MINUTES
BUILDING BOARD OF APPEALS
REGULAR MEETING
SEPTEMBER 22, 2017
9:00 AM

Kyle Denham, Chairman, called the September 22, 2017 Building Board of Appeals meeting to order with the following Board members present: Kyle Denham, David Pommert, Mark Callihan, Ervin Wilson and Crystal Harrington. City officials present: Bryan Wicklund, Building Specialist, Jeff Oliver, Building Inspector, Jordan Paul, Assistant City Attorney and Bet Willhite, Notary Public.

Mr. Denham	We will call the, uh, August Board of Appeals meeting to Order. First order of business is Roll Call. Do we have a motion to, uh, excuse Mr Tylle?
Mr Wilson	Mr Chairman, I make a motion to excuse Mr Tylle.
Mr Pommert	Second.
Mr Denham	**Motion, by Mr Wilson, second by Mr Pommert, that Mr Tylle be excused. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington, and Mr Denham). Those opposed (none). Motion carries.**
Mr Denham	If you could come up to the Podium, give us your name and address, and tell us about your property, please.
ITEM # 2784	**2108 W 3RD ST** **OWNER: 2108 W 3rd Tr** **ADDRESS: PO Box 3133, Joplin, MO 64803** **Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the August 25, 2017 meeting for a Demolition Hearing and Progress Report (TWELVETH TIME BEFORE THE BOARD)**
Mr Michael	Bill Michael, Item # 2784, 2108 W 3rd. Uh, Denton Gilleland has bowed out of the property and given it back to me and I have it back up for sale. And I have two very serious prospects. Both prospects are contractors who, presumably, will get the thing done, are serious rehabbers and if one of them buys it, I fully expect them to begin immediately, a complete rehab. That's what both of them have indicated. They're still trying to get their money. The exterior of the house is good. The interior is back to the studs. Jeff can tell you about it, I'm sure. Ready for plumbing and electrical. I fully expect to have this property sold before your next meeting. I would request another month to get this settled.

Mr Denham — Is there any reason you can't get all the debris picked up and out of there?

Mr Michael — The debris picked up?

Mr Denham — Yeah, all the debris all over the yard. Is there any reason why you can't get a dumpster in there and get that taken care of even before you sell it?

Mr Michael — I don't, I don't imagine. I think we can probably do something.

Mr Denham — It's, we've, this has been on our Agenda, now, for, this is our twelveth time. So it's at least a year. I know it just came back to you but, uh, the neighborhood's put up with this a long time. If, if doesn't sell, I think, next month, we'll be ready for a demo hearing. Just have it condemned. We've gotta see some action on this. I've talked to the next, the owner of the next door property. He told me the sewer of your building's connected to his sewer. Not even connected to a City main. I don't know if you're aware of that, or if that's true. That's what he told me.

Mr Michael — Um, no.

Mr Denham — Is that somethin' you're aware of?

Mr Michael — No.

Mr Denham — How long have you owned the property?

Mr Michael — Uh, probably two, three years.

Mr Denham — I know it was just given back to you. I'd like to give you a little bit of time to try and come up, uh…

Mr Michael — I appreciate it.

Mr Denham — It can't go on another twelve months, that's for sure.

Mr Michael — Sure, I understand.

Mr Denham — Ok. Any other questions? Do we have a motion to continue?

Mr Wilson — Mr Chairman, I'll make a motion that Item # 2784, 2108 W 3rd St be continued to, to our…

Mr Oliver — October 27th.

Mr Wilson — October 27th meeting for Progress Report and Demolition Hearing.

Mr Pommert — Second.

Mr Denham — **Motion by Mr Wilson, second by Mr Pommert that Item # 2784, 2108 W 3rd ST be continued to our October 27th meeting for Progress Report and Demolition Hearing. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington, and Mr Denham). Those opposed (none). Motion carries.**

Mr Michael — Thank you.

Mr Denham — Thank you. Good Luck.

ITEM # 2797 — **2130 BIRD AVE**
OWNER: Jerry David
ADDRESS: 2130 Bird Ave., Joplin, MO 64801
Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the August 25, 2017 meeting for a Demolition Hearing and Progress Report (SIXTH TIME BEFORE THE BOARD)

Mr Denham — Morning.

Ms Ashton — Margaret Ashton, 2130 Bird Ave. Um, the electrician, I changed electricians, um, CD came in. Um, they've already rough drafted it. He came out and did a pre-inspection, I guess. Um, we've got it set for inspection Monday. Um, we've got the floors pulled out, ready. We're puttin' in a new floor today, in the main bedroom where it was burnt. Um, the walls are all stripped. We're waitin' for the inspection Monday to buckle it back up and we're movin' on. The windows will be in in two weeks. Siding will be in in two to three weeks. And we are just doin' what we can in the meantime. Plumbing's all ready. We've already been using it. Um, the electrical will be back on, um, as soon as the inspection, after Monday. They're comin' out to turn the electric back on and I've got pictures of what we've done. The, uh, roll-off was there over the last eight days. It came. They picked it up yesterday so everything's out, is out of the house. Um, I've got a little bit of painting to do on the other bedrooms and the kitchen and it's movin'.

Mr Denham — By next meeting it ought to be pretty close, it sounds like.

Ms Ashton — I'm hopin', I'm hopin' to get, um, get occupancy because the water is running once the electric's back on, then I can start, you know. The flooring will be all put back together and I have a few things but I'm going to have to wait until I get the other money back from the City before I can finish doing the hardwood floors and things. But the sheet rock and

everything else will be put back in and it will be livable, hopefully, within the middle of next week.

Mr Denham — Ok. Any other questions?

Mr Wilson — I'd just like to say that I, I appreciate all the work that you've done and that you've come along so far so fast once you got started. I appreciate that, very much.

Ms Ashton — Thank you.

Mr Denham — Good job. Do we have a motion?

Mr Pommert — Mr Chairman, I make a motion that Item # 2797 at 2130 Bird be continued to our October 27th meeting for a Progress Report or Demolition Hearing.

Mr Wilson — Second.

Mr Denham — **Motion by Mr Pommert, second by Mr Wilson, that Item # 2797, 2130 Bird be continued to our October 27th meeting for Progress Report and Demolition Hearing. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington, and Mr Denham). Those opposed (none). Motion carries.**

Mr Oliver — Continue sending the mail where I have been?

Ms Ashton — Yes, Sir.

Mr Oliver — Ok.

Ms Ashton — Um, I got one more question? When, at what stage am I to be able to receive money back from the City?

