

CITY OF PONTIAC
BOARD OF APPEALS MEETING
WEDNESDAY, AUGUST 20, 2014
5:00 p.m.

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Agenda:)
)
Petitions from)
Building Inspector Rick Bolek)
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Meeting before a Board of
Appeals at 47450 Woodward Avenue, Pontiac, Michigan, on
Wednesday, August 20, 2014.

BOARD MEMBERS PRESENT:

Jeff Spencer - Chairperson
Ben Tiseo
Kevin Stewart
Mona Hofmeister

FROM THE CITY:

Dan Kolbe - Clerk
Kevin Klopocinski - Code Enforcement Officer
Rick Bolek - Building Inspector

OTHERS PRESENT:

Raymond Landsberg
Courtney Krause
Manuel Santiago
Erik Gaytan
Jejuan Smith
Peter Torok
C.J. Felton
David Shrader
Paul Williams
Michael DeNardis
Santiago Peralta
Danyal Ati
Owen Edwards
Billy Minor
Robert Novak
Aaron Stacey and Priscilla Holmes
Kelli Monroe

1 OTHERS PRESENT: (Continued)

2

Christopher Henderson

3 Roger Hunt

Leo Huantes

4 Newton Bengé

Jorge Medina and Estrella Preciado

5 Gary Swan

Frank Walls

6 Andre Sheppard, Jr.

Richard Bair

7 Lindsey Taylor and Luke Holsworth

Kristin Rodriguez

8 Margaret Hall and Yohannes Bolds

Jewel Stephens

9 Sharnae Overton

Enrique Sanchez

10

11 REPORTED BY: Mona Storm, CSR# 4460

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19

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21

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23

24

25

	PROPERTY INDEX		
	ADDRESS	RULING	PAGE
1			
2			
3	11 Orton Ave.	Tabled until Nov.	209
	15 N. Shirley St.	Remains on list	250
4	19 Fiddis Ave.	Remains on list	232
	21 Fiddis Ave.	Remains on list	233
5	22 N. Shirley St.	Remains on list	251
	35 Short St.	Demo list	76
6	42 McKinley St.	Remains on list	244
	43 N. Francis Ave.	Postponed until Nov.	137
7	43 S. Eastway Dr.	Remains on list	230
	53 Tregent St.	Remains on list	48
8	53 Florence Ave.	Tabled until Nov.	132
	54 Lewis St.	Tabled until Nov.	27
9	56 Matthews St.	Postponed	16
	60 Henderson St.	Remains on list	235
10	63 LeGrande Ave.	Demo list	197
	64 Virginia St.	Tabled until Nov.	186
11	69 Putnam Ave.	Tabled until Nov.	22
	72 N. Glenwood	Remains on list	234
12	74 Hudson Ave.	Remains on list	235
	77 Blaine Ave.	C of C within 30 days or demo	64
13	78 Hudson Ave.	Progress by Nov.	171
	84 W. Longfellow Ave.	Remains on list	240
14	92 Thorpe	Remains on list	54
	94 Sheffield Ave.	Tabled until Nov.	15
15	94 Norton St.	Remains on list	246
	100 Norton St.	Remains on list	247
16	101 Putnam Ave.	Remains on list	249
	103 Blaine Ave.	Tabled until Nov.	154
17	105 S. Marshall St.	C of C in 30 days or demo	70
	122 Murphy Ave.	Postponed until the 19th	136
18	129 Judson St.	On demo list	40
	145 LeGrande Ave.	Remains on list	239
19	152 Merrimac St.	Remains on list	244
	153 S. Francis Ave.	Remains on list	233
20	160 W. Huron St.	Remains on list	237
	161 Branch St.	Remains on list	223
21	165 Howard McNeil St.	Permits pulled and van removed by Nov.	00
22	167 Mark Ave.	Remains on list	242
	171 Willard St.	Tabled until Nov.	43
23	183 Norton St.	Remains on list	247
	195 Fisher Ave.	Tabled until Nov.	127
24	203 Washington St.	Remains on list	254
	213 Cedardale Ave.	Remains on list	227
25	228 Richard Ave.	Postponed until Nov.	155

3	ADDRESS	RULING	PAGE
4	241 Hughes Ave.	PMI in 30 days	88
	288 Crystal Lake Dr.	Remains on list	229
5	306/308 E. Wilson Ave.	Tabled until Nov.	216
	404 Osmun St.	Tabled until Nov.	120
6	438 Franklin Rd.	Dismissed	7
	475 Third Ave	Remains on list	252
7	506 Nevada Ave.	Remains on list	100
	510 Nevada Ave.	Remains on list	245
8	524 N. Saginaw St.	Remains on list	250
	526 Whittemore St.	Postponed to Nov.	255
9	546 Bloomfield Ave.	Tabled until Nov.	164
	585 W. Kennett Rd.	Tabled until Nov.	207
10	611 Pearsall Ave.	Remains on list	248
	641 Lebaron Ave.	Remains on list	238
11	666 Markle Ave.	Remains on list	243
	680 Stanley Ave.	Postponed until Nov.	173
12	752 W. Huron St.	Tabled until Nov.	95
	754 University Dr.	Remains on list	252
13	756 E. Columbia Ave.	Dismissed	229
	808 University Dr.	Remains on list	253
14	809 Palmer Dr.	Remains on list	84
	811 S. Stirling Ave.	Demo list	79
15	823 Emerson Ave.	Remains on list	231
	827 Inglewood Ave.	Remains on list	237
16	835 Robinwood St.	Postponed until Nov.	221
	853 Melrose St.	Tabled if substantial progress	149
17	896 Argyle Ave.	Kept on list	222
18			
19			
20			
21			
22			
23			
24			
25			

1 Pontiac, Michigan
2 Wednesday, August 20, 2014
3 5:05 p.m.

4 THE CHAIRPERSON: Okay. This is the
5 Construction Board -- Board of Appeals Show Cause
6 Hearing. It starts -- it's starting at, it looks like,
7 5:08, August 20th, 2014.

8 Welcome, Ladies and Gentlemen. If you
9 haven't -- have not signed in, please do so. We will
10 take you, instead of doing everything -- we have 71
11 items tonight. And instead of taking them in
12 alphabetical order, if you're here and you sign in,
13 we'll take you, so you can get out of here faster, in
14 the order that you sign in.

15 The purpose of the meeting is to take action
16 in respect of repair or demolishing of these
17 structures. We will first listen to the Hearing
18 Officer, Rick, with the City of Pontiac Building
19 Department regarding the recent on-site inspection and
20 the condition of the structure and property.

21 At that time, if you have an interest in that
22 property, if you'll please -- if you wish, you can go
23 up to the microphone and, when we cue you, you can --
24 or ask you questions about your property, you can let
25 us know what your position is, state your name and --

1 and your association with the property, explain your
2 concerns you have with the structure and property.

3 After we've heard your testimony -- short
4 testimony, too, because we have a lot of items tonight.
5 We don't want to be here until midnight -- then we
6 will -- the Board will make a motion and vote on the
7 motion to say if the house and property will be placed
8 on the final demo notice that's registered with the
9 Oakland County Register of Deeds.

10 So with that said, Rick, can you read the --

11 MR. BOLEK: Do you want to do the Pledge
12 first?

13 THE CHAIRPERSON: Yeah, we got to do the
14 Pledge, the Pledge of Allegiance first.

15 (Pledge of Allegiance recited by all.)

16 THE CHAIRPERSON: Next we got to do roll
17 call. Excuse me.

18 MR. KOLBE: Jeff Spencer.

19 THE CHAIRPERSON: Here.

20 MR. KOLBE: Mona Hofmeister.

21 MS. HOFMEISTER: Here.

22 MR. KOLBE: Kevin Stewart.

23 MR. STEWART: Here.

24 MR. KOLBE: And Ben Tiseo.

25 MR. TISEO: Here.

1 THE CHAIRPERSON: Okay. We have a quorum.
2 So is there another issue, Dan, or can we go ahead and
3 go?

4 MR. KOLBE: You can go ahead.

5 THE CHAIRPERSON: Okay. Go ahead, Rick, and
6 read the first item.

7 MR. BOLEK: 438 Franklin posted 8-6 of '14.
8 This structure, it's been recommended by the Building
9 Department to dismiss as the inspections have been
10 taken care of.

11 THE CHAIRPERSON: Okay. Was there any
12 conversation out of that or -- or is there a motion
13 or ---

14 MR. TISEO: A motion to accept the dismissal.

15 MR. STEWART: I'll second.

16 THE CHAIRPERSON: All in favor, say "Aye".

17 BOARD MEMBERS: Aye.

18 THE CHAIRPERSON: Any opposed?

19 Hearing none, the case is dismissed.

20 Thank you.

21 MR. LANDSBERG: Thank you.

22 MR. BOLEK: Thanks, Raymond.

23 MR. LANDSBERG: Yeah.

24 THE CHAIRPERSON: Was that a tabled item?

25 MR. KOLBE: Yes.

1 THE CHAIRPERSON: Okay. Do we make a note
2 that -- do we have a motion -- we're going to do it
3 afterwards now. But that would not -- needed to be
4 brought off the table. Is there a motion to bring that
5 off the table?

6 MR. STEWART: I'll bring it off the table --
7 make that motion.

8 THE CHAIRPERSON: Okay. Support?

9 MS. HOFMEISTER: I support.

10 THE CHAIRPERSON: Mona supports. All in
11 favor, say "Aye".

12 BOARD MEMBERS: Aye.

13 THE CHAIRPERSON: Any opposed?

14 Hearing none, motion passed. And your case
15 was dismissed. Thank you.

16 Next item.

17 MR. BOLEK: 94 Sheffield. This one also has
18 to come off the table.

19 THE CHAIRPERSON: Okay. Is there a motion?

20 MR. STEWART: I'll make a motion that we
21 remove this from the table.

22 THE CHAIRPERSON: Support?

23 MR. TISEO: I'll support.

24 THE CHAIRPERSON: Ben supports. All in
25 favor, say "Aye".

1 BOARD MEMBERS: Aye.

2 THE CHAIRPERSON: Any opposed?

3 Hearing none, it's off the table.

4 Go ahead, Rick.

5 MR. BOLEK: 94 Sheffield posted 8-7-14. This
6 structure was vacant, it was being rehabbed without
7 permits. Porch steps were not to code.

8 There was a Property Maintenance Inspection
9 performed on 10-8 of '13. All permits were needed, no
10 permits have been pulled and no permits have been
11 pulled to date.

12 Recommend it remain on the demolition list.

13 THE CHAIRPERSON: Okay. Is there anybody
14 here for that property?

15 MS. KRAUSE: Yes. Courtney Krause. I'm an
16 attorney for Fannie Mae.

17 THE CHAIRPERSON: Okay.

18 MS. KRAUSE: It's my understanding that there
19 was an inspection completed yesterday.

20 MR. TISEO: I'm sorry? I didn't hear you.

21 MS. KRAUSE: It's my understanding there was
22 an inspection completed yesterday.

23 MR. TISEO: Could you check the file?

24 MR. KOLBE: I do not have it, any -- any --
25 that the inspection was scheduled. You are -- you're

1 sure that occurred yesterday?

2 MS. KRAUSE: I have a copy of the report with
3 me.

4 MR. KOLBE: Okay.

5 MS. KRAUSE: It was picked up by Fannie Mae's
6 agent this morning from the Building Department.

7 MR. KOLBE: Oh, okay.

8 MS. KRAUSE: And we were advised at that
9 time --

10 MR. KOLBE: I guess, yeah, it was done. All
11 permits are needed.

12 MR. TISEO: So the inspection --

13 MR. KOLBE: It was scheduled for yesterday,
14 it was -- yeah, all building -- planning -- or
15 building, plumbing, mechanical and electrical permits
16 were all needed with that inspection so yeah, it was --

17 MR. TISEO: So the --

18 MR. KOLBE: Property Maintenance Inspection
19 did take place.

20 MR. TISEO: Oh, it took place.

21 MR. KOLBE: They have not pulled any of the
22 permits that they needed for that.

23 MR. TISEO: Okay.

24 THE CHAIRPERSON: Okay. Is there a reason
25 why you haven't pulled the permits?

1 MS. KRAUSE: The property is currently under
2 contract. We have an estimated closing date of
3 August 29th, at which time the owner would be assuming
4 responsibility for any needed repairs.

5 THE CHAIRPERSON: Are you doing work on the
6 property that would require permits now?

7 MS. KRAUSE: The prior owner had initiated
8 some work on the property that my client was not aware
9 of before he abandoned the property. It was due to
10 foreclosure. So my client has made some necessary
11 repairs to the property but we are in the process of
12 selling that right now so I would request you table
13 this for an additional 30 days to allow completion of
14 the transaction.

15 THE CHAIRPERSON: Do you have a purchase
16 agreement?

17 MS. KRAUSE: Yes. It's currently being
18 reviewed by Fannie Mae and pending approval. We have
19 an estimated closing date of the 29th of August.

20 THE CHAIRPERSON: Do they have the right
21 credit?

22 Or you don't know?

23 MS. KRAUSE: I'm not sure if it is a cash or
24 credit transaction.

25 THE CHAIRPERSON: I see.

1 MR. TISEO: I'll allow -- I'll make a motion
2 to table this until the next meeting. I think it's
3 November 19th, was it?

4 MR. KOLBE: Yes.

5 MR. TISEO: November 19th. Could I get a
6 second?

7 MR. STEWART: I'll second it.

8 THE CHAIRPERSON: Okay. I just wanted to
9 discuss something with --

10 Would you be here at the November 19th
11 meeting?

12 MS. KRAUSE: If the property is sold to
13 somebody else?

14 THE CHAIRPERSON: Yes.

15 MS. KRAUSE: No, I would not be.

16 THE CHAIRPERSON: You would be done with it?

17 MS. KRAUSE: Yes.

18 THE CHAIRPERSON: What would happen if this
19 individual that bought the property and you sold it to
20 them and they didn't want to pull any of the permits or
21 anything?

22 MS. KRAUSE: Under the terms of the contract,
23 the purchaser is required -- is obligated to get the
24 C of O from the City. So they're aware, the
25 prospective purchaser is aware, of everything that

1 needs to be done. So as a contingency for closing,
2 they would be required to take whatever action is
3 necessary.

4 THE CHAIRPERSON: That's kind of where I'm
5 going. Can you make sure that they pull the permits?

6 MS. KRAUSE: Yes, that's a contingency of the
7 sale. But if the transaction is completed and we do
8 close on the 29th, Fannie Mae will not have any further
9 involvement, in terms of the meetings going forward.

10 THE CHAIRPERSON: How would they be able to
11 pull the homeowners permits if they didn't own the
12 house?

13 MS. KRAUSE: It would be, then, in
14 conjunction with the closing.

15 MR. TISEO: They're closing on the 29th.

16 THE CHAIRPERSON: Okay.

17 MR. TISEO: But my question is, the
18 inspection was called for. It hasn't been conducted
19 yet?

20 MR. KOLBE: Yes, it has.

21 MR. TISEO: Oh, it has.

22 MR. KOLBE: Yeah.

23 MR. TISEO: The report just hasn't been
24 issued?

25 MR. KOLBE: Well, they've gotten the report.

1 On your testimony sheet you'll see the building,
2 mechanical, plumbing and electrical permits are all
3 required.

4 MR. TISEO: I know they're needed. But
5 someone has a copy of the report?

6 MR. KOLBE: Yes. She just said they picked
7 one up this morning.

8 MR. TISEO: I want to make sure that the
9 buyer receives a copy of that report so they know what
10 has to be done to that house before they close.

11 MS. KRAUSE: Yes.

12 MR. STEWART: That will be part of the
13 disclosure, right?

14 MS. KRAUSE: Yes, absolutely.

15 MR. TISEO: So there won't be any confusion
16 from the buyer that, "Oh, my goodness, I didn't know I
17 had to do this"?

18 MS. KRAUSE: That's absolutely correct, it
19 will be fully disclosed.

20 MR. TISEO: We hear that all the time.

21 THE CHAIRPERSON: Okay. That's all I had.
22 There was support at the table. All in favor, say
23 "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed?

