

REGULAR SESSION MINUTES

LOGANSPOUR BOARD OF PUBLIC WORKS AND SAFETY

Wednesday, November 16, 2022

9:30 AM – City Council Chambers

CALL TO ORDER: Mayor Chris Martin called the meeting to order at 9:30 a.m.

PLEDGE OF ALLEGIANCE: All in unison

ROLL CALL: Duane Ullom, Clerk-Treasurer

PRESENT: Jacob Pomasl, Adrienne Grant, Chris Martin.

ATTORNEY PRESENT: Kelly Leeman

MEDIA: Karen Stearns.

OTHERS PRESENT: Bob Bernhardt, John “Tony” Shanks, Rick Bair, Dean Vietti, Randy Ulery, Travis Yike, Quinton Pearson, Mitcheline Curtis, Jonathan Nelms, Rob Rennewanz, Dahrol Perry, Shivani Gutierrez, Cristhian Montero.

APPROVAL OF MINUTES: Minutes of the October 26, 2022, Meeting

Motion: to approve the Minutes from October 26, 2022, as presented, **Action:** Approved, **Moved by:** Adrienne Grant, **Seconded by:** Jacob Pomasl. Motion passed with abstention by Adrienne Grant.

Minutes of the November 9, 2022, Meeting

Motion: to approve the Minutes from November 9, 2022, as presented, **Action:** Approved, **Moved by:** Chris Martin, **Seconded by:** Jacob Pomasl. Motion passed with abstention by Chris Martin.

APPROVAL OF CLAIMS:	\$626,475.51	Including:	Claims	\$184,530.63
			Payroll 11/10/22	\$240,524.74
			Comp Buy Back	\$42,551.14
			Resolution 2022-145	\$5,000
			Trash Claim	\$100,729.00
			TIF Ind Pk Claim	\$47,000.00

TIF Downtown Claim	\$1,000.00
TIF East End Claim	\$1,000.00
TIF Gateway Claim	\$1,000.00
Ordinance 21-28	\$3,140.00

Motion: to approve the claims as presented, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Jacob Pomasl. Motion passed unanimously.

PUBLIC COMMENT:

OLD BUSINESS:

NEW BUSINESS:

- Bid Awarding

Mayor Martin

Mayor Martin invited Tony to come forward, to state if there was anything he wanted to say. Tony came forward stating there were some slight increases over last year's prices, as expected. He plans to communicate with Duane regarding Engineering Aggregates not submitting their bid on time. Tony asked if it would need to be rebid. Duane stated no, there will need to be three requests for quotes. As long as Engineering Aggregates submits a request to bid on the job, they can be awarded the job.

Motion: to accept the bids from M.R. Louthain & Associates and Central Paving, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Adrienne Grant. Motion passed unanimously.

- Emergency Condemnation Due to Fire
 - 1600 E Broadway

Rob Rennewanz

Building Inspector, Rob Rennewanz came forward. He was called out on 11/12/22 because of a fire. He stated this house was being used as a "rooming" house (renting individuals a room). It is listed as single family, not a rooming house. There were around 15 people living there. Rob stated he condemned it because of this and because of the fire damage. The firemen had to tear into the fireplace to reach the smoldering floor joists. There is no working furnace in the house and residents were using the fireplace as their source of heat. This house is not registered as a rental and is also occupied by the owner. Rob stated the owner was supposed to be present for today's meeting but may have to come next week. There are multiple issues, including remodeling two bathrooms without a remodel permit for either. There were not enough bathrooms in the house for the number of people in the house. At this time, Rob suggests keeping it condemned until the owner can come in and explain herself.

Motion: to approve the Emergency Condemnation of 1600 E Broadway, as presented, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Jacob Pomasl. Motion passed unanimously.

- Street Department Tony Shanks
 - Dumpster Request
 - 2100 E Broadway on east side of 21st Street

Street Commissioner, Tony Shanks came forward. He does not have any issues with this request

Motion: to approve the Dumpster Request for 2100 E Broadway on the East Side of 21st Street, as presented, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Adrienne Grant. Motion passed unanimously.