Mr Wicklund — I think, like you said, that once the outside's done and you've got the electric, passin' the inspection and back on and, uh, we certainly could release it before you get to the point where you'd want to do the flooring and stuff. That's not an issue. So…

Ms Ashton — Well, the windows won't be in for three weeks, so, I've gotten storm windows on it. Um, the front window, I can't put a storm window on it, um, because it's too big. But, so, are you saying after that?

Mr Oliver — I think we'd want the permanent window in, ready for paint, or….

Mr Wicklund — If you get to the point where the windows are the only hold up, if you could bring in the order receipt or something, we could probably work with you.

Ms Ashton — Ok, I, I do have that and I also have, for the siding for it's going to take three weeks to get it in. But we're stripping down the front to where it's ready to go. We're just waitin' for it to come in.

Mr Wicklund — Yeah, it, you know, a window or two's one thing but if it's the siding and windows there's, it's going to have to be in.

Ms Ashton — Ok, ok. Thank you.

Mr Denham — Thank you.

ITEM # 2781 — **519 N JACKSON**
OWNER: Laura Julien
ADDRESS: 317 E Fountain Rd, Joplin, MO 64801
Item previously ordered demolished. At the January 27, 2017 meeting the owner was granted a 90-day window to complete project and gave the building department the ok to issue a permit. Continued from the August 25th meeting.

Mr Denham — Morning.

Ms Julien — Morning. I'm Laura Julien the, uh, address is 519 N Jackson. Um, I don't know what to say here. Um, we've, we actually thought we had an extra week here 'cause this contractor that I hired is the guy that built houses in four days. Um, he took off the job to go finish a job in Carthage, um, then Jeff came by this week while I was trying to hang the trim or puttin' up the trim and realized the meeting was today. So, I called 'em up and lite a fire underneath 'em. I made him stay late, again, um, finished all the soffits. Finished the, the fascia that was on there. Um, we've cleaned up all the debris out of the yard. That's all done now. Um…

Mr Denham — You say all the soffits are finished.

Ms Julien — Yeah. I've got…

Mr Denham — I went by yesterday, they sure weren't.

Ms Julien — I made him stay last night and do everything.

Mr Callihan — You still have the siding on the back of the house to do?

Ms Julien — The back of the house is, I've gotta go, I guess, down and get the electrical permit 'cause now my electrician is now finally ready to do it. I didn't want to touch anything that had to do with, 'cause the pole goes up the back of that up there. I didn't want to mess with that 'cause the electricity is on for the power tools. That is what I said last time. I'm just waitin' on, on Tom to give me a date on when he's going to be ready to do the electrical back there 'cause I, I don't mess with power. That scares the heck out of me. And the, the stucco is behind the, the lines that come in from the street that go to the house and all the wiring is back there. And it's, I don't want to mess with that. Not myself. I'd rather have an electrician take care of all that.

Mr Denham — I was really hoping to see this outside done by now.

Ms Julien — It...

Mr Denham — You can't wait until the day before each month and just work hard...

Ms Julien — I know and I, I didn't realize it was the day before until Jeff came by, and, thought we had an extra week. "Oh, I promised I'll get it done for you." You guys had me hire a contractor and I'm, just, I was doin' better on my own. Um, I was puttin' along a little bit faster on my own. Yeah, he is a little bit faster than me, you're right.

Mr Wilson — It seems to me that we hear the same excuse time after time, after time and, really, the progress that you're making is minimal. You have, I don't think you really understand what it takes to rehab a building. That you gotta get on it, you gotta stay on it. And you start and do something with, you know, just two or three days before you come to this meeting and then expect us to say, "Fine, you're makin' progress" when the progress is so minimal that it, it's hard to accept. And we've gone over and over this so many times, I, I'm just about the end of my tether on it.

Ms Julien — There are things that take a while to do. You can't just jack up the middle of a house and pull the walls in that are four inches away from the floor joists and, and you just gotta do a little bit at time and let it go and let it go and then pull it in. The floors have been jacked up, I mean, the staircase has been redone, the floors have been leveled upstairs, wallpaper's been pulled off, drywall has been fixed, the cement's been fixed, the foundation's done. There's so many things you can't even see that have been done.

Mr Wilson — Your problem, to me, is you did not seek professional help when you should have to start the project.

Ms Julien — I understand that.

Mr Wilson — That is the biggest...

Ms Julien — And the guy I did hire is…

Mr Wilson — That is the biggest thing with me. That you did not seek professional help for your project.

Mr Denham — Last month, I think you said you'd get a dumpster to get the debris off. Did you do that?

Ms Julien — The debris' off. I just showed you guys a picture, the debris…

Mr Denham — Then…

Ms Julien — I've moved, I…

Mr Denham — I thought you said, in two days you could have the back sided?

Ms Julien — I was waitin' on the electrician for that one. That's what I said before. It's only going to take just a little bit once he get those lines out of there, moves the wiring. I can't move wiring by myself. I'm afraid to touch it.

Mr Denham — I was really hoping to see both those done before this meeting.

Mr Harrington — I'm incline to lift the Stay.

Ms Julien — I'd like to see it off the Agenda 'cause you guys, the only reason that it's even on the Agenda is you thought I was some flaky homeowner that didn't answer your letters when I've proven over and over and over again that I didn't even receive anything, until the one mailman that was a substitute brought something to my house. You can tell by my files that I never even got the letters and then I showed you the certified mail that they just threw into the neighbor's yard without anybody signing the last time that I was here.

Mrs Harrington — That was, that, that was valid in January of this year which is when you, uh, came by and asked us to give you ninety days.

Ms Julien — And it should not…

Mrs Harrington — That, that was a legitimate issue then but it's September. Its nine months later instead of ninety days later. So, I mean, I…

Mrs Julien — Thousands of dollars later and thousands of hours later.