1 Hearing none, motion passes. Thank you.

2 MS. KRAUSE: Thank you.

3 THE CHAIRPERSON: Next item, Rick.

4 MR. BOLEK: 56 Matthews needs to come off the
5 table.

6 THE CHAIRPERSON: A motion to bring off the
7 table 56 Mathews?

8 MR. TISEO: I'll make the motion to take it
9 off the table.

10 THE CHAIRPERSON: I'll support. All in
11 favor, say "Aye".

12 BOARD MEMBERS: Aye.

13 THE CHAIRPERSON: Any opposed?

14 Hearing none, motion passes.

15 Go ahead.

16 MR. BOLEK: 56 Matthews posted 8-6 of '14.

17 This was a vacant, abandoned structure, the rear doors
18 were open, windows were broke, kitchen had been
19 stripped, mechanicals were stripped. It was overgrown,
20 debris, unkempt, porches were in a state of disrepair,
21 gas meter's locked out, electric meter was off.

22 A Property Maintenance Inspection performed
23 on 4-8 of '14. All permits were needed. All the
24 permits have been obtained.

25 We're recommending postponement until the

1 November 19th meeting for time to complete the repairs.

2 THE CHAIRPERSON: Okay.

3 MR. STEWART: I'll make a recommendation that
4 we postpone.

5 MS. HOFMEISTER: I support.

6 THE CHAIRPERSON: Was there any discussion on
7 it?

8 MR. TISEO: Are you prepared to move forward?
9 I hope.

10 MR. SANTIAGO: Yes, yes.

11 MR. TISEO: Your name?

12 MR. SANTIAGO: Manuel Santiago.

13 MR. TISEO: And you're the owner?

14 MR. SANTIAGO: Yes.

15 THE CHAIRPERSON: Okay. So there's support
16 by Mona. And all in favor, say "Aye".

17 BOARD MEMBERS: Aye.

18 THE CHAIRPERSON: Any opposed?

19 Hearing none, motions passes. We'll see you
20 the next time.

21 MR. SANTIAGO: All right. Thank you.

22 THE CHAIRPERSON: Thank you.

23 Okay. Next item.

24 MR. BOLEK: Next item is 69 Putnam. First
25 time here so -- 69 Putnam Avenue posted 8-7 of '14.

1 This was a vacant structure, windows were open to the
2 elements, windows were broken out, porch, foundation
3 was falling, aluminum siding's being stripped, debris,
4 windows were blocked from the inside.

5 A Property Maintenance Inspection was
6 conducted on 4-26 of '13. Permits were needed, permits
7 have been obtained, rough plumbing has passed.
8 However, due -- and that was passed on 10-1 of '13.
9 We're now into '14 of October -- of August.

10 We're recommending that it remain on the
11 demolition list due to lack of any progress.

12 THE CHAIRPERSON: Okay.

13 MR. GAYTAN: Erik Gaytan. I'm son of the
14 owner. Right now we're mostly worried about the inside
15 before we get to the outside. We've got our permits
16 pulled. We've been working on some stuff that has been
17 needed for our mechanical and electrical and we got
18 that done so we got our inspections coming. We already
19 got those scheduled.

20 THE CHAIRPERSON: Okay.

21 MR. TISEO: What remains to be completed?

22 MR. GAYTAN: Well, mechanical should -- if it
23 passes, then that's fine and electrical, if that
24 passes, then that's fine, too. It just -- after that,
25 we can get more of a move on. But first we're trying

1 to worry about getting those done.

2 MR. KOLBE: The only approval they have is a
3 rough plumbing --

4 THE CHAIRPERSON: Okay.

5 MR. KOLBE: -- from 2013.

6 MR. TISEO: It's been over a year. How come
7 it's taking so long?

8 MR. GAYTAN: Well, my dad got surgery when we
9 had first got it so there was no move on it because he
10 couldn't work or lift anything, you know, heavy. And
11 most of the work, it's us, basically, doing it.

12 THE CHAIRPERSON: Okay. So you're going to
13 live in the house when it's all done?

14 MR. GAYTAN: Yeah, we plan on living in the
15 house. You know, we're trying to get that done soon.

16 THE CHAIRPERSON: You keep everything picked
17 up on the outside and the grass mowed?

18 MR. GAYTAN: Yeah, we've been -- well, we've
19 been mowing our lawn and there's -- we got a little
20 garden going on there, too, to give a little better
21 look. There's been some painting on it so it doesn't
22 look that bad outside but there's still some -- a
23 couple things that need to be done.

24 MR. TISEO: I noticed there's two meters.
25 Why; is this a duplex?

1 MR. KOLBE: Uh-huh.

2 MR. TISEO: Oh, it is a duplex?

3 MR. KOLBE: That's what the County says.

4 MR. TISEO: So you're going to lease one?

5 MR. GAYTAN: Yeah, we're going to work on
6 that to get it to one. We already got one meter
7 removed so there's only one left.

8 MR. BOLEK: I think they were working on
9 getting the designation changed from a duplex to a
10 single-family.

11 MR. TISEO: Okay. So you're working on
12 getting it a single-family?

13 MR. GAYTAN: Yeah. So it's going to be a
14 single-family and we already called the electric
15 company and they already removed one of the meters.

16 MR. TISEO: And you feel -- our next meeting
17 is November 19th. Can you tell us how much progress
18 you think will be made by then?

19 MR. GAYTAN: Well, if these two inspections
20 that are coming up, within these -- this week and next
21 week, if those pass, we could probably get our -- our
22 kitchen started -- our walls put up because we had
23 our -- we started on the wrong foot so we had to remove
24 some of that drywall so they could see back there. And
25 if those pass, we can put that back up and --

1 MR. TISEO: So you have some contractors
2 doing the mechanical, electrical and plumbing or is
3 that you're doing that yourself under the homeowners?

4 MR. GAYTAN: The mechanical, there was really
5 nothing wrong with it, it was just some duct work that
6 they said.

7 MR. TISEO: Okay.

8 MR. GAYTAN: But everything was fine and we
9 got it inspected by a company, a contractor thing, and
10 it passed. They have a copy of it.

11 MR. KLOPOCINSKI: The heating certificate?

12 MR. BOLEK: Yeah, we required a heating cert
13 so we got the heating cert.

14 MR. TISEO: Okay.

15 MR. BOLEK: The company came in and said that
16 everything was functioning property.

17 MR. TISEO: Okay. How about electrical?

18 MR. GAYTAN: Electrical, we still haven't
19 passed the rough.

20 MR. TISEO: Are you --

21 MR. GAYTAN: And that's why we took some
22 drywall down because he wanted to see behind the walls.
23 Nothing was done by us and just some lights that were
24 put up, basically. But he wanted all that. And some
25 alarms that were put up, too.

1 MR. STEWART: This is his first time here?

2 MS. HOFMEISTER: No, he's been here before.

3 MR. STEWART: Have you been here on another
4 property, sir?

5 MR. GAYTAN: We've been only on the Hearing,
6 the Hearing.

7 MR. STEWART: Oh, okay.

8 MR. GAYTAN: First time for the Board of
9 Appeals.

10 MR. BOLEK: Didn't you come into the office a
11 week or so ago, a couple weeks ago and say that you
12 come into some funds that were going to help you
13 complete this project, too?

14 MR. GAYTAN: Yeah, we have some money to
15 complete our project. But there -- we had to pass the
16 inspection before anything else. We got our cabinets
17 bought and everything for the kitchen, just waiting for
18 the drywall and everything to put those back up.

19 THE CHAIRPERSON: Okay. I would make a
20 motion to table. Is there a motion?

21 MR. STEWART: I'll second.

22 THE CHAIRPERSON: Okay. All in favor, say
23 "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed?

1 Hearing none, then we'll see you
2 November 19th. Is that what it is?

3 MR. GAYTAN: Yes.

4 THE CHAIRPERSON: Okay. November 19th.
5 Hopefully, we see some very good progress because
6 you're going to be running out of weather at that
7 point.

8 MR. GAYTAN: Yeah.

9 MR. TISEO: Is all the work on the inside;
10 the outside's okay or so-so?

11 MR. BOLEK: There's been siding stripped.
12 Structurally, the outside's okay, it's just cosmetic.

13 MR. GAYTAN: Some of that siding, it was in
14 the back, so it's really not that noticeable.

15 THE CHAIRPERSON: You should try to get that
16 done, buttoned up. Once you guys get in there, a lot
17 of activity, that's not going to happen no more,
18 hopefully. Thank you.

19 MR. GAYTAN: Okay. Thank you very much.

20 THE CHAIRPERSON: All right. Rick, next.

21 MR. BOLEK: 54 Lewis needs to come off the
22 table.

23 THE CHAIRPERSON: I make a motion to bring
24 54 Lewis off the table. Is there a second?

25 MR. TISEO: I'll second.

1 THE CHAIRPERSON: Ben seconds. All in favor,
2 say "Aye".

3 BOARD MEMBERS: Aye.

4 THE CHAIRPERSON: Any opposed?

5 Hearing none, motion passes.

6 Go ahead, Rick.

7 MR. BOLEK: 54 Lewis posted 8-7 of '14. This
8 structure was originally fire-damaged and vacant,
9 windows and doors were open to trespass, windows and
10 doors open to the elements, interior was being worked
11 on without any permits, electric meter had been jumped,
12 front windows had been boarded.

13 There was a Property Maintenance Inspection
14 performed on 7-3 of '13. A building permit was
15 obtained on 8-19 of '13 which expires 8-19 -- which
16 expired 8-19 of '14, which was yesterday. Electrical
17 permit expired on 8-19 of '14. A plumbing permit was
18 pulled on 8-27 of '13. The rough passed on 8-21 of '13
19 and that also expires 8-19 of '14.

20 We're recommending that it remain on the
21 demolition list due to lack of progress. I guess I'd
22 like to hear from Mr. Smith.

23 MR. SMITH: Yes. I just came in this week
24 and --

25 MR. TISEO: I'm sorry. Your name, please.

1 MR. SMITH: Jejuan Smith.

2 MR. TISEO: Thank you.

3 MR. SMITH: I just came in this week and
4 renewed, like, three permits and then I called --

5 MR. TISEO: If you can talk into the
6 microphone.

7 MR. SMITH: Okay. I called and they said
8 that you can't schedule the meeting the day of. I
9 thought you could; and that's what -- that's why I
10 didn't get my inspection this week.

11 MR. TISEO: So you did renew the permit?

12 MR. SMITH: I did renew three permits and
13 then he said one just expired yesterday so I got to
14 renew that one. But Bob Stevens is working on my
15 mechanical this week, he been there all week. And I'm
16 getting that done, it should be done this week. And I
17 got to do the electrical.

18 MR. KOLBE: His renewals brought him up to
19 this date.

20 THE CHAIRPERSON: Oh.

21 MR. SMITH: And then I just renewed them. I
22 guess they said I only got to renew them for a few days
23 or something, a week.

24 MR. KOLBE: No, they were good for 90 days
25 but that brought him up to this day here.

1 MR. TISEO: The renewal brought you in today.

2 MR. KOLBE: He did call in for a mechanical
3 inspection around 9:00 and thought they would be
4 performed that day.

5 MR. SMITH: That's what I thought. And he
6 said do it the day of. I didn't know it was the day
7 before because I was just in there and he didn't
8 never -- well, he told me but I must didn't get it.

9 MR. BOLEK: There seems to be this attitude
10 that if they -- they get a postponement, they drag
11 themselves out to the next postponement, hoping they're
12 going to get another postponement.

13 MR. SMITH: No, the guy --

14 MR. BOLEK: There comes a point in time where
15 enough is enough.

16 MR. SMITH: The guy that was doing my work,
17 he had a heart attack and he couldn't do it for a while
18 and I didn't want to just get anybody to do it and mess
19 it up because that's what I been doing and they been
20 doing bad work on my house. And that's why I didn't
21 want to just get anybody to do it.

22 MR. TISEO: Do you plan on living in the
23 house?

24 MR. SMITH: Yeah, I do live there now and I
25 been living there.

1 MR. TISEO: You shouldn't be living in there.
2 It doesn't have a Certificate of Occupancy.

3 MR. BOLEK: Right.

4 THE CHAIRPERSON: When can you get everything
5 done?

6 MR. SMITH: That's what I was saying; by this
7 next meeting, I'll have it all done. Because he been
8 working there all week and I just got to do electrical
9 and then it will be all done. I done everything else.
10 I just got to wait for the final -- when I pass these
11 roughs, then I can do all the finals. Because they're
12 all done; plumbing and building and all that is ready.

13 THE CHAIRPERSON: So if we took it on the
14 record that you say you're going to be done by
15 November 19th --

16 MR. SMITH: Yeah, I'll be done for sure.

17 THE CHAIRPERSON: -- and you come back here
18 and you're not done, we'd have to put it on the demo
19 list.

20 MR. SMITH: You can't. It will be done.

21 THE CHAIRPERSON: Do you understand that?

22 MR. SMITH: It will be done.

23 THE CHAIRPERSON: Kevin?

24 MR. STEWART: I don't have anything to say.
25 Just caution this gentleman that, if we do postpone

1 this to the next meeting, we are looking for this
2 property to be completed. We've been dealing with this
3 for over a year now.

4 MR. SMITH: Yes, sir.

5 THE CHAIRPERSON: I make a motion to table it
6 until the November 19th. He's had some issues, the
7 contractor had a heart attack and stuff.

8 MR. STEWART: I'll second it.

9 THE CHAIRPERSON: Is there any discussion?
10 No more discussion. All in favor, say "Aye".

11 BOARD MEMBERS: Aye.

12 THE CHAIRPERSON: Any opposed?

13 Hearing none, we have to see you
14 November 19th. Good luck.

15 MR. SMITH: Okay.

16 MR. TISEO: Please get it done.

17 MR. SMITH: Okay.

18 THE CHAIRPERSON: All right. The next item.

19 MR. BOLEK: 129 Judson needs to come off the
20 table.

21 THE CHAIRPERSON: Motion to bring off
22 129 Judson.

23 MR. TISEO: I make a motion -- was that a
24 motion or did you need a second?

25 THE CHAIRPERSON: Yeah. Is there support?

1 You make a motion?

2 MR. TISEO: Sure.

3 THE CHAIRPERSON: Ben made the motion. I
4 support it. All in favor, say "Aye".

5 BOARD MEMBERS: Aye.

6 THE CHAIRPERSON: Any opposed?

7 Hearing none, it's off the table.

8 Go ahead, Rick.

9 MR. BOLEK: 129 Judson posted 8-6 of '14.

10 This is a dilapidated structure. The roof is leaking,
11 rotted front porch and steps, the roofing is rotted,
12 debris, unkempt, front porch is falling down, the house
13 is in serious need of repair.

14 The owner did come to the Building Department
15 to get some options. There's little options that he
16 has, from what I understand.

17 We're recommending that this remain on the
18 demolition list.

19 MR. TOROK: I'm Peter Torok and -- and I
20 disagree with the fact that the front porch steps are
21 in bad shape. Them front porch steps I rebuilt;
22 they're in very good condition. You're right, though;
23 the rest of the porch is in bad shape.

24 MR. TISEO: Yeah.

25 THE CHAIRPERSON: How many times have we had

1 this in front of us?

2 MR. STEWART: Three -- two.

3 MR. BOLEK: This is the second one in front
4 of us -- second -- two times in front of the Hearing
5 Officer.

6 THE CHAIRPERSON: Okay.

7 MR. TOROK: Anyhow --

8 MR. TISEO: It's in bad shape.

9 MR. TOROK: I'm still trying to get funding
10 to get the work done. I've got applications with
11 Rebuilding Together Oakland County and Habitat Oakland
12 County and I'm looking into a -- a grant, a federal
13 grant on --

14 THE CHAIRPERSON: Okay. But it's been this
15 way for how long now?

16 MR. TOROK: Well, it's been deteriorating
17 quite -- quite a while now.

18 THE CHAIRPERSON: And so we got to move -- we
19 got to take action on it. And that doesn't mean you
20 couldn't pay the money to put it -- to get it done once
21 you get it. And then you would get that money back
22 after you finished it.

23 MR. TOROK: Well --

24 THE CHAIRPERSON: That way we're doing our
25 job.

1 MR. TISEO: No work's been done on it,
2 though.

3 THE CHAIRPERSON: He doesn't have the money.

4 MR. TISEO: I know. I --

5 MR. TOROK: Well, I --

6 THE CHAIRPERSON: It's not fair to the
7 neighbors.

8 MR. TISEO: I know. That's what I'm trying
9 to figure out.

10 MR. TOROK: There's no funding to do any work
11 right now.

12 MR. TISEO: I understand that. But my
13 concern is that that -- this house is not safe at all.
14 I mean, when I look at the deterioration and the front
15 porch, I'm surprised that that hasn't collapsed. It's
16 partially collapsed now.

