carr stated that her plan is to rehabbing the property and living in it. She has been working on some bids to rehab the house. Council member Knight stated that speaking for himself, they would move forward with the process because they've maintained continuity with everything they've done in the past. This way no one has been singled out to insinuate any type of favoritism. He did say that just because the process is in place, this doesn't mean she can't move forward with her plan and to continue communicating her progress with Mr. Thomas.

Alderman Shane Knight made a motion to send all three properties through the condemnation process, Alderman Jeff Morrow seconded the motion, motion carries.

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ITEM B

PROPOSED RESOLUTION TO ACCEPT THE LOWEST BID ACCEPTABLE FOR 2024 CHEVROLET SILVERADO 1500 FOR COMMUNITY DEVELOPMENT WORK TRUCK

Two bids were turned in. One did not meet the specifications so only one was accepted in the amount of \$37,500.00. ***Alderman Bill Donnor made a motion to accept the lowest bid of \$37,500.00 from Everett Chevrolet, Alderman Jeff Hamm seconded the motion, motion carries.***

REVIEW PETITION FOR ANNEXATION OF THOMAS PROPERTY TRACT 310 FOR ENCLAVE PARTIAL

Mr. Parton stated that those petitions are ready just yet as they're still waiting on some legal information to incorporate into the petitions. As soon as he receives the information, he'll have the city attorney review it and get it to the council for review as well.

OLD BUSINESS – NONE

DISCUSSIONS

Alderman Frank Baptist asked Mr. Parton for an update on a Primrose property owned by Linda Humes stating it had been about a year since the council put it on the list for condemnation. Mr. Bruce Thomas updated the council by saying the house has been secured from animals, he's walked around it and inspected it on numerous occasions. Lots of work has been done in the yard. The owner got it to minimal sustainability but Mr. Thomas agrees it's probably not the best for the neighborhood but the house is secured. He said he doesn't know the condition of the inside of the house. Alderman Baptist is wanting to know why the house is unoccupied and not being rented out or put up for sale. Mr. Thomas stated he would need to obtain a search warrant to gain access because he doubts, he would get the homeowners permission to enter and Alderman Baptist agreed that may need to be the way to go.

Council Chair Reed announced that there is a monthly development review committee report for the month of February.

MEETING ADJOURNED