Mrs Harrington — I, I don't know that it's making any progress or that…

Ms Julien	It's made a lot of progress every single detail that's been done.
Mrs Harrington	Well…
Ms Julien	And this is humiliating to have to come here.
Mrs Harrington	I have pictures here that don't really…
Ms Julien	Every single day…
Mrs Harrington	Don't really show, give faith in trying to pursue this and as the Chairman said, waitin' until the week, the Monday before our Friday meeting to kick it in isn't, it's not going to get it.
Ms Julien	I haven't waited. The contractor wasn't there. I've still been over there doing the stuff myself that I can do myself. It's not like I've been doing nothing and sitting at home doing nothing. I go to work, I come home and then I go over there and I work on the house. I'm not ignoring this. I'm not, this is my everything. This is humiliating to have to come here and you guys treat me like I'm an idiot every time I'm here and I'm working my rear end off. I mean, if I have to hire an attorney and sue the City over this, I have to 'cause I can't lose this house. This is, I mean, you made me hire a contractor, I hired a contractor. He pulled off to go work in Carthage.
Mr Denham	We're not tryin' to treat you like an idiot. I think we've shown you a lot of compassion and, uh, we've understood the position you're in nine months ago.
Mr Julien	It shouldn't have ever been on the demo list if I was communicated with properly. If I had received anything it never would never had been a list.
Mr Paul	Well, that, that's not true. I mean, it, it was on the list because of the condition it was in.
Ms Julien	And the condition when I bought it, we didn't even realize it was that bad until they started pulling things up.
Mr Paul	I, I do have a question for you though. Um, have you been receiving these letters every month?
Ms Julien	I haven't received anything. I get one, once in a while.
Ms Willhite	Excuse me, Mr Paul, do you have your mic...
Mr Paul	Yeah, it's on, maybe it's just too low. I'll move it right on up.

Ms Julien — There's a trailer park, down across and down a little bit, that's also Fountain and that's were the last letter was found and it wasn't even signed for. That's the one I brought in. They just throw it in the mail box. Like I said, if she didn't see my, my address she wouldn't have even known to come to my house. She was just going to return it to the mail box, I mean the Post Office.

Mr Paul — But your address is the 317 E Fountain?

Ms Julien — Uh huh, it is.

Mr Pall — Ok and you are saying, sometimes…

Ms Julien — It will not stop on Fountain Rd. It's too busy. They've complained before. We've got one substitute that will stop and then she'll pull in the driveway and they complain that I better hurry because she will get in trouble, you know, when she delivers packages. I guess they are not supposed to pull into a driveway.

Mr Paul — I don't know, I just, I noticed that since you've been coming to the Board since January, several of these aren't signed. I just didn't know if you were getting them or not and I was just curious as to…

Ms Julien — No I don't. That's why I even brought the one that was delivered to the wrong place and just thrown into her mail box without being signed. I brought that last time and I did got to the Post Office and I've discussed it several time. They say, "We'll fix it." Nothing's fixed.

Mr Denham — I sort of hate to lift the stay this deep into it. If she could just get it wrapped up…

Ms Julien — He promised that he's not going to do anything but this now for the next three weeks. That's what I've been promised. I was promised that, that yesterday and I made him stay late and, after dark and everything with flashlights to get him to get his butt in gear. But he said he's finished with the Carthage job now, and says, "I'm all your."

Mr Denham — What will be the first thing they do?

Ms Julien — Pardon me?

Mr Denham — What will be the first thing they do, your contractor will do?

Ms Julien — The contractor's going to do? He's goin' to finish. He's goin' to get together with electrician there and they're going to take care of that back

and get the wiring off of there and get the stucco off of there and get the back all finished off. And then he's gotta paint. I've got all the paint still sittin' there in, in the garage over there.

Mr Denham — The fireplace, you're goin' to, uh, wrap it…

Mr Julien — Yeah …

Mr Denham — With siding and…

Ms Julien — Yeah, it's being faced. It's like brick facing. It's, it's like the stuff that's also, I've got a fire retardant on there too. It's a heat stuff. It looks like bricks. It will go over it and look just like the top half that's brand new 'cause the top of the chimney's brand new.

Mr Denham — So it's going to have the siding on it?

Ms Julien — Well, it's siding but it looks like, like bricks. It, it's just a facing. It's like quarter inch thick bricks that…

Mr Denham — I know what you're talking about.

Ms Julien — Yeah.

Mrs Harrington — Well, last month, that, you, you said, "They said they should be done this weekend, in the next couple of days. Yeah, they said they could take care of all that for me so that I don't have to work on it all by myself and get electrocuted. Um, I do have pictures of it. My phone's about to die so I thought I'd just bring up a real quick…"

Ms Julien — That's what I was promised, so that's what I was going by. I look like a fool…

Mrs Harrington — I, I want, I want to personally say, it's never been my intention to have you feel humiliated when you come here. Humiliation isn't part of what I would be, um, looking at this group to, to pass on to somebody that is a tax payer and lives in the community. But as a taxpayer, living in this community, it's your responsibility to, um, take care of your property.

Ms Julien — This is true.

Mrs Harrington — And get the letter, don't get the letters, um, when we put this, when this went on the Agenda it was because this, this home, this house, this property was in such bad condition it needed to be demolished. And we made the decision and did that. And that was nine months ago. Um, you

know, I feel like we've been very sympathetic to all of your situations. Um …

Ms Julien — I understand where you are comin' from…

Mrs Harrington — But, but it, it's, it's like they are empty promises to, to me now. And when I look at the rest of folks in your neighborhood and, and what this property is …

Ms Julien — Have you seen the rest of the houses in that neighborhood? The ones…

Mrs Harrington — Well, yes…

Ms Julien — The ones across the street are horrendous…

Mrs Harrington — Yes, I absolutely have. I absolutely have.

Ms Julien — And the one livin' next door's the lady that keeps calling and she's told me that she's just going to have it demolished, no matter what she does. That's, that's just going to be a vacant lot for her kids. I don't know how she expects that 'cause I'll put a fence up and put used cars on it, for heaven sakes. Make it a junk yard if she thinks she's goin' to get my lot next door 'cause she keep threatening me every time I go over there. So I have to live with this threat all the time. The houses in the neighborhood are way worse than this one except for the one next door. The house across the street and two down that's completely crumbling. All I can go by is what I've been promised. That they'd get done. So I look like a complete idiot coming up here and saying that it's not done yet, even though I was promised that it would be done 'cause all I have to go by is what they tell me. And I work extremely hard to get this done.

Mr Denham — Any other questions or comments?

Mr Callihan — I, I missed last month's meeting, um, but I drove by Wednesday and I had to really look to see if anything had been done in two months. And then I drove by, when I drove by Wednesday, I saw you workin' on it. I drove by it again yesterday because, you're obviously very passionate about this property and I appreciate and respect that. But I drove by again yesterday to try and feel better about, uh, you know, some, taken some action on it and, uh, it, it seems to me just an overwhelming project for you. And you're talking about humiliation, we don't look so good for allowing a property like that to continue and continue and continue. And we're trying, desperately, to help and we're, you've made promises to us and that's what we are banking on as well.

Ms Julien — And I was banking on the promises that was made to me, that's why I look like a fool when I am expecting stuff to get done…

Mr Callihan — Well…

Ms Julien — And it wasn't.

Mr Callihan — I hope you understand that, at some point, something's gotta give. It cannot continue.