17 THE CHAIRPERSON: Yeah.

18 MR. TISEO: And if -- and if there's --
19 there's no future for funding, we're just postponing
20 the inevitable.

21 MR. TOROK: Well, I'm hoping to get funding
22 for this. I mean, I'm living in the house right now.

23 THE CHAIRPERSON: Is it condemned?

24 MR. BOLEK: It's not yet.

25 MR. TISEO: I mean, that's --

1 MR. BOLEK: This could -- I mean, this could
2 literally go on for years if we don't take some action.

3 MR. TISEO: Yeah, this is --

4 MR. BOLEK: Because there is -- the house is
5 in serious need of some repair and it's un -- becoming
6 more and more unsafe every day. The holes in the roof
7 got to be really creating some structural rot issues.
8 At some point that's going to become -- it's starting
9 to become dangerous if --

10 MR. TISEO: Yeah --

11 MR. BOLEK: -- nothing's done.

12 MR. TISEO: I can't see onto the high roof
13 but I can see some studs and fascia starting to
14 deteriorate in and around that dormer and on the side
15 and --

16 MR. BOLEK: The worse was on the --

17 MR. TISEO: -- the porch.

18 MR. BOLEK: The porch was the worst, that I
19 could see, on the east side of the upper story.

20 MR. TISEO: Yeah, I can see that on the right
21 side.

22 MR. BOLEK: On the right side of the house.

23 MR. TISEO: Yeah. I mean, this is not a
24 good --

25 MR. BOLEK: Here's the best photo that you

1 can get of the --

2 MR. TISEO: Yeah, I saw that. I see some
3 water damage around the side, too.

4 MR. BOLEK: This started in December of '13.

5 MR. TISEO: It's been a year -- almost a
6 year?

7 MR. BOLEK: We're almost a year. There's
8 been, you know, eight, nine months of an ability to
9 make some kind of move and to obtain some assistance.

10 MR. TISEO: And we tabled this from before?

11 MR. BOLEK: Uh-huh.

12 MR. TISEO: From our last meeting?

13 MR. BOLEK: From our last meeting.

14 MR. TISEO: What was that, the --

15 MR. BOLEK: The May meeting.

16 MR. TISEO: The May meeting.

17 THE CHAIRPERSON: You do have applications in
18 those --

19 MR. TOROK: Yes.

20 THE CHAIRPERSON: -- agencies and it's
21 taken -- they haven't answered you back in a year?

22 MR. TOROK: Well, I'm -- they were more
23 recent than last year. I started out, I was -- I went
24 to the one over there on Elizabeth Lake Road, Oakland
25 County --

1 THE CHAIRPERSON: Home Improvement?

2 MR. TOROK: -- Home Improvement. And they
3 said that the -- they didn't have the funds to take
4 care of all the -- that was needed on the house.

5 THE CHAIRPERSON: Right. They only --

6 MR. TOROK: They were limited to what they
7 could do.

8 THE CHAIRPERSON: They'd put a door in. They
9 do --

10 MR. TISEO: Do you know how much the costs
11 are going to be to repair this house?

12 MR. TOROK: No, I haven't gotten an estimate
13 on the cost.

14 THE CHAIRPERSON: Is it cost-effective?

15 MR. TISEO: That's what I mean. You're going
16 after funding but you don't know how much you need.
17 How does that work?

18 MR. TOROK: Well, the people that I'm talking
19 to, the two organizations that I'm talking to, they
20 intend to send someone out to do the inspection and to
21 see what --

22 MR. BOLEK: Wasn't there a group that came
23 out already?

24 MR. TOROK: That was we were out there with
25 Oakland County Home Improvement. These are two

1 different organizations.

2 THE CHAIRPERSON: What's their findings?

3 MR. TOROK: They -- they didn't have
4 sufficient funds to cover what needed to be done. They
5 were limited on what they could --

6 MR. BOLEK: Their concern was that the amount
7 of damage to the house was greater than the funding
8 available.

9 MR. TISEO: Than the value?

10 MR. BOLEK: Yeah.

11 THE CHAIRPERSON: What maximum do they give
12 out, then?

13 MR. TOROK: I am not sure. I think it was
14 18-.

15 THE CHAIRPERSON: I think it's 18,000.

16 MR. BOLEK: 18,000.

17 MR. TOROK: I think it was 18,000.

18 THE CHAIRPERSON: Yeah. Because what you
19 have here looks like it's at least 50,000.

20 MR. TOROK: It could be.

21 THE CHAIRPERSON: Yeah.

22 MR. BOLEK: To put \$50,000 into a house
23 that's only worth \$20,000 doesn't make sense.

24 THE CHAIRPERSON: And you're living here. Do
25 you have another place to live?

1 MR. TOROK: No. That's -- that's my only
2 residence.

3 THE CHAIRPERSON: What other option do we
4 have, Rick or Dan?

5 MR. KOLBE: One of the things with Rebuilding
6 Together, they do their projects in April so if they do
7 decide to take this on, you're not going to get any
8 action out of them until April of next year.

9 MR. BOLEK: And I think it's my feeling that
10 they're all going to look at this and go, "This --"
11 they can fix -- they can fix four houses with the same
12 money that it's going to take to fix this one.

13 THE CHAIRPERSON: It would be nice --

14 MR. TISEO: Do you have family here that you
15 might stay with?

16 MR. TOROK: No.

17 THE CHAIRPERSON: It would be nice if the
18 County would come to these meetings and offer these
19 programs and talk to everybody one-on-one,
20 face-to-face, show them their programs.

21 MR. TISEO: There's a lot of money on this
22 and I just don't see anybody willing to come up with
23 the funds to fix this because there's no return on it.

24 MR. BOLEK: Uh-huh.

25 THE CHAIRPERSON: If we vote to put this on

1 the list, is there -- could it be torn down? How fast
2 could it be tore down; will it take a year?

3 MR. KOLBE: Well, it depends on when funding
4 is available.

5 THE CHAIRPERSON: It might be a couple years;
6 I mean, is that what you're seeing?

7 MR. KOLBE: It's stepping up quicker than
8 that. But yeah, it could be probably 2016 before it
9 comes down.

10 THE CHAIRPERSON: So if it went on the list
11 and it would be at least 2016, by that time hopefully
12 he would have something --

13 MR. KOLBE: Technically, he's not supposed to
14 be living in the house if it's condemned.

15 MR. TISEO: He's not supposed to be living in
16 the house anyway. At 1,500 square feet, we're probably
17 talking 10-, 12,000 in -- in a bond?

18 MR. KOLBE: Bond right now is \$10.25 per
19 square foot so you're looking more in excess of 15,000.

20 THE CHAIRPERSON: They went up?

21 MR. TISEO: Yeah, they went up.

22 THE CHAIRPERSON: How come they went up?

23 MR. KOLBE: Because the bond amount is based
24 on the cost per demo, per square foot. And that
25 fluctuates.

1 MR. TISEO: I see.

2 MR. KOLBE: That's why it's always "at this
3 time" and a price is given because, as the --

4 MR. TISEO: I know before it was like 7 and a
5 quarter or something.

6 MR. KOLBE: Yeah, it was around \$7.

7 THE CHAIRPERSON: It's the landfill cost is
8 what it is.

9 MR. KOLBE: Part of it.

10 THE CHAIRPERSON: Okay. Well, I think we're
11 at a point where we got to make a motion to have it
12 placed on the final list. It looks like nothing's
13 going to be happening until 2016, anyways. By that
14 time, you'll know what position -- you know, where
15 you're at on it.

16 MR. TOROK: Yeah.

17 THE CHAIRPERSON: I mean, we've --

18 MR. TOROK: I mean, I've got half interest in
19 a piece of commercial property in Muskegon if I
20 could -- I can't force anybody to buy it, necessarily.
21 The way some of this is right now, if I could sell
22 that, I'd have plenty of funds to --

23 MR. TISEO: Or put it up for collateral.

24 MR. TOROK: Well, I'm half interest. I don't
25 know if I could put that up.

1 MR. TISEO: You can put half in.

2 MR. TOROK: I can put my half up for
3 collateral?

4 MR. TISEO: You can put it up for collateral
5 for sure.

6 MR. TOROK: I was suggested to file for
7 bankruptcy to free up some of my money that's going to
8 creditors right now but I'm trying to avoid doing that.

9 MR. TISEO: Talk with an attorney about that.

10 THE CHAIRPERSON: We're going to have to make
11 a motion to put this on the list.

12 MR. TISEO: I make a motion to put this on
13 the demolition list.

14 THE CHAIRPERSON: Is there support?

15 I'll support it. All in --

16 MR. TISEO: Is there discussion from that end
17 of the table?

18 MS. HOFMEISTER: I just feel -- I just feel
19 bad that he's living in this house and this is the only
20 place he has to live.

21 THE CHAIRPERSON: I know.

22 MR. TISEO: I understand. But I'm worried
23 about the safety of the structure.

24 MS. HOFMEISTER: I know.

25 MR. TISEO: If he gets a --

1 MR. TOROK: Most of the structure is in
2 pretty good shape. It's just that portion of roof and
3 that front porch.

4 MR. TISEO: It doesn't take much to kill
5 somebody when that roof comes down.

6 MR. TOROK: Well, there's nobody there but
7 me.

8 MR. TISEO: Famous last words.

9 THE CHAIRPERSON: And then --

10 MR. TISEO: I didn't know the gun was loaded,
11 you know.

12 THE CHAIRPERSON: This roof looks like it
13 leaks a little bit, right?

14 MR. TOROK: Yeah, it leaks.

15 THE CHAIRPERSON: Yeah, yeah.

16 MR. TOROK: If you notice, I don't know if
17 they were out there when they posted it, it -- I don't
18 cut my -- my grapevine down. It covers the whole front
19 porch so it kind of detours anybody from trying to use
20 the front porch.

21 THE CHAIRPERSON: Okay. Well, we have a
22 motion and we have a second. All in favor, say "Aye".

23 BOARD MEMBERS: Aye.

24 THE CHAIRPERSON: Any opposed?

25 Hearing none, it will be placed on the list

1 so you better get real serious --

2 MR. TOROK: Get cracking, eh?

3 THE CHAIRPERSON: -- about getting that
4 funding, trying to get that worked out.

5 MR. TOROK: Now, if any of you would be
6 interested in purchasing the property in Muskegon --

7 MR. TISEO: I got some property on Eight Mile
8 Road I'm trying to sell, I can't --

9 THE CHAIRPERSON: Okay. Thank you, sir.

10 MR. TOROK: All right. Thank you.

11 THE CHAIRPERSON: Next item.

12 MR. BOLEK: Next item's 171 Willard. Needs
13 to come off the table.

14 THE CHAIRPERSON: A motion to bring off
15 171 Willard. Is there a second?

16 MR. STEWART: I'll second.

17 THE CHAIRPERSON: Kevin seconds. All in
18 favor, say "Aye".

19 BOARD MEMBERS: Aye.

20 THE CHAIRPERSON: Go ahead, Rick.

21 MR. BOLEK: 171 Willard posted 8-6 of '14.

22 This property was vacant, stripped of all mechanicals.

23 It was open to trespass in the rear door, open in the

24 rear doors and windows, stripped of all the metals and

25 mechanical units, overgrown, unkempt, debris, this was

1 an unsafe house.

2 It had a Property Maintenance Inspection on
3 5-23 of '14, all permits were needed. The
4 recommendation is to postpone until the November
5 meeting at this time.

6 MR. KOLBE: The reason being it's under new
7 ownership. The gentleman who has the property adjacent
8 to it has bought it. Is that correct?

9 MR. FELTON: Yes. My name is C.J. Felton.
10 I'm with Community Housing Network and I actually spoke
11 to you at the May meeting. It took a little longer
12 than anticipated to negotiate the short sale on the
13 property. But we did close on it yesterday. I think
14 you've got that Property Transfer Affidavit --

15 MR. KOLBE: Yes.

16 MR. FELTON: -- in the file there. We're
17 moving forward with -- we're doing our specifications
18 next week. We put it up for bid, a contractor
19 selected. I'm sure in September and by November
20 meeting we should be well underway. I don't think
21 we'll have it done because there's a lot of work there.

22 MR. TISEO: What needs to be done?

23 MR. FELTON: Everything.

24 MR. TISEO: On the inside? I mean the
25 outside looks in pretty decent shape.

1 MR. FELTON: Actually, the siding, the roof,
2 the windows are all in great shape but it got
3 completely stripped on the inside. And it needs a lot
4 of work.

5 MR. TISEO: So there's a new owner or you're
6 bank-owned?

7 MR. FELTON: No, we're the owner.

8 MR. TISEO: Okay.

9 MR. FELTON: We're a nonprofit who's doing a
10 lot of building in that same neighborhood. We've got
11 Oakland County Home Funds secured for renovation of the
12 home and then we'll -- we are going to eventually sell
13 it to a low to moderate income homeowner. Everything's
14 moving in the right direction. I think since the last
15 meeting, too, we've taken care of the grass. And just
16 to let you know, the West Construction's putting a back
17 door on next week.

18 MR. TISEO: I can see the grass has been cut.

19 THE CHAIRPERSON: Well, I would make a motion
20 to table until the November 19th meeting.

21 MR. STEWART: I'll second that.

22 THE CHAIRPERSON: Is there any discussion?
23 Hearing none, all in favor, say "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed?

1 Hearing none, we'll see you on November 19th.

2 MR. FELTON: All right. Thank you very much.

3 THE CHAIRPERSON: The next item, 53 Tregent?

4 MR. BOLEK: Tregent --

5 THE CHAIRPERSON: Tregent.

6 MR. BOLEK: -- needs to come off the table.

7 THE CHAIRPERSON: Okay. We have a motion to
8 bring it off. 53 -- how do you say the last name?

9 MR. BOLEK: Tregent.

10 MR. TISEO: Tregent. I'll make the motion.

11 THE CHAIRPERSON: I support. All in favor,
12 say "Aye".

13 BOARD MEMBERS: Aye.

14 THE CHAIRPERSON: Any opposed?

15 Hearing none, go ahead, Rick.

16 MR. BOLEK: 53 Tregent posted 8-6 of '14.

17 This is an open structure, back doors were open to
18 trespass, front doors were open to trespass, there's
19 debris, unkempt, garage is falling down, fences are
20 rotted, gang graffiti on the building, interior's
21 trashed, water was filling the basement. United Water
22 was called to turn off the water. Foundation is
23 failing, copper's stripped.

24 This property had a Property Maintenance
25 Inspection performed on 8-20 of '13, all permits were

1 required. All permits were pulled on January 1st of
2 '14, no inspections were done and all the permits have
3 since expired. We recommend it remain on the
4 demolition list due to lack of any progress.

5 MR. TISEO: It's been exactly one year?

6 MR. BOLEK: Uh-huh.

7 MR. TISEO: Introduce yourself, please.

8 MR. SHRADER: David Shrader, the homeowner.

9 MR. TISEO: Can you give us an update,
10 please.

11 MR. SHRADER: I have secured the property,
12 both doors are locked, all the windows are sealed,
13 everything's sealed up. But when I pulled the permits,
14 right after I pulled the permits, I had to split up
15 with my girl and my children's mother. So I was going
16 through all that and financial issues but I've come in
17 to some money and I recently just went to renew the
18 permits to finish the property.

19 I have right before the permits expired in --
20 I believe it was July, I was able to get in and do demo
21 work. So I gutted the whole inside out but the permits
22 expired so I haven't been able to do nothing. And I
23 recently reapplied -- well, not reapplied but went to
24 renew the permits. And I believe I can have it
25 finished within -- before the next date, if not very,

1 very close to finished.

2 MR. TISEO: How much work needs to be done?

3 MR. SHRADER: Basically everything. Just all
4 I've done is basically tore -- gutted it out, the whole
5 interior out.

6 THE CHAIRPERSON: So the size of this house
7 and if you gutted it all, you got to rewire, plumb it
8 and re-drywall, paint, carpet, cabinets?