- Application for Curb/Street Cut
 - Prime Contracting – 1925 E Broadway, alley south side of property

Tony stated this is to replace a sewer line and he has no issues with this request

Motion: to approve the application for curb/street cut request for Prime Contracting at 1925 E Broadway, as presented, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Jacob Pomasl. Motion passed unanimously.

- Directline Communications – 2213 E South River Road, Logansport

This is a service drop wire for a customer and is boring in the right-of-way. There are no issues with this request.

Motion: to approve the application for curb/street cut request for Directline Communications, 2213 South Rive Road, as presented, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Adrienne Grant. Motion passed unanimously.

- City Street Closure Request
 - Cass County Family YMCA – Turkey Trot, 11/24/22

Motion: to approve the City Street Closure Request for the Cass County Family YMCA on 11/24/22, as presented, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Jacob Pomasl. Motion passed unanimously.

- Parks & Recreation Dean Vietti
 - Monthly Reports, Park & Golf Mileage Report – October 2022

Golf Course Superintendent, Dean Vietti came forward. Highlights from the October 2022 monthly report include the playground at Fairview School opening. He mentioned his wife

working there and her sharing it has been a huge hit. Preparations for Christmas in the Park have begun. They are also taking care of the leaves and cleaning up of the parks. All the trail cameras are up and operational. At the golf course, they are taking care of leaves and winterizing. Dean mentioned returning soon to request approval of new golf cart purchases and a software upgrade they have to do at the clubhouse. The software they are using now is being discontinued.

Motion: to approve the Parks & Recreation Monthly Reports, Park & Golf Mileage Report, for October 2022, as presented, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Adrienne Grant. Motion passed unanimously.

- Code Enforcement
 - Weekly Report

Randy Ulery

Code Enforcement Officer, Randy Ulery came forward. Last week there were 21 new trash violations issued, 15 cleared by the owners, 15 trash container warnings, and four properties extended or pending. There were six vehicles tagged and two vehicles cleared from the week before and two extended/pending. There was one notice to appear sent out.

Motion: to approve the Code Enforcement weekly report, **Action:** Approve, **Moved by:** Chris Martin, **Seconded by:** Adrienne Grant. Motion passed unanimously.

- Requests for Property Clean Up or Multiple Violation Property
 - 70 18th Street

Mayor Martin asked if anyone was present to represent this property. Quinten Pearson and Mitcheline Curtis came forward. Randy stated he was called out, with animal control, on 11/9/22 due to a complaint regarding trash and animals not being properly cared for. Randy inspected the back yard, and it was horrid. He printed copies of where the property sits, next to Dunwoody Park. The wooded area in back is city property. Rob came out and he and Randy measured the distance of the property according to what Elevate shows. Much of the dumping is on city property in the woods. Randy explained the multiple calls he has received since May along with the other violations from this address. Randy has spoken with and had conversations with the residents about cleaning it and keeping it clean. Randy also provided an overview picture of the property in 2019 when the residents took ownership compared to now. The picture shows none of the stuff was left from the previous owner. Randy acknowledged there is some stuff the owner has removed and there has been progress made. During the visit the other day Randy stated he wanted a plan of action prepared for this meeting. Mayor Martin asked Quinton if he has a plan of action. Quinton explained Natasha wrote out the plan of action: the black barrels by the shed are for pop cans and such and are staying there; the kids pools will go in the shed; the little table and chair outside the shed will eventually go to Natasha's parents house; the pond beside the shed is going in the front flower bed next spring; the bathtub pieces will be used for the swing set they plan to build; the plastic desk outside the