Ms Julien — I understand.

Mr Callihan — I've said that before.

Ms Julien — They're almost done, though. It…

Mr Callihan — It's not almost done. I don't want to take your property away but…

Ms Julien — I'm begging you not to take my house away from me. I need it. I have a right to homeownership in this country and I'm working on it. I'm working very hard. I'm there all the time. I have two jobs. I have to go to work and then I come home, I eat, I go back over there and I work. I've been over there in the dark working by myself, too. It's not like I'm sitting and not doing anything.

Mr Wicklund — Jeff, what, what did the inside, where are we at on it the last time you saw it?

Mr Oliver — Well, let's see. It was approximately three months ago, now, Rick and I were out there. Um, we failed a framing, floor joist inspection. At that point, we've never been back out to re-inspect. There's a lot of things that need to be worked on, here.

Mr Wicklund — Are the walls sheet rocked or plastered or has that, has that been removed?

Ms Julien — I've been removin' the plaster to get ready for the parts that are just cracked. We're just going to, um, repair those. Been taken the wallpaper off and scrapin' that by hand 'cause the whole, every single wall was wrapped in wallpaper. So it's difficult to tell the way it was until I, I'm, you know, I'm still scrapping wallpaper off of it. Um, the only damage that needs to be re-sheet rocked is right in the front where they had the toilet mounted in middle of the livin' room for the people that were in the wheelchair that couldn't get upstairs. Um, that's the only part that's, that's the only part that can't really be repaired. And then we installed windows where those broken, um, French doors were, just the bottom of

that, um, and needs, needs the drywall. It's not like the whole thing needs to be sheet rocked in. Just a few little places.

Mr Wicklund — The electrician, is he, are you having him re-wire the whole inside, is he, what's he doin'?

Ms Julien — Well, he told me on the inspection that only the stuff that has insulation around it had to be completely rewired. Um, and he's gone in there and he's been in there twice, actually, and looked through everything, um, the electrician has. Uh, the only thing he needs to re-do is where the attic is, the attic fan and needs to re-do the outside because, even though the, when I bought it, it said, "updated electrical" and it has a new breaker box and everything. Uh, they connected some of the knob-n-tubes to it and they got other parts that has new wiring on it. And then the upstairs bathroom, they had some make-shift wires just stretched across and wire added to a mirror that was, that was there. So I had to remove all of that. Um, so he's just goin' to fix all of that and, you know, re-wire for the lighting in the bathroom and the ceiling fan that's there. That attic fan. And of course the backside. I don't know why the backside was, was said to have been updated when it was just wires and wire nuts and all that just hangin' out there. And someone stole all the wiring out of the garage that went from the house to the garage. They just cut the wires and took them, so he's got to re-do that too for the power that goes to the garage.

Mr Wicklund — I'd, I have not seen, I have not personally driven by and seen the garage but I would recommend that, if the Board considers continuing this and not lifting the stay, I would advise you, don't spend one second on the garage.

Ms Julien — Ok.

Mr Wicklund — Don't let the electrician work on it. Don't, we gotta get the house…

Ms Julien — Ok.

Mr Wicklund — Finished.

Ms Julien — Ok, ok.

Mr Denham — I know there are some that would like to lift the Stay, but I'd like to give her thirty more days, truthfully, just to, because there's so much effort put into it, but…

Mrs Harrington — Mr Chairman, uh, I'll make a motion that Item # 2781 at 519 N Jackson be continued until October 27th for a Progress Report or Demolition Hearing.

Mr Callihan — Second.

Mr Denham — **Motion by Mrs Harrington, second by Mr Callihan, that Item # 2781, 519 N Jackson be continued to our October 27th meeting for Progress Report and Demolition Hearing at that time. All those in favor say "aye" (Mr Pommert, Mr Callihan, Mrs Harrington, and Mr Denham). Those opposed (Mr Wilson) Motion carries.**

Ms Julien — Thank you.

Mr Denham — I just want to make it clear: I stuck my neck out on this one because, I know there's a lot of people, or several people on the Board that want to see this Stay lifted and I don't think, if you come back next time, if it's not really close to being done, I don't know that there's going to be much hope.

Ms Julien — Ok.

Mr Denham — So don't wait 'til the last week, I, don't, look at the calendar. Don't just assume that you've...

Ms Julien — Yeah, he's...

Mr Denham — Got five weeks. Start Monday or even tomorrow, if you have too.

Ms Julien — He's promised me that the next two weeks are all mine, so, and he's very fast. He's very good and very fast so I, I've got the confidence in him, I just, I wasn't happy when he had to pull off and go back to Carthage for some other job.

Mr Denham — Well, that's just the way construction is but you've, I just don't think we're going to be very sympathetic next time.

Ms Julien — I understand. Thank you all, so much.

Mr Wicklund — And, just a second, along with that, I want to make sure that, that you are, um, understanding of exactly, where, in this process, we're at. Has this been advertised for demolition, yet?

Mr Oliver — It's already been ordered.

Mr Wicklund — I realize that. Has it been advertised for bids?

Mr Oliver — Yeah.

Mr Wicklund — Ok, has the contract been awarded?

Mr Oliver — I'd have to look back through but it seems, uh, maybe Sid Davis got that bid, way back there.

Ms Julien — Yeah, the neighbors told me that the people that came out to look at it for the demo are the ones that cut the pillar because they wanted to know how thick the cement was and that's how the pillar in the front got cut that supports the top of the house.

Mr Wicklund — Ok, I'm, I'm aware of the history of it. I, and I've been here and heard…

Mr Oliver — I'd say it was Nelson Demolition and that was back on …

Mr Wicklund — So has it gone to Council?

Mr Oliver — February 6, 2017.

Mr Wicklund — And it's gone to Council already?

Mr Oliver — Yeah.

Mr Wicklund — Ok. So if the Board gets to the point where they chose to lift the Demolition Order, we are ready to call the contractor and he can very easily have his equipment on site within twenty-four hours. There's no more legal process, there's no more letters, there's, there's no appeal time, I, I mean it will move forward very quickly next month, one way or the other. Ok.

Ms Julien — Thank you, guys. I appreciate it.

Mr Denham — Good luck.

ITEM # 2675 — **410 S WALL**
OWNER: Jim Inman
ADDRESS: 623 S Sergeant, Joplin MO 64801
Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the August 25, 2017 meeting for a Demolition Hearing and Progress Report (FOURTH TIME BEFORE THE BOARD)

Mr Oliver — OK. # 2675, 410 S Wall. I really don't' have any new information for you. Um, I believe last month I might have suggested that, I've heard there's some interested parties in the property. I really have not received any other information. I suppose Bryan and I need to get together and figure out how we want to secure it this time. Maybe have that info for

you at next month's meeting. Possibly look at, uh, ordering it secured again, or something.