9 MR. SHRADER: Yep.

10 THE CHAIRPERSON: So that's probably \$50,000.
11 And that's something that can be achieved by the
12 November 19th?

13 MR. SHRADER: Yes.

14 THE CHAIRPERSON: Are you into construction?

15 MR. SHRADER: No. I have family that give me
16 pointers. I'm very handy. I do a lot of it myself,
17 like they tell me to do this that way, that that way
18 so --

19 MR. BOLEK: My greatest concern is the
20 foundation on this house.

21 THE CHAIRPERSON: Okay.

22 MR. BOLEK: On the one side, it's failing and
23 it's going to take some engineering to stabilize that
24 basement wall.

25 THE CHAIRPERSON: Okay.

1 MR. STEWART: What about this garage?

2 MR. TISEO: Yeah.

3 MR. STEWART: Is that all rotten?

4 MR. BOLEK: Yeah, it was kind of beginning --
5 beginning to fall and --

6 MR. SHRADER: Possibly, you could tear that
7 down. I'm not worried about the garage.

8 MR. STEWART: And this sat dormant for how
9 long?

10 THE CHAIRPERSON: You're not worried about
11 the garage?

12 MR. SHRADER: No. I was going to take it
13 down anyway.

14 MR. BOLEK: This started on 4-10 of '13, last
15 year. '13, it's a year and a half this has been in the
16 process.

17 MR. STEWART: And it's been vacant about two
18 years prior to?

19 MR. BOLEK: Prior to that, anyway.

20 MR. SHRADER: Yeah. But I just obtained
21 ownership, it was end of last year or earlier this
22 year.

23 MR. TISEO: So you didn't have ownership in
24 August of 2013, a year ago?

25 MR. SHRADER: It was right around that time

1 that I took ownership of it.

2 MR. BOLEK: It says here it was 1-10 of '14
3 was when he obtained ownership, permits were pulled on
4 1-22.

5 MR. TISEO: Okay. So there's --

6 MR. SHRADER: Uh-huh.

7 MR. STEWART: So this had to sit in the
8 neighborhood in this condition?

9 MR. TISEO: For seven months.

10 MS. HOFMEISTER: And nothing done?

11 MR. STEWART: And your recommendation is that
12 it remain on the demolition list?

13 MR. BOLEK: That is correct.

14 MR. STEWART: I'm going to make a motion that
15 this property remain on the demolition list.

16 THE CHAIRPERSON: Okay. Is there support?

17 MS. HOFMEISTER: I support.

18 THE CHAIRPERSON: Okay. All in favor, say
19 "Aye".

20 BOARD MEMBERS: Aye.

21 THE CHAIRPERSON: Any opposed?

22 Hearing none, it's still on the demolition
23 list.

24 MR. SHRADER: So would it be tore down
25 before --

1 THE CHAIRPERSON: You have to get with the
2 Building Department and then you have to put up a bond
3 to finish it. If it -- if you don't finish it in a
4 certain amount of time, they'll take that money and
5 they'll tear it down.

6 MR. SHRADER: Okay. So the Building
7 Department downstairs?

8 THE CHAIRPERSON: Pardon me?

9 MR. SHRADER: Downstairs, the Building
10 Department?

11 THE CHAIRPERSON: Yeah. Just try to set up
12 an appointment or something in the next few days.
13 Whenever you can.

14 MR. SHRADER: Okay.

15 THE CHAIRPERSON: All right. Thank you.

16 MR. SHRADER: Okay.

17 THE CHAIRPERSON: Next item.

18 MR. BOLEK: 92 Thorpe. I believe that needs
19 to come off the table.

20 THE CHAIRPERSON: Okay. Is there a motion?

21 MR. TISEO: I'll make a motion we take
22 92 Thorpe off the table.

23 THE CHAIRPERSON: Support?

24 I support. All in favor, say "Aye".

25 BOARD MEMBERS: Aye.

1 THE CHAIRPERSON: Any opposed?

2 Hearing none, that's off the table.

3 Go ahead, Rick.

4 MR. BOLEK: 92 Thorpe posted 8-7 of '14.

5 This is a vacant structure, gutters are falling from
6 the house, overgrown, debris, unkempt, siding being
7 stripped, gas meter was gone, electric meter was gone.

8 A Property Maintenance Inspection was applied
9 for on 6-24 of '14 and issued on 7-11 but it has not
10 been scheduled as of yet. We recommend that it remain
11 on the demolition list.

12 THE CHAIRPERSON: All right.

13 MR. WILLIAMS: Paul Williams. I have a copy
14 of the safety inspection report that I just picked up
15 today that was completed yesterday. The windstorms
16 that we had two weeks ago, three weeks ago took care of
17 the gutter so that's no longer hanging. On the
18 building permit -- or the -- the Property Maintenance
19 Inspection, it was recommended that I pull a building
20 permit for exterior siding repair or replacement, for
21 front porch handrail and for basement stair handrail
22 and for repair of the one front step, the bottom step
23 is salt-deteriorated, as well as some miscellaneous
24 drywall, cabinet door finish, making it look pretty
25 stuff, I guess.

1 It was recommended that I pull a plumbing
2 permit for the water service hookup, and I'm assuming,
3 also, the flex lines to connect the sinks to the
4 shutoff valves underneath the sinks, and an electrical
5 permit for GFIs and the GFCIs in the kitchen, bathroom
6 and hard-wired smoke detectors, which the house does
7 not have.

8 It was also recommended that I have to get
9 a --

10 THE CHAIRPERSON: Sir, we don't want to hear
11 the report. We've got copies of it and everything.

12 MR. STEWART: We have copies.

13 THE CHAIRPERSON: We're going basically by
14 the Hearing Officer and his testimony.

15 MR. WILLIAMS: Okay.

16 THE CHAIRPERSON: What's your position on
17 this house?

18 MR. WILLIAMS: I -- my intention is to pull
19 these permits. I have them in my hand.

20 THE CHAIRPERSON: Okay.

21 MR. WILLIAMS: And get these violations
22 corrected.

23 MR. STEWART: You -- you were -- if I -- my
24 memory serves me correctly, at the last meeting, you
25 were going to pull your permits the following day after

1 our last meeting; am I correct?

2 MR. WILLIAMS: The -- no. I had to have a
3 Property Maintenance Inspection. I was going to get
4 that inspection.

5 MR. STEWART: And you said you were going to
6 go and you asked what time the office was open and what
7 time it closed. And you were going to go the following
8 day to get this taken care of; am I correct?

9 MR. WILLIAMS: No.

10 MR. STEWART: Okay.

11 MR. WILLIAMS: The office opens after I go to
12 work and closes before I get done.

13 MR. STEWART: Okay. But you said you would
14 get there and you would get this taken care of. And
15 you're saying that the permits have yet to be pulled?

16 MR. KOLBE: Right.

17 MR. BOLEK: Correct.

18 MR. KOLBE: They just had a Property
19 Maintenance Inspection.

20 MR. TISEO: They just had the inspection.

21 MR. STEWART: Since the last meeting?

22 MR. BOLEK: When did you do that report,
23 yesterday?

24 MR. WILLIAMS: Yes. It's the --

25 MR. TISEO: Yeah, it was yesterday.

1 MR. WILLIAMS: 11 -- 11 -- whatever
2 yesterday's date was.

3 MR. STEWART: Okay. And I stay in the
4 district where this house is at so I get to see it and
5 they have totally stripped one side of the house.

6 MR. WILLIAMS: Yeah, yeah.

7 MR. STEWART: Yeah.

8 MR. WILLIAMS: Halfway up the side of the
9 house, you're right.

10 MR. STEWART: And the lawn is yay high, too.

11 MR. WILLIAMS: No, no, the lawn gets mowed
12 weekly.

13 MR. STEWART: When did you mow it?

14 MR. WILLIAMS: The last time it was mowed was
15 this week, this last weekend.

16 MR. STEWART: So it has since been mowed,
17 since two or three weeks ago?

18 MR. WILLIAMS: Yeah. You might be thinking
19 about the house next door to mine.

20 MR. STEWART: No, yours is the green one. I
21 know what house I'm talking about.

22 MR. WILLIAMS: But it gets mowed weekly.

23 MR. STEWART: Well, your recommendation is
24 that it remain on the demolition list?

25 MR. BOLEK: That's the Building Department's

1 stand at this point.

2 MR. STEWART: Okay. And that's my position
3 as well and I'm going to make a motion that we keep
4 this on the demolition list.

5 MS. HOFMEISTER: I support.

6 THE CHAIRPERSON: Okay. We have a motion to
7 keep on the list and we have support by Mona. Do we
8 have any discussion?

9 MR. TISEO: Yeah. I'm going back to my
10 records at our July meeting. This was tabled and the
11 owner indicated he would pay for the inspections on
12 Friday, that Friday.

13 MR. STEWART: Yeah.

14 MR. TISEO: So it's been --

15 MR. STEWART: Okay.

16 MR. TISEO: -- since July.

17 THE CHAIRPERSON: Okay. Well, so we have a
18 motion and support. So all in favor of the motion, say
19 "Aye".

20 MR. STEWART: That it remain on the
21 demolition list?

22 THE CHAIRPERSON: Yes.

23 BOARD MEMBERS: Aye.

24 THE CHAIRPERSON: Any opposed?

25 Hearing none, the motion passes. So it's on

1 the list. So you would have to go to the Building
2 Department, put up a bond to finish the house and, if
3 you didn't get it done in time, they would take that
4 bond and use it towards demolition costs.

5 MR. WILLIAMS: There's no way I can afford a
6 bond for that much.

7 THE CHAIRPERSON: Okay.

8 MR. WILLIAMS: So do I just bring the deed to
9 the house back to you guys?

10 MR. TISEO: Talk to the City. I don't know
11 what the City --

12 THE CHAIRPERSON: Yeah, you'll have to talk
13 to the City, make arrangements.

14 MR. WILLIAMS: Because, like, I'm doing
15 everything that you guys have told me to do.

16 THE CHAIRPERSON: Okay. You -- here again,
17 talk to the City on whatever arrangements you want to
18 make.

19 MR. WILLIAMS: Okay.

20 THE CHAIRPERSON: Okay. Thank you.

21 Okay. Next item.

22 MR. BOLEK: 77 Blaine.

23 77 Blaine posted 8-7 of '14. This is a --
24 was a vacant structure, all the windows have been
25 boarded. There was a new electric service installed,

1 debris, decks and stairs to the second floor unsafe, no
2 permits have been pulled.

3 A Property Maintenance Inspection was
4 performed on 12-18 of 2012. Building and electrical
5 permits were needed. A building permit was pulled for
6 18 windows and four doors. The roof was completed but
7 was never finalized. An electrical final was scheduled
8 for 8-5 of '14 and failed. There needs to -- there --
9 he needs to finish the project so a C of C can be
10 issued but there seems to be no progress.

11 So we're recommending that it remain on the
12 demolition list due to lack of that progress.

13 MR. KOLBE: When it was before the Hearing
14 Officer, he was like really close and the Hearing
15 Officer said if you'll have it done by a certain date,
16 we'll dismiss it. And no inspections called for, dates
17 passed, we kind of gave him every opportunity to get it
18 finalized out. That's why it's here.

19 MR. TISEO: There's three meters on this
20 house.

21 MR. BOLEK: Yeah, there's two apartments and
22 then the house meter for the --

23 MR. TISEO: Common area.

24 MR. BOLEK: -- common area.

25 THE CHAIRPERSON: So there's three dwellings?

1 MR. TISEO: No, one's a common area for the
2 units.

3 THE CHAIRPERSON: Oh, interruptible or --
4 Okay. So what's your position, sir?

5 MR. DiNARDIS: I did fail the --

6 MR. TISEO: Your name, please.

7 MR. DiNARDIS: Michael. I did fail the
8 inspection but it was because I didn't have -- I didn't
9 have tamper-resistant outlets and -- and I needed an
10 extra GFI above one of my cabinets in the kitchen. It
11 was really minor stuff. Everything's been -- they
12 stripped the house of all the electrical so that's all
13 been updated but I have to get special outlets for the
14 outlets.

15 THE CHAIRPERSON: What about all the debris
16 and everything in the yard here?

17 MR. DiNARDIS: Oh, we actually started taking
18 that away already. There's a big shed back there,
19 there's all kinds of stuff. We're actually in the
20 process of having it -- there was a lot of stuff back
21 there.

22 THE CHAIRPERSON: So what's your -- what's
23 your future on this house?

24 MR. DiNARDIS: Just trying to get it up to
25 date and -- I mean -- I mean, it should have passed

1 electrical but there's just stupid little things that
2 he wanted me to do.

3 THE CHAIRPERSON: You already stated that.
4 What's your future?

5 MR. DiNARDIS: To get it up and running.

6 MR. TISEO: Are you going to live in the
7 house or rent it?

8 THE CHAIRPERSON: Are you living in the house
9 or going to rent it?

10 MR. DiNARDIS: No, I'm going to rent it out.

11 THE CHAIRPERSON: So you're using that house
12 as a rental property?

13 MR. DiNARDIS: Yes.

14 THE CHAIRPERSON: Okay. Do you have other
15 rentals?

16 MR. DiNARDIS: Yes.

17 THE CHAIRPERSON: How many do you have?

18 MR. DiNARDIS: Seventeen.

19 THE CHAIRPERSON: In Pontiac?

20 MR. DiNARDIS: No, different -- like, I got a
21 couple in Sterling Heights, Roseville, St. Clair
22 Shores.

23 MR. TISEO: So the electrical, it looks like
24 it just failed about two weeks ago.

25 MR. DiNARDIS: It was just minor stuff that

1 it failed on. My electrician does all my houses, so --

2 MR. TISEO: Is it ready to be reinspected?

3 MR. DiNARDIS: I just got to get these --

4 since it's two-prong outlets, I can't find

5 tamper-resistant two-prong outlets. I got to locate a

6 place that has them and I didn't find them anywhere.

7 MR. TISEO: Do they allow two-prong anymore?

8 THE CHAIRPERSON: Without the ground?

9 MR. KOLBE: I am not an inspector so --

10 THE CHAIRPERSON: Okay. Well, Kevin, go

11 ahead.

12 MR. STEWART: How -- has he been an absent

13 owner here or what do we have here?

14 MR. BOLEK: I guess I'd like to hear why it's

15 taken so long to get it done. I mean, he made some

16 progress early on and then just kind of --

17 MR. KOLBE: In April, when he was at the last

18 Hearing Officer, it was like, "We're almost to the

19 finish line. We'll dismiss this if you get to this

20 point. If you don't, it's going to go on to the Board

21 of Appeals."

22 MR. TISEO: So this is the first time in

23 front of the Board?

24 MR. KOLBE: Before you, yes. But again, you

25 know, he's, like, so close but just will not call the

1 inspections and then finish. And my hands were tied.
2 It's got to come here because that's what the Hearing
3 Officer said, "If you don't get it done, you go to the
4 Board, I'm done with you."

5 MR. STEWART: Let me ask you a question as
6 far as the bond that he would have to pay.

7 When we put this on a demolition list, how
8 much of a bond would he have to pay?

9 MR. KOLBE: It's \$10.25 per square foot of
10 structure.

11 MR. KLOPOCINSKI: 1,400 square feet.

12 MR. KOLBE: 1,400 square feet.

13 MR. STEWART: You're looking at \$14,000 if we
14 decide to put this on a demolition list.

15 MR. TISEO: For a bond.

16 MR. STEWART: For a bond, to keep us from --
17 keep the City from demolishing your property.

18 MR. DiNARDIS: There's --

19 MR. STEWART: Okay. Versus all -- including
20 all the money that you have soaked into this.

21 MR. DiNARDIS: Uh-huh, there's a lot of
22 money.

23 MR. STEWART: Yeah, right, it sounds like it
24 and it looks like it and it appears to me that they're
25 begging you to be present and get this -- get this

1 completed.

2 MR. DiNARDIS: Okay.

3 MR. STEWART: It sounds like they're begging
4 you --

5 MR. DiNARDIS: I know.

6 MR. STEWART: -- to do what you need to do
7 with your property. Okay?

8 MR. TISEO: Can you do this very soon?

9 MR. DiNARDIS: Yeah. I'm just trying to find
10 these tamper-resistant outlets. I can't find them
11 anywhere.

12 THE CHAIRPERSON: Do everything but those.

13 MR. DiNARDIS: Okay. That's not a big deal.
14 That's all it is, just some two-prong outlets and some
15 GFIs, that's it, and that's all it is.