shed is the work bench along with the sawhorses and plywood, this is where they put the chop saw when they are working on the deck; the dollhouse will go onto the deck once it is done; the fish tank they plan to build into the deck for a cooler or a fish tank; the dog cage and headboard sitting at the side of the house is going this week. The roommate has been told to figure it out, since it is theirs. The burn barrel with the ashes in it is going to stay, when they have cookouts that is where the ashes go then they will go to the flower bed or garden as fertilizer; the push mower will probably go in the shed, but the riding mower will stay, he moved it from being on city property. The pallets around the property are for the deck. The trash can on the patio is going to be built around to be part of the deck; wood pallet by the back door is for the fireplace in the winter and firepit in the summer. The doghouse is for the dog when outside on the chain, one doghouse has been removed. The bricks on the corner of the patio are for the flowerbed, currently waiting to find out where the property lines are to finish the flowerbeds; the bags of cat litter by the bricks are for emergency use only, mainly for winter when they are stuck in the snow and used for traction because the truck is not four wheel drive; they also use the cat litter in the summer if oil leaks or gets spilled. They want the litter to be easy access and plan to store it under the deck; the fencing beside the shed will be put up sometime next year, for the dog run, after getting the property lines. Adrienne asked what the estimated timeline is for completing the projects. Quinton explained, to get the rest of the stuff picked up he could probably have it done in a week. Quinton stated he has a camera in the back yard and has a current view to show there is not as much stuff back there as there was. Jacob asked how this repeating issue can be stopped. He asked how long the building permit is good for. Quinton stated it is good until August. He explained the pallets they use come from factories and when the factories run out, they are at a stand still with building the deck. Randy acknowledged the issue of cleaning up the property and then it becomes messy again. He stated at this point it has become a nuisance having four complaints, from neighbors, come in since May. Randy mentioned walking through the house with animal control and communicating to Quinton the issues with the property are getting close enough to have the house condemned. Randy explained Brian is home sick or would be at the meeting, but there is a lack of care for the animals. The dog in the back is fine but there are four other dogs living in the house with the child. Putting the dogs out one time a day is not caring for the dogs the way they need to be. Randy also mentioned needing a dog kennel license for a specific number of dogs after they are a certain age. Mitcheline stated the four dogs Randy is referring to are hers and two of them are puppies. One of the pups will be removed from the house when her son is out of incarceration. Mitcheline said they do need their shots but cannot get them in until December. She takes them to the Miami County Vet. Brian gave her a 1 ½ months to get the shots. Quinton explained he is not allowed to enter Mitcheline's room if she is not home. Randy asked how many people live in the house. Quinton said there are five and the baby. Randy acknowledged before there were three people living in the house and now there are five people, the baby, five dogs, and several cats. He questioned with five people in the house why the back yard looks the way it does. Randy explained if the street department had five guys go clean up the property they would be done in about an hour. Mitcheline communicated that two of the residents in the house do work during the day. When they come home from work there is not enough light to do anything outside. Mitcheline asked if they can get everything stacked up and comply with the rest of the city ordinance if this could be rescheduled for a couple weeks from now. Randy

stated he will only allow one week. Jacob agreed to one week. Randy stated at some point this property is going to be declared a nuisance if these issues do not stop. Randy explained there are around eight city plots around this property, in the woods and the park. Jacob explained the process of if there is another violation it will come back for multiple violations. Mitcheline asked if a tent could be purchased to place items out of site. Randy acknowledged that will not solve the issue and explained that before she moved in there, they were probably hiding stuff by dumping it in the woods to not be seen. Jacob explained, if they have an active construction permit and they keep the materials in an orderly fashion on the property, it is not that much of a concern. If the permit expires and the stuff is still laying around that is when it becomes an issue. Aside from the construction stuff, anything else that is in violation must go and it must stay maintained.

Motion: to table the property clean up request at 70 18th Street for one week, as presented, **Action:** Approve, **Moved by:** Jacob Pomasl, **Seconded by:** Adrienne Grant. Motion passed unanimously.

BOARD MEMBER COMMENTS:

MISCELLANEOUS BUSINESS AND ANY MATTERS NOT ALREADY CONSIDERED INCLUDING ADA SECTION 504 COMPLIANCE OR CONCERNS:

ADJOURNMENT

Motion: to adjourn the meeting at 10:02 a.m., **Action:** Adjourn, **Moved by:** Chris Martin, **Seconded by:** Jacob Pomasl. Motion passed unanimously.



Chris Martin, Mayor



Duane Ullom, Clerk-Treasurer

Audio and Video recorded on 11/16/2022.