Mr Denham — Yeah, that back door, the plywood was just totally caved in.

Mr Oliver — We're goin' to have to…

Mr Denham — Take something a little more secure.

Mr Oliver — I'm sort of thinkin' plywood behind it and then masonry…

Mr Wicklund — I, I don't, not to contradict Jeff, if the Board chooses to order the building secured, I would prefer that to happen first and then we will come up with how we want the details of how it needs to be secured and get the bids. But I…

Mr Oliver — Yeah, I mean, they won't know, I mean we've gotta bid it out but I guess what I'm trying to say…

Mr Wicklund — I'm just saying don't…

Mr Oliver — Uh, have a game plan prior…

Mr Wicklund — If the Board wants to hold, uh, a hearing to have it secured, don't want on the Building Board, uh, the Building Department to come up with how that needs to be secured. The, the ordinance, the ordinances spells out very clearly how it has to be secured. That hasn't worked. I need to get with the Legal Department and see what we can actually do beyond that. And I'm not recommending one way or the other. I, I hate seeing the City spend more money on this. I, we're about, well, we're over $12,000.00 into it right now.

Mr Denham — I agree. I hate to see the City spend any more money on this.

Mr Wicklund — But I hate seeing somebody get hurt.

Mrs Harrington — I was going to say, it's, are there people in there now?

Mr Wicklund — The Police go out regularly and have to, they, they've actually arrested people in there. Um, they have a signed document from the owner stating nobody should be in there and, and to arrest them for trespassing.

Mrs Harrington — Is Mr Inman still with us?

Mr Wicklund — He's not responding to anything now as far as letters or notices. We haven't talked to him on the phone.

Mrs Harrington — The last time we heard about him for somebody that came on this, uh, uh, she said he was gravely ill, bed ridden and at the end of a serious cancer.

Mr Wicklund — And like Jeff said, we've heard stories that there's different people interested in buying it. I've even heard stories it was bought. But we can't find any official record of that.

Mr Oliver — I, I'd done a new title search when it was put back on, well, it says four months. I probably ordered it three months ago and it still had Mr Inman.

Mr Denham — Does he have a spouse?

Mr Wicklund — He did the last time I visited them a year ago.

Mr Denham — I'm just thinking that if he does pass away, it could be in probate, it could drag on.

Mrs Harrington — Then it'll be…

Mr Denham — For a long time.

Mrs Harrington — I mean, I hate to put the money into it as well, but it seems emanate. I, I mean I don't see how there's any way that it's going to get, you know, secured. It'll, it's just a continuing issue that nobody is going to address unless we do.

Mr Wicklund — The last time it was before the Board, um, Mr Inman and his wife just lived right down the road. I visited with them at their house several times. He was easy to get a hold of. Um, and I do believe, towards the end of that process, he actually had to move to…

Mrs Harrington — Florida.

Mr Wicklund — Florida, somewhere south, for health reasons and I don't know if he's been back or…

Mrs Harrington — I thought that the lady who came said that they were here but that he was…

Mr Oliver — Last I knew, he was in Kansas.

Mr Callihan — That's what I heard.

Mrs Harrington — Well, I mean, I just, I kind of am where the Chairman is in that, uh, if he does pass and this is in probate, then are our hands are tied to do anything about it at that point.

Mr Paul — I don't think the fact of it being in Probate changes your authority to act on it. You may have to give notice to somebody different like, you know, the personal representative or whomever, but…

Mr Denham — My, my thought is, it just may take longer for them to sell it if someone is actually interest.

Mr Paul — That, that's true.

Mr Denham — If there is someone interested, I don't know, it's going to take a lot of money. It can't be for the art.

Mr Paul — Yeah.

Mr Wilson — Well, compared to the YMCA building, and the condition it's in and the condition that Wall's in, that uh, its askin', if I remember right, about triple what they're askin' for the YMCA Building and it's in a lot better shape and everything.

Mr Callihan — About $3,000,000.00 wasn't it?

Mr Wilson — Uh, no, it was more than that.

Mr Callihan — Was it?

Mr Wilson — Yeah, I think it was about $2.6 on the, if I remember from readin' the papers, like 2.6 and didn't it at one time, when he was up here, himself, he said something like, six or seven is what he was wantin' to sell it for. I remember that 'cause I thought, man it's not worth even half of that.

Mrs Harrington — Well, I'd want to sell it for that too but…

Mr Wilson — Right, that was, if I'm not mistaken, that was his deal. "I want to sell it for this, six or seven, something like that." That was his comment.

Mrs Harrington — Well, City resources are being expended on this at this point just in the fact that the Police are out there all the time and that, you know, they are having to follow it closely. Um, my, I think my actual question would be that if we secure it, if we ordered it secured now and the City does do that, that it will be somewhat irreversible. I mean, that we could actually have it secured in a way that we weren't going to revisit it once a year, every year? The way they are talking about putting masonry in and backing it

with plywood, whatever, it takes. So other types that, uh, it's come back on our Agenda, I believe, it's been because the owner secured it but he didn't secure it in a way that, that meant our qualifications. So the one thing I would say is, that if they do secure it with the City's uh, uh, resources that it maybe wouldn't fall back into this condition very quickly.

Mr Wicklund — I would agree with that, although, um, the last time the Board ordered it secured when we spent nearly to $12,000.00 on boarding it up, I had the contractors focus on the basement and the ground floor and the, the first floor after that. Most of the plywood that was put up has been left alone, but not near all of it. If we go the route of securing it with masonry, metal, however, we choose to do it, In order to keep it from coming back to the Board in another year, you'd need to secure every opening even the ones that have plywood on them now, all the way to the third floor. And my guess would be, it's goin' be about double what we spent the last time. But that's what it would take if this building stays vacant in order to keep people out of it for a very long period of time.

Mr Denham — Push on the back side.

Mr Wicklund — I mean, this building is nothing but windows and openings.

Mrs Harrington — Um, if we continue it for thirty days, we'll find ourselves in the same discussion. Do you feel like that's correct?

Mr Denham — I don't think we're in the position to take much action, today.

Mr Wicklund — If you're not in position today, I don't know when you're going to be. I don't know the specific details of, if it's ordered secured, the material that we would recommend doing that with, but I think that would come after the Order to Secure. And I would just ask that the Board, if they, if the Board chooses to do that, to make it clear in the order that we are dealing with every opening in the building.