16 THE CHAIRPERSON: Put that on --

17 MR. DiNARDIS: Everything else is perfect in
18 the house.

19 THE CHAIRPERSON: Well, it's not perfect on
20 the outside.

21 MR. DiNARDIS: It does -- it's a beautiful
22 house.

23 MR. STEWART: He's talking about the outside
24 now.

25 MR. DiNARDIS: Yeah, it's nice.

1 MR. STEWART: He's talking about the debris.
2 He's not talking about the house now.

3 THE CHAIRPERSON: You've got the money to do
4 it all, you just haven't put the time --

5 MR. DiNARDIS: And all brand new windows.

6 MR. STEWART: I don't even think he -- he
7 doesn't even sound serious to me about the property.

8 MR. DiNARDIS: No, I'm serious about it.
9 Seriously, all I got to do is replace a couple outlets
10 and the GFIs and I'm done.

11 MR. KOLBE: One option to do is give him 30
12 days and if he doesn't have the C of C --

13 MR. STEWART: Can we go ahead and tailor
14 something that way; that, if this isn't completed
15 within the 30 days, that we recommend that it go to the
16 demolition list?

17 Then that's my motion.

18 THE CHAIRPERSON: We can't do that. We got
19 to vote on it.

20 MR. STEWART: That's my motion.

21 MR. KOLBE: You can make a motion and vote on
22 it.

23 MR. STEWART: That's my motion.

24 MR. KOLBE: If it's not done, then it's to be
25 demolished.

1 MR. STEWART: Because he doesn't appear to
2 sound serious about his property.

3 MR. TISEO: You mean 30 days to get the
4 Certificate of Occupancy --

5 MR. STEWART: Right.

6 MR. TISEO: -- or to call for an inspection?

7 MR. STEWART: No, to get --

8 MR. KOLBE: Whatever you wish to do. But if
9 you want to do the C of C, Certificate of Compliance.

10 MR. STEWART: Whose vehicle is this in the
11 driveway, sir?

12 MR. DiNARDIS: That's my vehicle in the
13 driveway.

14 MR. STEWART: Okay.

15 MR. DiNARDIS: I put it there because people
16 were dumping in the backyard so that keeps them from
17 dumping.

18 THE CHAIRPERSON: Do you have somebody
19 already that you can put in there, renters?

20 MR. DiNARDIS: I have a lot of people that
21 are waiting right now.

22 THE CHAIRPERSON: Okay.

23 MR. DiNARDIS: A lot of people.

24 MR. TISEO: So you have some real
25 incentive --

1 MR. DiNARDIS: Yeah.

2 MR. TISEO: -- to get this thing in
3 operation.

4 MR. DiNARDIS: Yeah, that's what I'm saying.

5 MR. TISEO: And get income.

6 MR. DiNARDIS: Like, I manage 250 houses also
7 so I have a lot of things.

8 MR. STEWART: And it sounds like, in the
9 process of you managing your properties, this one is
10 being mismanaged. I mean, it's all kind of debris, you
11 know, all over the yard. It's kids in the area. And
12 the City, they're begging you to go ahead and get it
13 done and get it occupied.

14 MR. DiNARDIS: Yeah, I know, sir. And, like,
15 I been talking to the neighbors. I'm friends with all
16 the neighbors and --

17 MR. STEWART: I understand.

18 MR. DiNARDIS: -- they're looking after the
19 house.

20 MR. STEWART: Those are the ones that will
21 possibly get you. You know, you need to have somebody
22 in here.

23 MR. DiNARDIS: Okay. I'm sorry, sir.

24 THE CHAIRPERSON: Is there a motion?

25 MR. TISEO: Is there a motion?

1 MR. STEWART: Yes. I'm going to make a
2 motion that this gentleman take care of all the
3 necessary means to get this property off the -- out of
4 the hands of the inspectors, that they have a C of C,
5 yes, within 30 days.

6 THE CHAIRPERSON: Okay. I support.

7 MR. STEWART: If -- and just as an addendum,
8 if not, it will go automatically on the demolition
9 list.

10 THE CHAIRPERSON: Okay. I support that. All
11 in favor, say "Aye".

12 BOARD MEMBERS: Aye.

13 THE CHAIRPERSON: Any opposed?

14 Hearing none, motion passes.

15 MR. TISEO: Thirty days, sir.

16 THE CHAIRPERSON: Thank you.

17 MR. DiNARDIS: Thank you.

18 MR. KOLBE: So September 30 -- or
19 September 20th?

20 MR. TISEO: 20th.

21 MR. KLOPOCINSKI: 20th.

22 THE CHAIRPERSON: 105 South Marshall.

23 MR. BOLEK: Needs to come off the table.

24 THE CHAIRPERSON: Do we have a motion to
25 bring it off the table?

1 All right. I'll make a motion bring it off
2 the table. Is there support?

3 MR. STEWART: I'll support it.

4 THE CHAIRPERSON: Okay. All in favor, say
5 "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 Hearing none, go ahead, Rick.

9 MR. BOLEK: 105 South Marshall posted 8-6 of
10 '14. This was the eighth posting in front of this
11 Board. It was vacant, tall grass, weeds, debris. It
12 was boarded by the City. New electrical service was
13 installed with no inspection.

14 A Property Maintenance Inspection conducted
15 on 12-13 of '12, all permits -- total rehab, all
16 permits expire on 8-22 of '14. Electrical, plumbing,
17 mechanical, roughs were approved on 8-12, 8-19 and
18 8-19. So the electrical, mechanical and plumbing have
19 all been approved.

20 The recommendation still is leave it on the
21 demolition list due to the length of time this one is
22 being taken to rehab.

23 MR. TISEO: But the -- but the -- the
24 three -- oh, these are rough. Excuse me.

25 MR. BOLEK: Those are the roughs, yes.

1 MR. TISEO: A rough inspection?

2 MR. KOLBE: It's amazing when you post a
3 house, all of a sudden, oh, we better do something to
4 show the Board we're making some progress and that's
5 usually a catalyst to get -- call in for inspection.

6 MR. BOLEK: This -- again, this was the
7 eighth posting for this -- this is the eighth time he's
8 been before this Board.

9 THE CHAIRPERSON: The eighth time?

10 MR. BOLEK: Eighth time.

11 MR. TISEO: This is since 2008?

12 MR. BOLEK: No, 2012.

13 THE CHAIRPERSON: If we can, Gentleman -- oh,
14 I'm sorry. I'm misreading that. Okay.

15 MR. BOLEK: So it started in November of 2012
16 in front of this Board.

17 THE CHAIRPERSON: All right.

18 MS. HOFMEISTER: That means you've been
19 coming down here for two years.

20 MR. PERALTA: My name is Santiago Peralta. I
21 own the property at 105 South Marshall. And, yes, I'm
22 very embarrassed to be here one more time and I don't
23 have much to say other than I have worked very hard to
24 get this done.

25 I did schedule some of the inspection. One

1 of them, unfortunately, my wife forgot to be there and
2 it just failed. And I scheduled one, it failed because
3 there was some things that weren't finished that I had
4 to get them up to date and then get them approved.

5 But pretty much, this week -- and the house,
6 I'm actually just patching all the holes and getting
7 ready to paint it and finish it up. I recall that last
8 time I begged you to give me one more chance and I am
9 really embarrassed to be here because I work very hard
10 to get it up to date, I just have not been able to.

11 MR. STEWART: You told us about eight months
12 ago that you bought the paint.

13 MR. PERALTA: No, no. I painted the outside.
14 It's painted outside. The house, inside --

15 MR. STEWART: Did you paint the outside?

16 MR. PERALTA: Hmm?

17 MR. STEWART: You painted the outside?

18 MR. PERALTA: Yes, the outside is painted.

19 MR. STEWART: How recent?

20 MR. BOLEK: Look at the date.

21 MR. TISEO: That's an old photo.

22 MR. PERALTA: Yeah, I brought pictures last
23 time I was here and I left them here, also.

24 (Off the record discussion.)

25 MR. PERALTA: I said I got some pictures last

1 time I came and I pass around.

2 The house has been painted outside and all I
3 have to paint in the inside is basically all the holes
4 I opened to redo the electrical and the plumbing in the
5 house. And that will take, pretty much, like, a week.
6 I'm like a week or two weeks behind.

7 MR. STEWART: Excuse me. What does this
8 gentleman need to do with this; I mean, what's going
9 on?

10 MR. TISEO: What stuff needs to be done?

11 MR. BOLEK: He's got his roughs. Now he's
12 got to get his finals.

13 MR. TISEO: Was it gypsum boards when they
14 gutted the house?

15 MR. BOLEK: I was never in this house. This
16 one started before I started doing these inspections so
17 a lot of this information was even prior to --

18 MR. TISEO: Can you tell us how much more
19 work needs to be done in the house?

20 MR. PERALTA: It's basically I opened holes
21 to run the wires through the house. So I got to patch
22 those holes, mud it and paint. So it's basically a
23 week, week and a half.

24 MR. TISEO: The doors are fine, floors are
25 fine?

1 MR. PERALTA: Yes, it just needs --

2 MR. BOLEK: Give him 30 days.

3 THE CHAIRPERSON: Thirty-day motion.

4 MR. STEWART: Yeah, yeah.

5 MR. KOLBE: He has a rough building he's
6 going to have to call in.

7 MR. PERALTA: It was passed today.

8 MR. KOLBE: The rough building?

9 MR. PERALTA: Yes. Everything was passed.
10 It's just basically patch and paint.

11 MR. STEWART: Sir, I'm going to make a motion
12 that we give you 30 days to go ahead and complete this
13 project. And we need you to work with the building
14 officials. Okay? Because if it should come back, you
15 know, this Board might not be as lenient.

16 MR. KLOPOCINSKI: It won't come back.

17 MR. BOLEK: In 30 days if he'll have a C of
18 C, it will automatically move on.

19 MR. TISEO: So 30 days to get it all done,
20 everything.

21 MR. STEWART: And if it should come back?

22 MR. TISEO: It won't come back.

23 MR. BOLEK: If he doesn't get it all done --

24 You understand that they're not even going to
25 give you the opportunity to come back --

1 MR. PERALTA: No.

2 MR. STEWART: -- for a tenth time?

3 MR. PERALTA: No, definitely.

4 MR. STEWART: Okay.

5 MR. PERALTA: I understand.

6 MR. KLOPOCINSKI: September 20th.

7 MR. TISEO: Is there a motion somewhere that
8 we have?

9 MS. HOFMEISTER: I'll make a motion, 30 days
10 or you're done.

11 THE CHAIRPERSON: Thirty days and it goes on
12 the demolition list, Mona.

13 MR. TISEO: Yeah.

14 MS. HOFMEISTER: That's it.

15 MR. TISEO: I'll second.

16 THE CHAIRPERSON: Okay. All in favor, say
17 "Aye".

18 BOARD MEMBERS: Aye.

19 THE CHAIRPERSON: Any opposed?

20 Hearing none, motion passes. So get 'er
21 done --

22 MR. PERALTA: Thank you.

23 THE CHAIRPERSON: -- in 30 days. Thank you.

24 MR. BOLEK: 35 Short needs to come off the
25 table.

1 THE CHAIRPERSON: I make a motion to bring it
2 off, 35 off the table. Is there support?

3 MR. STEWART: I'll support.

4 THE CHAIRPERSON: Kevin supports. All in
5 favor, say "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 Hearing none, go ahead, Rick.

9 MR. BOLEK: 35 Short posted 8-6 of '14. For
10 the fourth time, this is a vacant, boarded by the
11 federal programs, it was open to trespass in the rear
12 window, the interior had been trashed, unkempt,
13 overgrown, debris, brush, roof, steps and deck were
14 rotted.

15 A Property Maintenance Inspection was
16 performed on 8-20 of 2012. All permits were needed for
17 a total rehab. A building permit expired on 3-6 of
18 '14. Other than the plumbing -- it appears the
19 plumbing has passed a rough inspection. No other
20 inspections have passed. Electrical and mechanical
21 failed on 5-1 of '14.

22 We recommend that it remain on the demolition
23 list due to lack of progress.

24 THE CHAIRPERSON: Okay.

25 MR. ATI: Okay. My name is Danyal Ati. For

1 35 Short, the final plumbing has passed, for
2 electrical, battery-operated carbon monoxide detector
3 was needed.

4 THE CHAIRPERSON: Danyal, your name is not as
5 the owner of the property. Are you the owner of the
6 property?

7 MR. ATI: Yes, I am the owner of Soltus.

8 MR. STEWART: It's an LLC.

9 THE CHAIRPERSON: Oh. I'm sorry. Go ahead.

10 MR. ATI: So as far as the electrical, carbon
11 monoxide detector -- battery-operated carbon monoxide
12 detector was needed and a GFCI, the laundry G -- the
13 plug was close to the laundry tub; that's what was
14 needed.

15 What has happened is the permits expired. We
16 had an inspection, I believe, in May. However, the
17 permits expired in March. And I -- I pulled the
18 permits, the permits were pulled in October. From
19 October to March, that's the coldest winter we have had
20 and I have been -- you know, didn't get a chance.

21 MR. BOLEK: Board, here's the bottom line.
22 Mr. Ati has several houses in this city and every
23 single house, every single house he has attempted to
24 pull permits or pulled permits, they never called for
25 inspection, put people in the houses.

1 MR. STEWART: Yep.

2 MR. BOLEK: We have an issue here where we
3 have a person who is --

4 MR. STEWART: Not compliant.

5 MR. BOLEK: -- blatantly avoiding all the
6 necessary responsibilities in bringing these houses up
7 to a standard and following through on the paperwork
8 and the process that he's supposed to do. I think
9 there's more than one property of his in front of us
10 tonight. There --

11 MR. ATI: There is three.

12 MR. BOLEK: There comes a point in time where
13 we -- we've given all the leniency we can. Again, this
14 is the fourth time this one is in front of us.

15 MR. ATI: The other two --

16 MR. BOLEK: You're going to have to come to a
17 point where enough is enough.

18 MR. STEWART: Sir, can I ask you a question?

19 MR. ATI: The other two --

20 MR. STEWART: Can I ask you a question?

21 MR. ATI: Yes.

22 MR. STEWART: If I'm not mistaken, you -- and
23 you don't have to answer if you don't want to, but you
24 own what, about 250 houses?

25 MR. ATI: No, I do not.

1 MR. STEWART: How many?

2 MR. ATI: Absolutely, I do not.

3 MR. STEWART: How many, period?

4 MR. ATI: I own about 20 houses.

5 MR. STEWART: Hmm?

6 MR. ATI: Twenty-three houses.

7 MR. STEWART: Twenty-three houses?

8 MR. ATI: Yes.

9 MR. STEWART: In the name of the company?

10 MR. ATI: In -- yes.

11 MR. BOLEK: In Pontiac.

12 MS. HOFMEISTER: Are they registered, all of
13 them?

14 MR. ATI: Multiple of them are registered,
15 yes.

16 MR. STEWART: Okay.

17 MR. ATI: Yes.

18 MR. STEWART: Okay. Well, I'm going to --

19 THE CHAIRPERSON: Go ahead.

20 MR. STEWART: -- go ahead and make a
21 recommendation and follow through with the
22 building officials that this remain on the demolition
23 list.

24 THE CHAIRPERSON: A motion?

25 MR. STEWART: Yeah, this is a motion.

1 MR. ATI: We're talking about 35 Short?

2 THE CHAIRPERSON: Sir, we're --

3 MR. TISEO: 35 Short, yes.

4 MR. ATI: Okay. 35 Short, if --

5 THE CHAIRPERSON: No, sir. We're in the
6 process of talking amongst ourselves, sir, trying to
7 draw a motion.

8 MR. STEWART: This has been going on, back
9 and forth with this property. And I do believe there's
10 another issue with another property that's going on --

11 THE CHAIRPERSON: Okay.

12 MR. STEWART: -- with him. So, you know,
13 we've been very lenient and understanding. And I do
14 know there was an issue with the weather. He came here
15 during the winter months, that there was an issue with
16 the weather and, you know, we gave him, you know, 60
17 days. You know, we can't keep extending this
18 gentleman.

19 THE CHAIRPERSON: Well, he's been here four
20 times, right?

21 MR. BOLEK: On this property.

22 MR. STEWART: On this one.

23 THE CHAIRPERSON: And there's multiple other
24 properties. So there's no other option. Okay. So you
25 made a motion to place it on the demolition list. I

1 support.

