

## City of Rock Falls Building Code Committee Meeting Minutes


**Date:** 11-01-2017

**Time Meeting Started:** 5:15pm

**Time Meeting Ended:** 5:48pm

Members		Also Attended	
Ald. Brian Snow - Chair	p	Mayor Wescott	
Ald. Sobottka	p	Clerk Arduini	p
Ald. Rod Kleckler	p	Administrator Blackert	p
Chris King	p	Mark Searing	p
Sally Scanlan	p		

Topic	Discussion	Plan of Action
1. Call to order @ 5:15 P.M. - Chairman Snow	The meeting was called to order at 5:15am	Meeting begins at 5:15am
2. Audience Requests	None	No Action
3. Approve minutes of the October 4th, 2017 meeting	The minutes were reviewed by the committee. A motion to approve the minutes as presented was made by Sally Scanlan, and second by Alderman Sobottka.	Motion Carried
4. Building Inspector updates	Inspector Searing reported that he had received a letter from HUD concerning Civic Plaza II. The owners were given 30 days to comply with 5 items on the letter to pass inspections for HUD. The facility is privately owned and has around 62 units. Each unit pays for their own electric usage, and water for the whole complex is on one meter. Notices were to be given to all of residents of the facility by the owners from HUD.	No action
5. Old Business: a. Adoption of 2015 International Codes.	No update	Tabled
6. New Business: a. 1200 West 15th Street legal action	Inspector Searing informed the committee that the heir to this property is a step daughter who is not interested in the property. The owner may let it go to the City. There are many liens against the property. There are 3 possible scenarios for the property. 1- The property could be turned over to the City, and the City could work with the Vocational Center to rehab it. 2- The property could be turned over to the City and the City would sell it with a rehab agreement 3- The neighbor next door wants the property, but wants to demolish it. Two years of taxes have been sold. The interior needs to be gutted.	The committee recommends that Atty. Sanders proceed working with the owner of the property.
b. 1206 13th Avenue legal action	The title search came back good for this address. The taxes have been purchased three times, and then refused. This house is a demolition candidate. The ceilings are falling in. A neighbor may be interested in the lot. There was a squatter reported at the residence on Halloween.	The Committee recommends Attorney Sanders work towards demolition of the property.
c. 1509 West Rt. 30 demolition order	Inspector Searing reported that kids have been getting into the former Coastal gas station. It is now secured, but the place is in bad shape. The roof is gone, and the ceilings are caving in. Someone is trying to pry the metal covers over pits in the ground. There have been numerous violations at the address.	The committee recommends that Attorney Sanders work with the City administrator and inspector Searing for options at the location.
7. Adjournment	With nothing else for the good of the committee, the meeting was adjourned at 5:48pm	Meeting ends at 5:48pm

  
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 Committee Chairman