Mr Callihan — I agree.

Mr Wicklund — This time.

Mr Callihan — I think, unless you seal up every opening with masonry, not plywood, something substantial, we are spinning our wheels.

Mr Denham — We are talking about masonry every opening. You are talking about a lot more…

Mr Wicklund — I agree and it's not just masonry. You put hollow block, or even full the block solid and block up the windows, without something in the back or

rebar inside that or, it's a little bit difficult to do in the windows like that, you've gotta back it. Otherwise, it's probably less secure that just plywood. So you've got to plywood it all, in my opinion, the cheapest way would be, either it would be plywood it all then do masonry. Uh, plywood it all then do some kind of a metal cover, which neither one is going to look good but... And the Board could even, I think, give recommendations on it. We've got good ideas and experience on the Board, they could give recommendations on what they think would be the best way to secure it. But, that's the way I see it is, it would have to have plywood, it would be a combination of plywood and block.

Mr Denham — Then if they want to sell it, potential buyers will want to look inside, so there's gotta be some way to get in.

Mr Wicklund — There would always be some door, I, I don't know, they, they secured the doors well, last time.

Mr Denham — If somebody wants in, they're probably goin' to get in. But we need to make it a little bit harder on them.

Mrs Harrington — Well, I'm looking at the time of year it is, as well. That we are approaching a time when it will be, um, attractive as a secure location against the weather.

Mr Wicklund — And besides the Police, the Fire Department has been out there. They've had people in there startin' fires to stay warm.

Mr Denham — There's a lot of pallets stacked up on the back side. I don't know if someone just dumped 'em there or if they were drug out of the building?

Mr Wicklund — Yeah, I don't think that came out of the building.

Mr Denham — Looks like good, uh, fire-making material, unfortunately. And when they turn them on edge, they become a ladder. One of them was a long, you know, eight long pallet. It was a big...

Mrs Harrington — Mr Inman may have planned to use them as his secure materials.

Mr Callihan — Has that building been deemed dangerous or is it just a nuisance?

Mr Wicklund — The Building, the Building Department has deemed it Dangerous and then the Board deemed it dangerous and ordered it secured.

Mr Paul — Everything that is pending in front of Board is technically deemed dangerous by the Building Board of Appeals.

Mr Callihan — I just wanted to make sure. I mean, if it's a dangerous building I, I'm, is demolition completely out of the question?

Mr Wilson — We're fightin' with the Historical Society and all that stuff on…

Mr Denham — It's not out of the question but it's going to be very expensive.

Mr Callihan — Oh, I know that but…

Mr Denham — The City would never get their money out of it, because that blank lot would be worth a fraction of what the demo's going to cost, I would think.

Mrs Harrington — I would be afraid that the, the City would take a much more hard hit, um, not politically but, you know, there's be a lot of people that felt like destroying that property would be injuring our historical background. Were you on the Board when the lady came here?

Mrs Callihan — Nancy Morton? Yeah.

Mrs Harrington — Yeah.

Mr Callihan — My neighbor, I know her well. My wife…

Mrs Harrington — Well…

Mr Callihan — My wife is on the Board as well.

Mrs Harrington — So, obviously, that is one of my main concerns, these buildings that are in this condition that the property owners can't take care of, you know, the inclination for me would be to go ahead and, and replace them with something. But as active as, and as passionate as a lot of those folks are, I think the City would be damaged in ways that, you know, would be hard to recover. I'm not sure we'd get it past Council.

Mr Denham — Is there, uh, mortgage holder on this? I wonder if we could, if he owes a debt on it, if we could apply some pressure to the mortgage company to take care of their interest? Would be to their advantage to make sure it didn't get demolished.

Mr Callihan — I didn't understand, what was your question?

Mr Denham — If there's a loan on it, a mortgage, maybe the bank would be interested in trying to help secure it too, just to protect their own interest.

Mr Callihan — Part of my concern is just the precedent that we create. Uh, I understand, I mean, when you look into the expense side of it you're probably lookin', I

don't know, quarter of a million dollars to tear that thing down, or something. Um, and obviously it's less of a financial impact on the City to do some kind of a, boarding it up with a masonry or whatever. But I think that we're just postponing the, hate to say, the inevitable but what kind of a precedent do we create? We just start boarding up buildings that are too expensive to demolish?

Mrs Harrington — Well, it seems like it, I mean, it's in the same category as the Housman's building…

Mr Callihan — Yeah.

Mrs Harrington — Or the old Freeman Hospital, all privately held.

Mr Denham — And the way with this building and the Frisco Building. My office use to be two doors down. We'd look through the window and look at this building and the Frisco Building and we're thinkin', "What's goin' to happen to either of these?" Something did happen but it took a lot of money.

Mr Paul — There's a Deed of Trust, 2005, not to a bank but to, uh, I don't know if any of you all know any of these people, Janet Gaye McNally as trustee for Herbert Kent Dixon and Mary Sue Dixon. Any of those names familiar?

Mr Pommert — I think Herbert Kent Dixon is a doctor or use to be a doctor here in town. I've heard the name. But looks like the Note for that encumbrance was originally $210,000.00 I don't know if he was just taken a little bit of equity out or…

Mr Denham — The year 2010 or…

Mr Paul — That, that is the only thing beside Code Enforcement.

Mr Callihan — If, If we were to…

Mrs Harrington — Optimologist, um, according to Google. Um, so at least there is a local person connected to it to sell it besides Mr Inman.

Mr Callihan — If you completely seal up the building, every, every opening, what kind of an environmental impact does that do to the building? I mean, I, I just see mold and you know, if it can't breathe then, you know, I think, I'd think you need to make some kind of allowances for air circulation in there.

Mr Wicklund — I will say the last time I did a thorough inspection of it, the roof was in good shape. So it's not getting water that way. Now in the summer time,

if it, if it's all closed up, just the humidity's enough to cause it, 'cause issues like you said without circulation.

Mr Denham — That's if fall windows are closed too, though.

Mr Wicklund — True.

Mr Denham — I mean, it's a reason not to even go ahead and order it closed at this point. What's really going to change between now and next month? I think that's Crystal's point.

Mr Paul — Um...

Mrs Harrington — Not that it couldn't get worse.

Mr Denham — Well, right.

Mr Paul — Well, we don't have any photos in the new file. I'm looking at the old one from the original one and also, we don't have any letters from anyone, either from the property own or the mortgage holder. Um, if we're about to spend a lot of money on it, um, I, I'd prefer to do a little more due diligence on that. Um, probably let it slide if it were, you know, $2,000.00 demo contract that, I mean, if it's going to be a substantial project, for someone who might, I mean, it's big enough, they might hire somebody to look at the record later, we should probably make sure it's as clean as it can be. But it can be prepped to go next time, there's no reason it can't be.