2 MR. ATI: Can I speak?

3 THE CHAIRPERSON: No, sir, you can't.

4 I support. Is there any more discussion on
5 it?

6 Hearing none, I call for a vote. All in
7 favor of the motion, signify by saying "yes".

8 BOARD MEMBERS: Yes.

9 THE CHAIRPERSON: Any opposed?

10 Hearing none, motion passes.

11 MR. TISEO: On the demolition list.

12 THE CHAIRPERSON: It's being placed on the
13 demolition list. So if you want to take it off of the
14 list, you need to go to the Building Department and put
15 up the bond and then complete the project within the
16 time allowance.

17 MR. ATI: Very unfair. I wasn't even given a
18 chance.

19 MR. BOLEK: The next property is also Mr. Ati
20 so he'll be in front of us again.

21 MR. KLOPOCINSKI: The next two.

22 MR. TISEO: Can we take that one, too,
23 because they're on the sign-in sheet.

24 MR. KOLBE: Yeah, that's the next one.

25 MR. BOLEK: They're coming at you.

1 The next property is 811 South Stirling
2 posted 8-6 of '14. This also was a vacant structure,
3 had been boarded by the federal programs, skylight
4 was -- had been cracked out, electric and gas meters
5 were gone, electric service meter was cut to the house.
6 There is now a new service and meter box installed.
7 Debris, overgrown, unkempt, rear deck was dilapidated
8 and unsafe. The work was going on without valid
9 permits.

10 A Property Maintenance Inspection was
11 performed on 10-18 of '13. All permits were pulled but
12 all permits had expired. There never were any
13 inspections on it and, as I understand, now somebody's
14 living in the house.

15 MR. TISEO: Oops.

16 THE CHAIRPERSON: Is this the first time?

17 MR. BOLEK: This is the first time --

18 MR. TISEO: On this property.

19 MR. BOLEK: -- before us.

20 THE CHAIRPERSON: Okay.

21 MR. TISEO: Is there somebody in the
22 property?

23 MR. ATI: No, there is -- we had a break-in
24 in the property so this person is not living in there.

25 MR. TISEO: Can you tell us why it's taken so

1 long?

2 MR. ATI: Again --

3 MR. BOLEK: The first question I would ask is
4 why he didn't call for inspections. We stopped
5 specifically and spoke with Mr. Ati two different times
6 and reminded him that he needed to get permits and both
7 times he's defied the Building Department and the
8 officers of the Building Department --

9 MR. ATI: The permits were --

10 MR. BOLEK: -- and not followed through with
11 anything he's supposed to do.

12 MR. ATI: Okay. The permits had been pulled.
13 Permits are -- what has happened is, when I came to the
14 last Hearing Officer -- this is the first time this
15 house has been in front you -- the pictures --

16 THE CHAIRPERSON: I'm sorry. We all know
17 that.

18 MR. ATI: Okay. The pictures --

19 THE CHAIRPERSON: Just answer the question --

20 MR. ATI: Okay.

21 THE CHAIRPERSON: -- please. We just -- this
22 is the first time. We know that.

23 MR. ATI: Um-hmm.

24 THE CHAIRPERSON: Can you tell us when this
25 property will be fixed and approved by the Building

1 Department?

2 MR. ATI: This property, the pictures I have
3 given to you --

4 THE CHAIRPERSON: Sir --

5 MR. ATI: The first set of pictures that I
6 provided to you guys --

7 THE CHAIRPERSON: Sir, you're not paying
8 attention.

9 MR. ATI: Okay. What?

10 THE CHAIRPERSON: What is this going to take?

11 MR. ATI: Give me thirty days, it will be
12 done.

13 THE CHAIRPERSON: Thirty days?

14 MR. ATI: Thirty days.

15 THE CHAIRPERSON: And if it isn't done in 30
16 days, it will go on the demolition list.

17 MR. ATI: Yes. And I should have had the
18 option for 35 Short.

19 THE CHAIRPERSON: You know, I'm going to make
20 a motion to put it on the demolition list now.

21 MR. STEWART: Yeah, let's do that.

22 THE CHAIRPERSON: Is there support?

23 MR. STEWART: I'll support you.

24 THE CHAIRPERSON: All in favor, say "Aye".

25 BOARD MEMBERS: Aye.

1 THE CHAIRPERSON: It's on the demolition
2 list.

3 MR. STEWART: Thank you.

4 THE CHAIRPERSON: The next item, please.

5 MR. BOLEK: The next item is also their
6 property.

7 809 Palmer Drive posted 8-6 of '14. This
8 property is vacant, it's a very hazardous structure,
9 open to trespass, garage doors and windows are open to
10 trespass, the roof leaks in several places, there's
11 rotted floors and framing, the floors are dangerous and
12 falling in, debris, overgrown, unkempt. There was an
13 unsecured pool in the backyard that still hasn't been
14 secured.

15 A Property Maintenance Inspection was
16 performed on 10-16 of '13. All permits were --

17 MR. TISEO: Expired.

18 MR. BOLEK: -- were -- had expired. Again,
19 there's absolutely no activity whatsoever on this
20 house, not one -- when he was in here last -- when he
21 was at the Hearing Officer, he was told to clean it up
22 and there -- you can see on the pictures, there's
23 nothing at all has been done on this house.

24 MR. ATI: The pictures --

25 MR. KLOPOCINSKI: I will say from the

1 pictures that were handed to us, it's been cleaned
2 today, from these photos --

3 MR. STEWART: Excuse me.

4 MR. KLOPOCINSKI: -- outdoors.

5 MR. STEWART: What did this gentleman
6 identify his name as?

7 MR. ATI: Danyal.

8 MR. STEWART: Okay. Well, this home here is
9 in the name of the brother.

10 MR. BOLEK: No, it's his mother.

11 MR. STEWART: Well, we really don't need to
12 address him about the property.

13 MR. TISEO: He may be a representative.

14 THE CHAIRPERSON: Okay. Represent it and I
15 don't have a problem with that.

16 MR. TISEO: I don't have a problem with that
17 either.

18 MR. STEWART: What about the pool?

19 MR. KLOPOCINSKI: Look at the last photos.

20 MR. STEWART: No, I --

21 MR. KLOPOCINSKI: The pool is removed.

22 MR. TISEO: This is this property?

23 MR. KLOPOCINSKI: This is this property.

24 MR. TISEO: Okay.

25 THE CHAIRPERSON: All right. Danyal, what's

1 the situation on this one?

2 MR. ATI: The situation, the property -- the
3 yard has been cleaned. If you see the old pictures,
4 you couldn't even walk through the yard, it's -- it was
5 a forest back in there. It's a raving lot, it's a wide
6 lot. You could not walk through it. Now a lot -- the
7 pictures I provided show you how much wood we have
8 chipped, how much trees we have cut. You can actually
9 walk through the yard. The grass been cut and the --
10 the house has been cleaned up.

11 MR. STEWART: Okay. Have you pulled your
12 permits, sir?

13 MR. ATI: Yes, the permits were pulled. I
14 have for all these houses, I submitted a letter to the
15 Building Department to extend, please extend my
16 permits.

17 MR. STEWART: No, we're talking about
18 809 Palmer.

19 MR. ATI: Right. I have --

20 MR. STEWART: Okay.

21 MR. ATI: I have submitted a paper, the
22 extension request.

23 MR. KOLBE: He did send a letter in --

24 THE CHAIRPERSON: Take it easy.

25 MR. KOLBE: -- to extend it 90 days. They're

1 still going to be expired; that's how old the
2 permits --

3 MR. STEWART: How old are the permits?

4 MR. BOLEK: It was obtained on 11-14 of '13.

5 MR. STEWART: Okay.

6 MR. KOLBE: They wanted to know what the
7 Board's plan is for this before they extend the permits
8 out; that's why they didn't do it. But again, if they
9 would have extended the permit for 90 days from the
10 time they expired, they still would be expired.

11 MR. STEWART: Okay. Right.

12 MR. TISEO: The permits expired three months
13 ago.

14 MR. STEWART: And this is back from '13,
15 right?

16 MR. KOLBE: Correct.

17 MR. STEWART: Okay. What about his -- let me
18 just ask the Board -- the officials: What -- are you
19 guys dealing actively with the property on Bloomfield
20 as well?

21 MR. BOLEK: No.

22 MR. STEWART: Oh.

23 MR. BOLEK: The last contact -- the last that
24 I recall, there was another -- it's just -- it's not
25 been complied with and it's just kind of hanging there.

1 MR. STEWART: Okay.

2 MR. BOLEK: Waiting for the rest of this to
3 happen.

4 MR. STEWART: Well, I'm going to make a
5 motion for this property to remain on the demolition
6 list. Is that the will of the building officials?

7 MR. BOLEK: That's the recommendation of the
8 Building Department.

9 MR. STEWART: Okay. I'm going to make a
10 motion that it remain on the demolition list.

11 MS. HOFMEISTER: I second.

12 THE CHAIRPERSON: Okay. Support by Mona.
13 All in favor, say "Aye".

14 BOARD MEMBERS: Aye.

15 THE CHAIRPERSON: Any opposed?

16 Hearing none, motion passes.

17 THE CHAIRPERSON: The second -- 241 Hughes.

18 MR. BOLEK: 241 Hughes Avenue posted 8-6 of
19 '14. This place is a vacant, dilapidated structure,
20 siding's being stripped, rotted exterior framing,
21 gutters falling off, overgrown, unkempt, broken
22 windows, gas meter's off, electric meter's off.

23 There's been no inspections or anything. We
24 recommend that it remain on the demolition list.

25 MR. EDWARDS: My name's Owen Edwards,

1 241 Hughes Street. And I do have a prospective buyer
2 for the house. If he can get it, as soon as the papers
3 is all taken care of, he wants to start rehabbing it.
4 And I ask for at least 30 days to get it started.

5 MR. TISEO: So this just came up in June of
6 this year?

7 MR. BOLEK: Well, it -- it's been out there
8 for a while. It finally made it in front of the
9 Hearing Officer. One of them's kind of hanging out,
10 waiting to get on the list, then she came to that
11 meeting and said she wanted to wash her hands of it and
12 walk away from it. Now we come to this meeting.

13 MR. TISEO: You have a prospective buyer?

14 MR. EDWARDS: We have a prospective buyer.
15 But he's waiting, as soon as the papers -- we get him
16 done, he wants to start rehabbing it.

17 MR. TISEO: So there's been no inspection
18 pulled, correct?

19 MR. BOLEK: Correct.

20 MR. STEWART: How long have you owned this
21 property, sir?

22 MR. EDWARDS: About -- quite a while, about
23 20 -- about 20 years.

24 THE CHAIRPERSON: There's nobody living in
25 it?

1 MR. EDWARDS: Pardon me?

2 THE CHAIRPERSON: Nobody living in it?

3 MR. TISEO: Nobody living in it?

4 MR. EDWARDS: Nobody living in it. The
5 outside is where they took the siding off of it.

6 MR. TISEO: And the prospective buyer
7 understands what needs to be done on the house?

8 MR. EDWARDS: Yes.

9 MR. TISEO: And they have the funds to do it?

10 MR. EDWARDS: I suppose he does. He's ready
11 to go. He wants to get it done before the weather gets
12 bad.

13 MR. STEWART: This is on the corner of Motor
14 and Hughes, right?

15 MR. EDWARDS: Yes.

16 MR. STEWART: It's the corner house?

17 MR. EDWARDS: Yes.

18 MR. STEWART: It's been empty for quite a
19 while.

20 MR. EDWARDS: Yes, it's been empty for a
21 little while.

22 MR. STEWART: We can table it.

23 MR. EDWARDS: The inside has got -- the
24 inside is good; the walls, the floors, the carpet and
25 everything is good.

1 MR. KOLBE: I might suggest that you do the
2 Property Maintenance Inspection because it's unlawful
3 to convey title of property in this condition without a
4 sworn affidavit -- a notarized affidavit by the buyer
5 understanding the condition of the house.

6 If you go ahead and have that Property
7 Maintenance Inspection done, you'll have a list of
8 what's going to be required to fix the house up and
9 that can be used as the exhibit for the letter that the
10 buyer is going to be signing. Okay?

11 MR. TISEO: How much does that inspection
12 cost?

13 MR. KOLBE: It's \$200. And the building
14 inspector will go out and tell you what is going to
15 have to be done, bottom line, to rehab the house to be
16 occupied and, of those items, what's going to require
17 permits. Again, your buyer will know very well what
18 he's getting himself into.

19 MR. EDWARDS: Yeah, he knows.

20 MR. KOLBE: But, again, without that
21 affidavit, he could -- or the -- yeah, sworn affidavit
22 and notarized, the sale is not legal.

23 MR. STEWART: He's telling you that to
24 protect yourself.

25 THE CHAIRPERSON: Yeah.

1 MR. EDWARDS: Thank you. I appreciate it.

2 MR. TISEO: I'll make the motion to table
3 this until the next meeting so that they have enough
4 time to call in for a Property Maintenance Inspection.

5 MR. STEWART: I'll second it.

6 THE CHAIRPERSON: Well, he's actually -- they
7 want to have it done before the new buyer.

8 MR. TISEO: Yeah, but he wanted him
9 to have --

10 MR. STEWART: Yeah.

11 MR. TISEO: -- the Property Maintenance
12 Inspection done.

13 THE CHAIRPERSON: What, we want to have that
14 done within two weeks or something maybe?

15 MR. BOLEK: Thirty days.

16 MR. TISEO: Thirty days.

17 MR. KOLBE: Thirty days and --

18 THE CHAIRPERSON: So let's put that in there.

19 MR. TISEO: So I'll put that in there that
20 the Property Maintenance Inspection be done within 30
21 days.

22 THE CHAIRPERSON: Okay. I'll support. All
23 in favor, say "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed? Hearing none,

1 motion passes.

2 MR. EDWARDS: Thank you.

3 THE CHAIRPERSON: The next item, 752 Huron?

4 MR. BOLEK: That will need to be removed from
5 the table.

6 THE CHAIRPERSON: I make a motion to remove
7 it from the table, 752 Huron. Is there support?

8 Is there support?

9 MR. STEWART: I'll support it.

10 THE CHAIRPERSON: Okay. Kevin supports. All
11 in favor, say "Aye".

12 BOARD MEMBERS: Aye.

13 THE CHAIRPERSON: Any opposed?

14 Hearing none, go ahead.

15 MR. BOLEK: 752 West Huron Street posted 8-7
16 of '14. This was a vacant, dilapidated structure, the
17 siding's dilapidated, interior's destroyed, there's
18 overgrown, debris, unkempt, there's some blocks
19 settling and cracking of the exterior wall, concrete
20 wall. There was work going on without permits. The
21 gas meter's locked out, the electric meter was off at
22 one time, is now back on.

23 A Property Maintenance Inspection was
24 performed. All permits were needed. The building
25 permit was applied for on 8-19 of '14.

1 The Building Department is recommending that
2 it remain on the demolition list.

3 MR. MINOR: Okay. I'm Billy Minor. I'm the
4 owner of that property. I had a three-team inspection
5 come out and they advised me that because it was being
6 completely renovated or changed in terms of its use,
7 that I needed to get sealed architectural drawings. I
8 submitted those drawings yesterday. The reason that it
9 took so long is because the architect needed that time
10 in order to produce the drawings. I await your
11 approval of the drawings so that I can do the building
12 permits and get the work completed. I'm most anxious
13 to do this and ready to go. So that's where I am.

14 MR. TISEO: So -- but you can't confirm
15 whether or not they were submitted?

16 MR. KOLBE: They have been submitted. But,
17 again, the recommendation was prior to this submittal.
18 Again, it's amazing how much people will do when that
19 gets posted the -- you know, the next time, then
20 they've got to come before the Board.

21 MR. MINOR: Well, it's not so much that, sir,
22 that I am wasting -- I'm losing money with that sitting
23 as it is. I want to finish it. I don't need you to
24 tell me to finish it; I want to do that.

25 MR. TISEO: And do you have a renter for this

1 property?

2 MR. MINOR: I don't quite understand what
3 you're --

4 MR. TISEO: Are you going to occupy it as --

5 MR. MINOR: Yes.

6 MR. TISEO: Okay. As some kind of business?

7 MR. MINOR: Office. It will be an office.

8 MR. TISEO: Okay. Your office; you're not
9 going to have a tenant for it?

10 MR. MINOR: No, it's my office.

11 MR. STEWART: May I ask, sir, from the first
12 meeting, the drawings that you had, what were those
13 drawings that you came in the very first meeting when
14 you came in with your architect?

