

**BUILDING ENFORCEMENT AGENCY MINUTES
MEETING, COUNCIL CHAMBERS MARCH 16TH, 2021 @ 2:30**

MEMBERS PRESENT: MAYOR HAROLD MILLER COUNCILMAN, GEORGE ASH, JEFFREY D. OINONEN P.E.

STAFF: CODE OFFICIALS, MATT BURSKEY, MATT LAMP, BOB HINCHEE

1. Roll Call
2. Approval of the minute's February 16, 2021

OINONEN: So, moved.

ASH: All those in favor I.

Communications: None

3. New Hearing
 - a. Teresa & James Barkley, 124 Seneca St.

LAMP: The City of Weirton Inspections Department received a complaint concerning this property on January 27, 2021. I inspected the property on January 27th, 2021 and found the property in violation of Article 557, high weeds/debris and several property violations. No notice of violations was sent, however, I spoke with Mr. Barkley a few times and talked about what needed to be done to the house. Spoke with APS to see if there were any assistance programs, I was able to get for them. The list of violations on the as follows: **Exterior** 304.7 Drainage-gutters are missing and falling off, 304.2 Protective treatment-Walls have holes in the exterior., 304.11 Chimneys and towers-chimney seems to be leaning, 304.7 roof-Roofing is missing and has been replace with tarps or plastic, 302.4 Weeds-Yard is overground in many parts with bushes, 304.4 Structural members, rear patio roof isn't secure and is pulling away from the house. **Interior:** 305.3 There are holes in the walls and ceiling and also have chipped and peeling paint. 308.1 There is rubbish and garbage scattered through the interior of the home. 504.1 Plumbing General-the bathtub is in very poor condition. The debris is throughout the property, driveway has garbage bags and some other debris, rear porch is extremely cluttered with garbage and debris as well as the rear yard. Due to the condition of the house, as well as the lack of maintenance, it would be economically unfeasible to bring this structure into code compliance. The house is assessed at 39,360 and valued at 65,600. Therefore, with the facts presented to you today, it is my opinion that this structure should be demolished pending an asbestos investigation.

BURSKEY: Matt and I was there last month. I told them if they wanted to stay in the house their best would be to hire a contractor and get the things fixed.

TERESA: Thank You for the opportunity to let me fix my house. I am going to fix the house.

We have an estimate from Cottrill & Son to remove the damaged roof, debris and construction on the inside. They would do everything and make it safe to inhabit. We had someone start the work that was a friend of ours but they never finished it.

BURSKEY: I did speak to Mr. Cottrill yesterday and he quoted them 67,000. He said he wanted 30,000 down. I didn't know if you had that money and would you be paying him after that during the process?

TERESA: Yes, I have the money.

BURSKEY: My concern is once you put that money then they will want to draw on the remainder of it. I would like to know that you have the money set aside to repair it.

ASH: What is the house worth?

LAMP: The value is 65, 600.

BURSKEY: Are you going to clean the inside of the house?

TERESA: Yes, we are.

BURSKEY: You will need to bring dumpsters in. Not only for your safety and your husband, but for the firemen also. I would suggest to amend the recommendation and to give them 30 days until they will go under contract with Cottrill.

ASH: My problem is you give them 30,000, then he starts the project then the work stops or you don't have any money for rest of it then we proceed with the demolition, then you're out that money.

OINONEN: We don't want the contractor taking advantage of you. We just want the structure to be safe.

BURSKEY: Mr Cottrill has been working here in Weirton for the last few years. He works for Spanovich a lot and all over town. The fee could be more because Mr. Cottrill couldn't get into the basement to see everything down there. He couldn't inspect the foundation.

TERESA: The gentlemen that was trying to help us got ill and the work stopped, then winter hit we had to wait. Cottrill said in the contract they would remove all the debris.

BURSKEY: If he gets it all done, then are you going to be able to maintain the grass and outside of the home?

TERESA: Yes, I will.

ASH: You're going to spend as much money as the house is worth?

TERESA: Yes, I am.

ASH: I make a motion that we proceed with the demolition process and to include the asbestos abatement but to include an addendum that we give them 30 days to start the process.

OINONEN: I second it.

MAYOR: All those in favor say I.

BURSKEY: Matt explained the process that they have 30 days. We will give you time to get yourself out of the house. We can work with you on a timeframe. That is your decision if you are going to pay to fix up the house and get Cottrill or get someone else.

4. Administrative Business

a. Vandella Hearn 341 Greenbrier (Single Family Dwelling.)

BURSKEY: You voted to demo the house. She hasn't showed up for one hearing. She never did submit her appeal.

She usually calls after 4:00 and states how she and the children will be homeless. There is no heat or water in the home. I will be consulting with Vince tomorrow to see what he can do to get them out. Her time is up.

ASH: I make a motion we carry this over until next month.

OINONEN: So, moved.

MAYOR: All those in favor I.

b. Larry Flati/Melissa Mastrantoni 143 South 11th St. (Single Family Dwelling.)

MASTRANTONI: I am not able to complete the repairs we talked about.

BURSKEY: You mentioned to me that you might sell the home?

MASTRANTONI: Yes, possibly.

BURSKEY: Mr. Oliver, if you buy the house what is your intention?

OLIVER: Demolish it.

BURSKEY: You do understand if we demo it then a lien is placed on the home.

OLIVER: Yes, I am aware.

BURSKEY: I did talk to the city attorney and if this gentleman wants to fix it, we could give you time. If you are going to proceed with the demolition then you can give me a letter. If you demo it yourself there is no lien. You just have to get it tested for asbestos.

ASH: Do you know when you would get it down? Would it be within 60 days?

OLIVER: Yes, if we could purchase the home, then me and my dad could probably get it down in the next month or so.

MASTRANTONI: I will just need time to get my things out of there.

BURSKEY: We will work with you on that and give your time.

ASH: I am going to ask that we expedite this. So, do what you can in the next 30 days.

c. Donald Glasure/Elizabeth Glasure (PHH Mortgage Services Leinholder) 3611 West St. (Single Family Dwelling.)

BURSKEY: I got a call from Clarence Black. He wants to purchase this home. He said he would make the necessary repairs. I recommend we carry this over until next month.

ASH: I make a motion.

OINONEN: I second it.

d. Cody Stevens, 731 Cove Rd. (Single Family Dwelling.)

BURSKEY: He didn't fix it correctly. The wall was still bowed out the last time I was there. I will give him to the end of March to fix the wall. I recommend we carry this over.

OINONEN: So, moved.

ASH: Second

MAYOR: All those in favor I.

5. James D. Brown, 407 Engle St. (Single Family Dwelling.)

BURSKEY: Council voted to approve the demolition. We are waiting for Mr. Pulice to proceed with the demolition. I recommend we carry this over.

ASH: So, Moved

MAYOR: Second

There was some discussion on the house that caught fire on Orchard St.

ADJOURNMENT