Mrs Harrington — Well, to me, to me that would be progress, that if we are positioning ourselves to be able to make that decision, then, in thirty days, um, that would be progress that I could get behind. And would that involve determining if there was still uh, um, Deed of Trust to these folks and...

Mr Paul — Oh, um, I would try and find just a better way to contact them, and I, I think there's actually some provision we don't use very often about attempting service on folks, like personal service and I think that would be part of something I'd want as part of this record based on the kind of level of cost Bryan's been describing. Um, that doesn't necessarily mean we, we have to get them served. We just have to build a record that we made an attempt and also put some documentation behind these letter and why we've been sending them to the addresses, um, and those kind of things. I mean, it, it's likely, like a lot of people, they may just be tossing the letters even though they are receiving them. That doesn't mean that we can't proceed, we just need to make sure that our record's good. That we did those four or five things to try and contact these folks and so we are going to rely on the publication.

Mrs Harrington — I'd feel like we were making some progress, uh, uh, towards that continuation. Or I was thinking before, that thirty days isn't going to make any difference. But if we're prepping this to, you know, be sure that we're, um, standing tightly, legally, then I'd see that progress. So with that, I'd, I would be very, uh, be interested in making a motion that Item # 2675 at 410 S Wall be continued until October 27th for a Progress Report or Demolition Hearing.

Mr Wilson — Second.

Mr Denham — **Motion by Mrs Harrington, second by Mr Wilson, that Item # 2675, 410 S Wall be continued to our October 27th meeting for a Progress Report and Demolition Hearing. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington, and Mr Denham). Those opposed (none). Motion carries.**

Mr Paul — No, I'd put it on notice and, you know, I'd, I'd, we talked about altering the placard last time about telling them they need to contact the City. I'd do that and let them know about the, uh, October meeting date. And to be honest, I'd go ahead and spend the couple of hundred bucks and, and I'd publish again, just to be safe.

Mr Oliver — That's a current one.

Mr Paul — Huh?

Mr Oliver — That's a current one.

Mr Paul — No, I know but, you know, technically, they, they say you need to come to the August meeting, or whatever. And given the size of this, I think it's worth the, you know, the $200.00 buck or whatever it is to be safe on it. We're going to get paid 'cause it's worth $6,000,000.00.

ITEM # 2779 — **2514 N KINGSDALE**
OWNER: Abruzzo Builders Inc
ADDRESS: 1403 E 4th St, Pittsburg, KS 66762
Item previously ordered demolished. At the December 9th meeting the builder was granted a 90-day window to complete project and gave the building department the ok to issue a permit. Continued from the August 25, 2017 meeting.

Mr Denham — Item # 2779.

Mr Oliver — Um,

Mr Denham — I understand he's got the C of O or just passed his inspections?

Mr Oliver	He passed his inspection this morning so that one can be released.
Mr Denham	That one, well, that passed, the fact that he has passed his inspection that will allow him to get a C of O?
Mr Oliver	Correct.
Mr Denham	But he doesn't actually have it?
Mr Oliver	No.
Mr Denham	Do we have a motion to release?
Mr Wilson	Mr Chairman, I make a motion that Item # 2779, 2514 N Kingsdale be released from our Agenda.
Mr Pommert	Second.
Mr Denham	**Motion by Mr Wilson, second by Mr Pommert that Item # 2779, 2514 N Kingsdale be released from our Agenda due to the fact that he's passed all, uh, inspections required by the City. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, and Mr Denham). Those opposed (Mrs Harrington). Motion carries. Thank you.**
Mr Callihan	Did you notice the handrail on that outside?
Mr Denham	It's got three inches…
Mr Paul	Surprised he didn't come to say goodbye.
Mr Denham	Yeah, I think he's meeting us afterwards, take us out to lunch.
Mrs Harrington	I was goin' to say, check the parking lot and see.
ITEM # 2785	**417 S PARK** **OWNER: Dawn Morian** **ADDRESS: 6720 Woodson, Raytown, MO 64133** **Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the August 25, 2017 meeting for a Demolition Hearing and Progress Report (TWELVETH TIME BEFORE THE BOARD)**
Mr Oliver	Item # 2785, 417 S Park. Really didn't have much contact this month. Um, last month, uh, the update I gave you and from what they told me, I was assuming they were going to be here today. Um, it does appear

they've been out and mowed the property. I don't know that any construction work has been done at this time.

Mr Denham — It looks like the boards off the window.

Mr Callihan — Yeah, the back window's been sided over. So, yeah, I'm not sure…

Mr Denham — It looked a little more complete to me yesterday.

Mr Callihan — Yeah, I…

Mr Denham — I'm disappointed they haven't contacted…

Mr Callihan — I, hopefully, driven, made my last trip down that alley. Um…

Mr Denham — It's a little hairy going down the, uh, to the north.

Mr Callihan — Yeah, they've, they've sided over, just extended the siding over the window and I think the window, the board up window was the main issue that we had with it. Uh, its high grass, its Code.

Mr Oliver — Um, well, I mean, that would secure it. Um, dependin' on what direction the Board's takin' here. The inside is gutted …

Mr Callihan — Oh, ok.

Mr Oliver — There's no wiring, no plumbing. So, um…

Mr Denham — Probably needs to stay on the Agenda but at least the outside's more secure. Looks more complete.

Mr Callihan — If I didn't know about the interior, I'd recommend takin' it off the Agenda. But, uh, there's other fish to fry. But if the interior is not habitable then I say we leave it on.

Mr Oliver — Correct.

Mr Denham — Is that your motion?

Mr Callihan — Mr Chairman, I would like to make a motion that Item # 2785, 417 S Park be continued to our October 27th meeting for a Progress and Demolition Hearing.

Mr Pommert — Second.

Mr Denham — **Motion by Mr Callihan, second by Mr Pommert that Item # 2785, 471 S Park be continue to our October 27th Board meeting for Progress Report and Demolition Hearing. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington and Mr Denham). Those opposed (none). Motion carries.**

ITEM # 2786 — **211 S PARK**
OWNER: Lois Shilkett
ADDRESS: 812 N Pearl, Joplin, MO 64801
Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the August 25, 2017 meeting for a Demolition Hearing and Progress Report (TWELVETH TIME BEFORE THE BOARD)

Mr Oliver — Item # 2786, 211 S Park. Um, they've got the siding up. There still might be a couple of little things to do. She's got a make-shift hand rail on, uh, but I think this can be released at this point.