15 MR. MINOR: That was just a very tentative
16 drawing. It's just a rough sketch.

17 MR. STEWART: Okay.

18 MR. MINOR: And he put in all of the -- you
19 know, the requirements, in terms of the -- the
20 structure and what it needs and lighting and all of
21 that.

22 MR. STEWART: So -- and because of the -- the
23 usage, you had to get new drawings?

24 MR. MINOR: Right.

25 MR. STEWART: And you had to submit new

1 drawings for -- for your use?

2 MR. MINOR: That's correct.

3 MR. BOLEK: And he has completed that in the
4 30 days. The last meeting was only 30 days ago.

5 MR. STEWART: Right, right.

6 MR. BOLEK: Only 30 days ago. So --

7 THE CHAIRPERSON: Okay. Is that zoned
8 properly, sir, for office or is that a retail zoning?

9 MR. MINOR: Well, the last -- it was used as
10 a take-out, a restaurant.

11 THE CHAIRPERSON: Yeah.

12 MR. MINOR: So that needs to be changed, in
13 terms of --

14 MR. TISEO: Use.

15 MR. MINOR: -- usage.

16 THE CHAIRPERSON: A use.

17 MR. TISEO: The use has changed.

18 THE CHAIRPERSON: Yeah. The use group, in
19 terms of the building. But the zoning, what is it
20 zoned?

21 MR. BOLEK: I think that's what they're going
22 to -- they're going to -- with him submitting the plans
23 yesterday, they'll have to go through the process of
24 completing that.

25 THE CHAIRPERSON: Rezoned.

1 MR. BOLEK: Well, it might not be.

2 MR. KOLBE: Approval, zoning approval for
3 office.

4 MR. BOLEK: Approval because the commercial.

5 THE CHAIRPERSON: Is it a special land use?

6 MR. TISEO: But usually, if you go from a
7 restaurant, you can step down to an office.

8 MR. KOLBE: Right. I don't think that's
9 going to be an issue.

10 THE CHAIRPERSON: A general business type
11 zoning.

12 MR. BOLEK: I don't think the zoning's going
13 to be the issue.

14 MR. KOLBE: But that will also -- and I don't
15 know if it's going to require a site plan but they may
16 be looking for a site plan. Because the dumpster is
17 sufficient for an office.

18 MR. STEWART: Right. And the fact that,
19 during that last winter, that entire inside of that
20 building was a block of ice and I did convey that to
21 you.

22 MR. MINOR: That's correct.

23 MR. STEWART: It was ice.

24 MR. MINOR: So this spring, I started
25 clearing it up. And as far as the rubbish in the back,

1 I did clear that up.

2 MR. STEWART: I know.

3 MR. TISEO: So I would imagine in a couple
4 weeks you could have a permit.

5 MR. MINOR: Uh-huh.

6 MR. TISEO: How much longer after that do you
7 think before you have the work done?

8 MR. MINOR: I'll have to have the entire -- I
9 imagine about six months. I want to get it done before
10 winter comes, actually.

11 MR. BOLEK: It's not going to take six
12 months.

13 MR. TISEO: It won't take six months.

14 MR. KOLBE: Give him the three and see where
15 he's at.

16 MR. TISEO: Hmm?

17 MR. KOLBE: You could give him the three and
18 see where he's at in November.

19 MR. STEWART: So 90 days?

20 MR. TISEO: I'll make a motion that we table
21 this until the next meeting to see what kind of
22 progress is made.

23 MR. MINOR: Sounds fair enough.

24 THE CHAIRPERSON: Is that fair to you, sir?

25 MR. MINOR: That's not a problem.

1 THE CHAIRPERSON: Okay. I support that.

2 MR. STEWART: I'll second it.

3 THE CHAIRPERSON: Support. All in favor, say
4 "Aye".

5 BOARD MEMBERS: Aye.

6 THE CHAIRPERSON: Any opposed?

7 Hearing none, motion passes.

8 MR. MINOR: Okay.

9 MR. TISEO: Thank you.

10 MR. MINOR: Thank you.

11 THE CHAIRPERSON: All right. 506 Nevada.

12 MR. BOLEK: 506 Nevada Avenue posted 8-6 of
13 '14. This is a vacant, dilapidated structure, front
14 plywood was not fully secured, foundation was
15 crumbling, the windows were boarded, an abandoned truck
16 in the yard, overgrown, debris, unkempt, gas meter's
17 gone, electric meter is -- the service has been cut.

18 I recommend that it remain on the demolition
19 list. There's been no inspections, no progress to
20 maintain the structure.

21 MR. NOVAK: Good evening, Board members. How
22 are you?

23 THE CHAIRPERSON: Okay.

24 MR. NOVAK: Robert Novak. I'm an attorney.
25 I represent the owner, EHA Properties, LLC. They're a

1 Hawaiian company and the rental company is also in
2 Hawaii. He bought this as a rental a year ago and it
3 had been a rental and the tenants were destroying the
4 property. They're no longer there. He is trying to
5 make the repairs so that he can sell the property. It
6 is vacant. He just needs some time to make the
7 repairs. He learned of these proceedings back on or
8 about August 1st, just a few weeks ago. He is serious
9 about complying with your request to get the property
10 back up to code. Otherwise, he wouldn't be spending
11 good money over bad for me to be here tonight. I
12 simply ask that we table this and give him some time to
13 get into compliance with the repairs and the requests
14 that you guys want done and we can come back and,
15 hopefully, have some good news for you.

16 THE CHAIRPERSON: What do you guys think
17 about this?

18 MR. KOLBE: You do understand that part of
19 the thing is you need a Property Maintenance
20 Inspection, which you would have been requested to do?
21 After the Property Maintenance Inspection, he will have
22 to pull whatever permits are required, if the Board so
23 pleases to allow you some time.

24 MR. NOVAK: I will advise him of that, yes.

25 MR. KOLBE: So there are some steps.

1 MR. NOVAK: Of course.

2 MR. KOLBE: I don't know what the
3 requirements in Hawaii are but here we have our
4 building permits have to be done.

5 MR. NOVAK: I will explain to him the
6 procedure and I will reiterate what you just said to
7 me.

8 MR. BOLEK: This might be one of these 30
9 days to obtain the Property Maintenance Inspection and
10 obtain permits and, if that doesn't happen in 30 days,
11 it moves on.

12 There shouldn't be any reason that he can't
13 get the Property Maintenance Inspection in 30 days and
14 the permits obtained.

15 THE CHAIRPERSON: Do you want to do a date --
16 is that -- do you want to do a date certain?

17 MR. KLOPOCINSKI: September 20th.

18 THE CHAIRPERSON: Is that business working
19 days?

20 MR. TISEO: It's calendar days.

21 MR. KOLBE: It's calendar days.

22 MR. BOLEK: If he's serious about getting
23 this done, there's no reason it can't be done in this
24 time.

25 MR. STEWART: It sounds like I don't have the

1 support to have this remain on the demolition list.

2 MS. HOFMEISTER: I'm wondering what he's
3 doing with Tilden, 244 South Tilden.

4 MR. NOVAK: I have no idea.

5 MS. HOFMEISTER: Because that's in my
6 neighborhood.

7 MR. NOVAK: Okay, Mona.

8 MS. HOFMEISTER: And that's got a sticker.

9 MR. NOVAK: I have no idea. I was just
10 retained for this property.

11 MR. STEWART: He can retain an attorney but
12 he can't get the weeds and, you know, he could upkeep
13 this property. You know, I would rather him go ahead
14 and post a bond and see just how serious he is about
15 his properties. And I understand about throwing -- the
16 statement that you made about throwing good money at
17 bad money. I totally agree. And I say that, for those
18 residents that have to live with all of this in their
19 neighborhood, I wouldn't want to look out of my kitchen
20 window at this.

21 MR. NOVAK: And I understand that and I
22 appreciate where you're coming from. And he and I did
23 have a heart-to-heart and I said, "You may be thousands
24 of miles away but people are living there and have to
25 look at this."

1 MR. BOLEK: How many letters were sent on
2 violations of the house for the debris?

3 MR. NOVAK: When I spoke to him, he said the
4 first he learned of this was on August 1st of this
5 year.

6 MR. BOLEK: So, basically, he's a -- an
7 unattached owner. He's not -- not in the area to take
8 care of the structure?

9 MR. NOVAK: He did have a management company
10 he did hire to manage the property and I don't know if
11 there was a breakdown between the management company
12 and my client with regards to the notices, the
13 condition of the property; I don't know any of that.
14 He told me that the first he learned of these
15 proceedings were back on August 1st.

16 MR. STEWART: Okay. Well, I'm going to go
17 ahead and make a motion and see where it goes, that it
18 remain on the demolition list, sir.

19 MR. NOVAK: I appreciate that.

20 MR. STEWART: And I know you appreciate --

21 MR. NOVAK: I'm just simply asking --

22 MR. STEWART: I understand. I understand.

23 THE CHAIRPERSON: So is there a motion, then,
24 Kevin?

25 MR. STEWART: Yes, there is a motion for this

1 to remain on the demolition list.

2 THE CHAIRPERSON: Is there support?

3 MS. HOFMEISTER: I support.

4 THE CHAIRPERSON: Mona supports. All in
5 favor, say "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 MR. TISEO: I oppose.

9 THE CHAIRPERSON: Ben opposes. Okay. So
10 have him contact the Building Department.

11 MR. TISEO: So it's on the demo list.

12 MR. NOVAK: So it's going to remain on the
13 demo list?

14 THE CHAIRPERSON: Yes.

15 MR. NOVAK: All right.

16 MR. STEWART: And he can post a bond.

17 MR. NOVAK: And it's \$10.25 per square foot?

18 MR. KLOPOCINSKI: Of the structure.

19 MR. NOVAK: Of the structure?

20 MR. KLOPOCINSKI: Of the garage and home.

21 THE CHAIRPERSON: I'd like to take a break
22 right now, if I could.

23 MR. TISEO: Back at quarter to?

24 THE CHAIRPERSON: Yes.

25 (A recess was taken from 6:37 p.m.

1 to 6:46 p.m.)

2 THE CHAIRPERSON: All right. I would like to
3 call the meeting back to order. It's -- what time is
4 it, Kevin?

5 MR. STEWART: 6:48.

6 THE CHAIRPERSON: 6:48, August 20th, 2014.
7 Okay. So the next item is 404 Osmun.

8 MR. BOLEK: 404 Osmun posted 8-6 of '14.
9 This unit was -- had siding falling, it had been
10 rehabbed without permits, it was converted into a
11 duplex from a single-family home.

12 A Property Maintenance Inspection was
13 performed on 4-4 of '14. All -- a building permit and
14 mechanical permit were required. It's also not zoned
15 for a multi-family home, there's been no records of
16 permits or approval to convert to a multi-family.

17 And we're recommending that it remain on the
18 demolition list.

19 MR. STACEY: I'm Aaron Stacy. I came down
20 to -- the inspection came out and I came down to get a
21 permit and they gave me the runaround and I want to
22 know why. All I wanted was a permit.

23 THE CHAIRPERSON: We can't hear you, ma'am.
24 Can you come up to the microphone.

25 MS. HOLMES: Hello. My name is

1 Priscilla Holmes. I'm his niece.

2 THE CHAIRPERSON: Okay.

3 MS. HOLMES: At the time of auction, he
4 purchased this home. It was sold to him at the auction
5 as a two-family flat. After we got here, we were told
6 that it was a house. So now we're going through the
7 zoning thing where we were informed we have to go
8 rezone or redo something. And he paid for paperwork to
9 see where this house -- we've been getting the
10 runaround since at least for three months about this.

11 MR. STEWART: It was since last month.

12 MS. HOLMES: Whatever. I came back down here
13 because, when we were last here --

14 MR. STEWART: Right.

15 MS. HOLMES: -- I said he would go and get
16 the paperwork. We did that. We came down and paid for
17 what he had to do.

18 MR. STEWART: What did you pay for? I'm just
19 asking, what did you pay for?

20 MS. HOLMES: We paid for some kind of paper,
21 the original, whatever the house was supposed to be
22 before he bought it. He bought it, it was a house that
23 had been caught on fire.

24 MR. STEWART: Uh-huh.

25 MS. HOLMES: And we were trying to get -- it

1 was some kind of zone, something. He paid like --

2 MR. TISEO: Rezoning.

3 MS. HOLMES: It was a kind of paper he --

4 MR. STEWART: Okay. What did he do with it?

5 MS. HOLMES: We never got it. When we came
6 down for it, the young lady said she thought we
7 received a letter saying come get it.

8 MR. STEWART: So you paid the money?

9 MS. HOLMES: We paid someone to fill out the
10 form and we paid her.

11 MR. TISEO: Who did you buy the house from?

12 MS. HOLMES: He bought it at the County
13 auction.

14 MR. STEWART: County auction.

15 MR. TISEO: County auction?

16 MS. HOLMES: Um-hmm. And it was sold as a
17 two-family flat.

18 THE CHAIRPERSON: Did you know all the
19 conditions of the house when you bought it; you just
20 bought it sight unseen?

21 MS. HOLMES: I --

22 MR. TISEO: Well --

23 MS. HOLMES: -- don't know.

24 MR. TISEO: -- they wouldn't --

25 MS. HOLMES: He was at --

1 MR. TISEO: -- know --

2 MS. HOLMES: -- the --

3 MR. TISEO: -- about the --

4 MS. HOLMES: -- auction --

5 MR. TISEO: -- building.

6 MS. HOLMES: -- by hisself on that.

7 THE CHAIRPERSON: Well, that's due diligence
8 that needs to be done. Because you can't go into a
9 single-family home and turn it into a duplex, it's not
10 zoned --

11 MS. HOLMES: No, it --

12 THE CHAIRPERSON: -- single-family.

13 MS. HOLMES: -- was already a duplex.

14 THE CHAIRPERSON: Okay. Let me --

15 MS. HOLMES: It was a duplex sold. And when
16 we got here, you're saying it was a one-family house.

17 THE CHAIRPERSON: I didn't get all that.

18 MR. TISEO: It's zoned as a single-family but
19 it is a -- it is constructed as a duplex.

20 MS. HOLMES: Correct.

21 MR. TISEO: That's the problem.

22 MS. HOLMES: The house was sold to him and
23 they want us --

24 THE CHAIRPERSON: What was it under the
25 Assessor's records as?

1 MS. HOLMES: We understand it to be a
2 two-family flat.

3 THE CHAIRPERSON: Okay. Did you go down and
4 check the Assessor's records and see if it was
5 classified as a one-family or a two-family before you
6 purchased the house?

7 MR. STACEY: We can just leave it like it is.

8 MS. HOLMES: But I did the paperwork. I
9 didn't do anything no more than the last time we were
10 here and they said to pay for something and that's all
11 that we did.

12 MR. TISEO: When you bought it at the
13 auction, it's literally as is. So if there's any
14 defects, zoning --

15 THE CHAIRPERSON: You obtained it --

16 MR. STEWART: Actually, we're rehashing what
17 we went over at the last meeting with --

18 MS. HOLMES: But that was the problem.

19 MR. STEWART: Okay. It was my
20 understanding --

21 MS. HOLMES: We didn't do anything.

22 MR. STEWART: Okay. But it was my
23 understanding that we gave you time to go see the
24 building officials, to see what necessary
25 documents that --

1 MS. HOLMES: They want blueprints.

2 MR. STEWART: -- you would need so that you
3 could get this rezoned. Okay? That -- that's where we
4 were at and that's where we left off at the last
5 meeting; that you were supposed to get it rezoned.

6 MS. HOLMES: Correct.

7 MR. STEWART: My question is to you, do you
8 have any documentation as to what he actually paid for
9 from the -- from the City? Do you have a folder or
10 anything where you have the documents with you?

11 MS. HOLMES: She didn't give me anything,
12 just a piece of paper that's in that third shelf down
13 there to pay for. It was like --

14 MR. TISEO: As a point --

15 MS. HOLMES: It was like --

16 MR. TISEO: Excuse me. I vote that we take
17 this off the table so that we can discuss it.

18 THE CHAIRPERSON: Support. Is there --
19 everybody -- all in favor, say "Aye".

20 BOARD MEMBERS: Aye.

21 MR. TISEO: That's always a procedural issue.

22 MS. HOLMES: Correct.

23 MR. STEWART: So --

24 MS. HOLMES: Basically, they were under that
25 he changed it and he didn't.

1 MR. STEWART: Right. Okay. We got through
2 that part --

3 MS. HOLMES: Uh-huh.

4 MR. STEWART: -- at this meeting last month
5 but --

6 MS. HOLMES: Correct. The problem is now
7 nobody wants to do anything until they want him to pay
8 for somebody to come and re-blueprint it out.