Mrs Harrington — Mr Chairman, I would make a motion that Item # 27, 2786 at 211 S Park be released from our Agenda.

Mr Pommert — Second.

Mr Denham — **Motion by Mrs Harrington, second by Mr Pommert that Item # 2786, 211 S Park be released from our Agenda due to the work being complete. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington and Mr Denham). Those opposed (none). Motion carries.**

ITEM # 2805 — **730 S PICHER**
OWNER: Eleazer Guerroro
ADDRESS: 615 S Moffet, Joplin, MO 64801
Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the July 28, 2017 meeting for a Demolition Hearing and Progress Report (FOURTH TIME BEFORE THE BOARD)

Mr Oliver — Item # 2805, 730 S Picher. Permit in place. They are continually making progress. I guess I would recommend continuing it.

Mr Denham — Can, can we go a little further 'cause it looks like he's doin' pretty good.

Mr Oliver — Yeah, I would say...

Mr Pommert — Two months?

Mr Oliver	Yeah, I mean, it's up to you whether thirty or sixty but yeah.
Mr Denham	I think sixty would be in order. That addition looks really nice.
Mr Oliver	Yeah.
Mr Pommert	Mr Chairman, I make a motion that Item # 2815 at 730 S Picher be continued sixty days to our November…
Mr Oliver	Ok, speaking of that, since we are going that far out, we combine our November, December meetings because of the holidays so, uh, Friday, November 10, be good?
Mr Denham	I thought we went into December, didn't we?
Mr Oliver	You're correct, I'm sorry. Uh, December 8th.
Mr Denham	Yeah, December 8th.
Mr Pommert	I amend my motion to, uh, say, to our Friday, December 8th meeting for a Progress Report or Demolition Hearing.
Mrs Harrington	Second.
Mr Denham	**Motion by Mr Pommert, second by Mrs Harrington, that Item # 2805, 730 S Picher be continued to our December 8th meeting for Progress Report and Demolition Hearing. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington and Mr Denham). Those opposed (none). Motion carries.**
ITEM # 2810	**2626 E 8TH ST** **OWNER: Parker Properties** **ADDRESS: 1115 Illinois Ave, Joplin, MO 64801** **Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the August 25, 2017 meeting for a Demolition Hearing and Progress Report (FOURTH TIME BEFORE THE BOARD)**
Mr Oliver	Item # 2810, 2626 E 8th St. That's been demolished and can be released.
Mr Wilson	Mr Chairman, I make a motion that Item # 2810, 2626 E 8th St be released from our Agenda due demolition being complete.
Mrs Harrington	Second.

Mr Denham — **Motion by Mr Wilson, second by Mrs Harrington that Item # 2810, 2626 E 8th St be released due to the construction, uh, demolition being complete. All those in favor of the release say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington and Mr Denham). Those opposed (none). Motion carries.**

ITEM # 2817 — **1903 ½ S KENTUCKY**
OWNER: Nicholas A Kubicek
ADDRESS: 2017 Crestover, TX 75007
Demolition Hearing has been posted in the Joplin Globe Legal Section. Item continued from the August 25, 2017 meeting for a Demolition Hearing and Progress Report (SECOND TIME BEFORE THE BOARD)

Mr Oliver — Item # 2817, 1903 ½ S Kentucky. Uh, I've been havin' good communication with, uh, the owners in Texas. Um, I have sent them an application for a permit. Uh, background on this, if you remember, they own it. They're selling it on a Contract for Deed. The gentleman living in the property wants to keep the garage that was, at one point, a living quarters. Uh, they've been told that it cannot be converted back to a living quarters but we would issue a permit to repair it as a garage. So, their intent is to, uh, get the permit to repair it as a garage and, uh, I would assume we would have that permit paid for before the next meeting. I don't know how fast this will go but, they are stayin' in contact very well. So …

Mr Pommert — Sixty days, you think, or?

Mr Oliver — Um…

Mr Denham — I'd rather go thirty.

Mr Pommert — Thirty, just to make sure they get...

Mr Denham, — Yeah, since they're, they're out of state owners…

Mr Wilson — Yeah, to see that they're makin' progress.

Mr Denham — Yeah.

Mr Pommert — Mr Chairman, I make a motion that Item # 2817 at 1903 ½ S Kentucky be continued to our October 27th meeting for a Progress Report or Demolition Hearing.

Mr Wilson — Second.

Mr Denham	**Motion by Mr Pommert, second by Mr Wilson that Item # 2817, 1903 ½ S Kentucky be continued to October 27th meeting for Progress Report and Demolition Hearing. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington and Mr Denham). Those opposed (none). Motion carries.**
ITEM # 2818	**1109 S INDIANA** **OWNER: John and Georgia Fletchall** **ADDRESS: 3303 W 21st St, Joplin, MO 64801** **Finding of Fact Hearing scheduled for this date.**
Mr Oliver	New Item, Item # 2818, 1109 S Indiana. Um, we have to continue it for thirty days. This was, this was pretty nasty.
Mr Denham	Pretty rough. We have a motion to continue this Item?
Mr Wilson	Mr Chairman, I make a motion that Item # 2818 at 1109 S Indiana be continued for thirty days for Progress Report and Demolition Hearing.
Mr Pommert	Second.
Mr Denham	**Motion by Mr Wilson, second by Mr Pommert that Item # 2818, 1109 S Indiana be continued to our October 27th meeting for Progress Report and Demolition Hearing. All those in favor say "aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington and Mr Denham). Those opposed (none). Motion carries.**
Mr Denham	Any other business?
Mrs Harrington	Must be, it's only 10:00.
Mr Denham	We only had three people in the audience.
Mr Callihan	I know, it's crazy.
Mr Paul	You know, these weigh out those days that we went until noon.
Mr Denham	We have a motion to, uh, adjournment?
Mrs Harrington	So moved.
Mr Pommert	Second.

Mr Denham **Those in favor of adjournment? "Aye" (Mr Pommert, Mr Wilson, Mr Callihan, Mrs Harrington and Mr Denham). Those opposed (none). Motion carries. Stand adjourned.**

There being no further business to come before the Building Board of Appeals during regular session, the regular session meeting stood adjourned at 10:14 a.m.

Approved _____
Kyle Denham, Chairman

Approved _____
Elizabeth A Willhite, Notary Public

My Commission expires: November 8, 2020

STATE OF MISSOURI NOTARY SEAL
ELIZABETH A. WILLHITE
Notary Public
Jasper County
My Commission Expires
November 8, 2020
Commission # 16542728