9 MR. STEWART: Okay. Okay. What's the
10 problem with that?

11 MS. HOLMES: \$1,400. He doesn't have \$1,400
12 to just have an architect come and redesign something.

13 MR. STEWART: Okay. Well, you know what?

14 MS. HOLMES: And they're saying --

15 MR. STEWART: You know what? And let me say
16 this to you, you know, buyer beware out at that
17 County --

18 MS. HOFMEISTER: Yep.

19 MR. STEWART: -- buying those properties.
20 And they put the addendum on there, do your due
21 diligence and find out if you have water bills, back
22 taxes or liens or whatever.

23 MS. HOLMES: I understand that.

24 MR. STEWART: Buyer beware. So they want
25 \$1,400 from him to have an architect come in and -- and

1 do some drawings, correct?

2 MS. HOLMES: They're saying that place is not
3 a zoned place for two-family.

4 MR. STEWART: So what did they suggest --

5 MS. HOLMES: That's all they said.

6 MR. STEWART: Okay. So let me ask you this
7 question: What did they suggest to you to do?

8 MR. STACEY: They didn't suggest nothing.

9 MS. HOLMES: Nothing.

10 MR. STEWART: They didn't suggest nothing?

11 MS. HOLMES: I wasn't there. I've only been
12 dealing with the paperwork here --

13 MR. STEWART: Okay.

14 MS. HOLMES: -- since our last meeting.

15 MR. STEWART: Well, this was taken care of.

16 MS. HOLMES: And what I dealt with was that
17 they were, at first, saying he did it. This was a
18 house that had been caught on fire and whoever -- when
19 they got it at the auction, I explained to them and
20 showed them the paperwork, that the auction stated it
21 that. They want him now to do blueprints to show
22 whatever -- I don't know.

23 MR. STEWART: Okay. That's what they want,
24 then. Somebody -- the previous owner turned it into a
25 two-family and he went and spent his money and bought

1 something that he should have checked into.

2 MR. TISEO: Has the work --

3 MS. HOLMES: Oakland County, if they say it's
4 a two-family, it's a two-family. And when we get here,
5 it's supposed to have been a one house.

6 MR. TISEO: Has work been done on it since
7 you've owned the property?

8 MR. STACEY: Some. Some were getting done,
9 right.

10 MR. TISEO: Without permits?

11 MR. STACEY: No, I couldn't get no permits.

12 MS. HOLMES: Yes. The answer's yes.

13 THE CHAIRPERSON: Until you've got the zoning
14 issue figured out.

15 MR. STEWART: So you're not in agreement with
16 paying the \$1,400 to get --

17 MR. STACEY: No, I'm not.

18 MR. STEWART: Okay. Okay. Well, I mean,
19 that's your choice.

20 MR. STACEY: Well --

21 MR. STEWART: You know, that's your money.

22 THE CHAIRPERSON: I think there are other
23 options for you. Can't you just turn it -- leave it as
24 a one-family?

25 MS. HOLMES: The way the place is, you've got

1 a door here, this is their apartment, you've got
2 another door and there's another apartment up the
3 stairs. You still were involving an architect to knock
4 down the walls and make it one house.

5 MR. TISEO: If you look at the photo, it's
6 shown as double back doors.

7 THE CHAIRPERSON: Okay.

8 MR. TISEO: There's -- I'm sure there's a
9 dividing wall.

10 MS. HOLMES: Uh-huh.

11 THE CHAIRPERSON: Okay. It's a wood frame
12 building.

13 MR. TISEO: I understand that.

14 THE CHAIRPERSON: Why do you need
15 architectural plans?

16 MR. TISEO: You need some drawings, you don't
17 necessarily need an architect but you need some
18 drawings.

19 MS. HOLMES: I see. Okay.

20 THE CHAIRPERSON: A good general contractor
21 could draw you up some plans and convert that back to a
22 single-family house, then you don't have to worry about
23 it being a two-family anymore and the legal
24 nonconforming.

25 MR. TISEO: Yes. But they stated earlier

1 they didn't want to pay the \$1,400 for the drawings.

2 MR. BOLEK: No, \$1,400 to rezone it.

3 THE CHAIRPERSON: The rezoning.

4 MS. HOLMES: It's to rezone.

5 MR. STEWART: Rezone.

6 MR. TISEO: The \$1,400 for rezoning?

7 MS. HOLMES: We're not paying it.

8 THE CHAIRPERSON: And what is the possibility
9 of them spot zoning that in a single-family
10 neighborhood?

11 MR. KOLBE: That's a planning issue.

12 THE CHAIRPERSON: Come on, now. We answer
13 that question all the time. You wouldn't want them
14 folks to go out and spend 1,400 bucks and then not have
15 a snowball's chance in you know where.

16 MR. KLOPOCINSKI: It's in a residential
17 already.

18 MR. TISEO: But it's all single-family.
19 There's no precedence. Everything around it is
20 single-family. There's a very, very slim chance that
21 that could be rezoned as a duplex.

22 THE CHAIRPERSON: So your option would be to
23 turn it back to a single-family.

24 MR. TISEO: It won't get rezoned.

25 MS. HOLMES: Do you hear what he's saying?

1 MR. TISEO: It will not be rezoned as a
2 duplex.

3 MS. HOLMES: He's hard of hearing so you have
4 to talk really loud.

5 THE CHAIRPERSON: That's all right. I mean,
6 okay.

7 So, Kevin, what do you think?

8 MR. STEWART: I mean, sir, do you want to
9 leave this as a single-family; I mean what are your
10 plans?

11 MR. STACEY: Just leave it as is, as a
12 single-family.

13 MR. STEWART: Well, they're saying you can't
14 have it as a duplex.

15 MR. STACEY: Well, it don't have to be. Just
16 it is what it is, you know.

17 MR. TISEO: Okay. But it has to be changed
18 in order for it to be a single-family. You need
19 drawings and you need a construction -- reconstruct it
20 as a single-family.

21 THE CHAIRPERSON: Okay. We don't usually do
22 this but this gentleman's got a comment over here.

23 UNIDENTIFIED MALE: I just got a question
24 because it sounds like to me -- I've been in a house
25 like that where they put a wall in and a door up. All

1 he really have to do is cut a door here and it would be
2 instantly a single-family home.

3 MR. TISEO: It depends on the layout. It
4 could be that simple.

5 UNIDENTIFIED MALE: Right.

6 MR. TISEO: Or it could be more difficult.

7 UNIDENTIFIED MALE: It's an instant problem
8 fixed, put a -- cut the doorway so it's just a one --
9 open to one person -- one family.

10 THE CHAIRPERSON: All right. Thanks. Thanks
11 for the -- we'll just --

12 MR. TISEO: Do you want to table this?

13 MR. BOLEK: The first time he's been here.

14 MS. HOLMES: We really need somebody to tell
15 us how because we're stumped.

16 THE CHAIRPERSON: They're still unclear. Why
17 don't we table this.

18 MR. STEWART: We can.

19 THE CHAIRPERSON: And have him get with a
20 general contractor. I mean, how much -- well, it just
21 depends.

22 MR. TISEO: It depends on the layout. But
23 no, it can't be that expensive.

24 MR. STEWART: No.

25 THE CHAIRPERSON: It just sounds like they're

1 confused about what's --

2 MR. TISEO: Because it must have been a
3 single-family at one time so, therefore, reconvertng
4 it back can't be that difficult.

5 MR. BOLEK: It depends. I mean, if it's fire
6 damaged --

7 THE CHAIRPERSON: Oh, that's true, too.

8 MR. BOLEK: -- how damaged is it and is that
9 at a point when it was converted?

10 THE CHAIRPERSON: Probably.

11 MR. BOLEK: There was never any permits
12 pulled, so --

13 MR. TISEO: I'll make a motion that we table
14 this until our next meeting to give them an opportunity
15 to figure this out.

16 MS. HOLMES: What is it that you want done or
17 how -- really, I'm totally confused.

18 MR. TISEO: You have to work with the City.

19 MS. HOLMES: What is it that has to be done?
20 Because I'm totally --

21 MR. TISEO: It sounds like --

22 MS. HOLMES: I'm confused.

23 MR. TISEO: In my professional opinion, you
24 will not get this property rezoned as a duplex.

25 MS. HOLMES: Okay.

1 MR. TISEO: Or a waiver. That won't happen.

2 MS. HOLMES: Okay.

3 THE CHAIRPERSON: Don't waste the \$1,400.

4 MS. HOLMES: So, therefore, what do I need to
5 do?

6 MR. TISEO: So, therefore, you need to go in
7 there and rework the house so that it becomes a
8 single-family home again.

9 THE CHAIRPERSON: What, you got to pull
10 permits?

11 MR. KLOPOCINSKI: Building and mechanical.

12 MR. BOLEK: Now he's changing it. It's going
13 to be all --

14 MR. TISEO: It's going to be all. It's going
15 to be building, mechanical, electric and plumbing.

16 MR. STEWART: Everything.

17 MR. TISEO: Everything. Because you're
18 converting it.

19 THE CHAIRPERSON: Will you let them do that
20 as long as you get a notarized letter from them,
21 stating they're going to convert it back to a
22 conforming home?

23 MS. HOLMES: I have a question.

24 THE CHAIRPERSON: Just a second. Let me get
25 an answer.

1 MS. HOLMES: Okay.

2 MR. KOLBE: I don't see a problem about that.
3 But again, I'm not a building official.

4 MR. TISEO: Do you guys require any drawings
5 to do that?

6 MR. KOLBE: Yeah. That's going to be the
7 caveat that I was going to say. They're going to want
8 some sort of a sketch as to what walls they're taking
9 out, what -- if they're opening a doorway --

10 MR. TISEO: Sure.

11 MR. KOLBE: -- headers, you know, what's
12 going on.

13 MR. BOLEK: The concern with the Building
14 Department is if it was reconstructed from a fire, what
15 structural members were installed --

16 MR. TISEO: Right.

17 MR. BOLEK: -- that need to stay? What
18 structural members can be removed? What's going to
19 have to be opened up to be able to determine how you're
20 going to convert this without causing --

21 MR. TISEO: Did you work on the house after
22 the fire?

23 MR. STACEY: Did I work on it? No.

24 MR. TISEO: Or somebody.

25 MR. STACEY: But it has been some work done.

1 MR. TISEO: Pardon?

2 MR. STACEY: I didn't do any work on it but
3 it has been some work done on it.

4 MR. TISEO: Under your ownership?

5 MR. STACEY: Pardon?

6 MR. TISEO: Under your ownership, has work
7 been done on the house?

8 MR. STACEY: No.

9 THE CHAIRPERSON: No, he hasn't.

10 MR. TISEO: So we don't know.

11 MR. BOLEK: I --

12 MR. TISEO: You're right, a builder can go in
13 there and you can look at that and you can figure out
14 what's bearing and what's not load-bearing. It's not
15 that complicated.

16 THE CHAIRPERSON: Do you have a -- a good
17 builder that you could get involved?

18 MS. HOLMES: Do you have a builder -- do you
19 know anybody with contractor skills that could do --

20 THE CHAIRPERSON: Contractor.

21 MS. HOLMES: Do you know anybody that works
22 on houses or that's a contractor that can come in there
23 and give them just a general layout?

24 MR. STACEY: I think so.

25 MS. HOLMES: That, if they did that, you

1 could show what needs to be changed?

2 MR. STACEY: Right, I think so.

3 MS. HOLMES: Do you want to tell them?

4 MR. STACEY: No, you can go ahead and tell
5 them.

6 MS. HOLMES: Okay. He said he thinks he
7 knows someone.

8 THE CHAIRPERSON: He does have somebody?

9 MR. TISEO: I'll make a motion --

10 MS. HOLMES: At first they were saying they
11 wanted -- but if you're willing to accept someone he
12 knows that's in a position, then we can deal with this
13 and that. What is it you need, just a blueprint laid
14 out or a drawing?

15 MR. BOLEK: Well, I think you directly need
16 to go and sit down with Mike and find out what exactly
17 he's going to want before they go and do something --

18 MR. TISEO: Yeah.

19 MR. BOLEK: -- and then it's not what Mike
20 wants.

21 MR. TISEO: Right. I vote that we table this
22 until the next meeting.

23 MS. HOLMES: Who is Mike?

24 MR. KOLBE: Yes.

25 MR. BOLEK: Mike is the building official

1 downstairs in the Building Department. You need to sit
2 down and schedule a meeting with him and find out what
3 he needs you to do so we can move forward with this.

4 MR. TISEO: Is there a second?

5 MR. STEWART: I'll second it.

6 THE CHAIRPERSON: Your motion is?

7 MR. TISEO: That we table this until our next
8 meeting. This will give them enough time. By then,
9 there should be a clear path worked out. If not, then
10 it goes on the demolition list.

11 THE CHAIRPERSON: Okay. All right. Kevin
12 supports. All in favor, say "Aye".

13 BOARD MEMBERS: Aye.

14 THE CHAIRPERSON: Any opposed?

15 Hearing none, motion passes.

16 MR. KOLBE: Call before you come on Monday
17 because memory serves -- and it fails me quite a bit --
18 Mike is on vacation on Monday. So --

19 MS. HOLMES: Oh, okay. So --

20 MR. KOLBE: And he may be here but call to
21 set up an appointment to make sure.

22 Is he off?

23 MS. HOLMES: Okay. If he is on vacation,
24 then --

25 MR. KLOPOCINSKI: Tuesday would be best.

1 MR. KOLBE: Yeah. Tuesday would be best,
2 yeah.

3 MS. HOLMES: Tuesday?

4 MR. KLOPOCINSKI: And call prior to coming.

5 MS. HOLMES: Okay, no problem.

6 MR. KLOPOCINSKI: Unless you're coming first
7 thing in the morning.

8 MS. HOLMES: Oh, it will be early in the
9 morning.

10 MR. KLOPOCINSKI: Okay.

11 MS. HOLMES: Because I have to be to work.

12 THE CHAIRPERSON: Thanks for helping your
13 uncle out.

14 MS. HOLMES: That's my uncle pops. I got to.

15 THE CHAIRPERSON: Pardon?

16 MS. HOLMES: I said that's my uncle pops. I
17 got to. Okay. He'll be here Tuesday.

18 THE CHAIRPERSON: Tuesday.

19 THE CHAIRPERSON: All right. 195 Fisher.

20 MR. BOLEK: Needs to come off the table.

21 THE CHAIRPERSON: Okay. Motion to bring
22 195 Fisher -- is there support?

23 MR. STEWART: I'll support.

24 THE CHAIRPERSON: Kevin supports. All in
25 favor, say "Aye".

1 MR. TISEO: I'll second it, then there's
2 support.

3 THE CHAIRPERSON: Okay, Ben seconded it, too.
4 All in favor, say "Aye".

5 BOARD MEMBERS: Aye.

6 THE CHAIRPERSON: Any opposed?

7 Hearing none, motions passes.

8 Go ahead, Rick.

9 MR. BOLEK: 195 Fisher posted 8-6 of '14.

10 This was a vacant structure, it was open to trespass,
11 open to the elements in the windows, interior was
12 trashed, siding being stripped, the roof being soffits
13 and fascias were rotted, debris, animals were burrowing
14 under the foundation, open to trespass, unkempt,
15 foundation is being pushed in on one side.

16 A Property Maintenance Inspection was
17 performed on 8-20 of '13. All permits were required.
18 All permits were obtained on January 10th of '14. No
19 inspections have been performed. There was a request
20 made yesterday to extend those permits. And I believe
21 that's -- they're probably waiting until this meeting
22 is over to determine whether or not they're going to do
23 that.

24 The recommendation, at this point, from the
25 Building Department is to remain on the demolition

1 list. This is the seventh -- sixth time before the
2 Board.

3 THE CHAIRPERSON: Okay. Thank you.

4 MS. MONROE: Hi, I'm Kelli. I'm the owner.
5 Since we had bought that house in the beginning -- or
6 the end of last year or the beginning of this year,
7 we've had new service to the electrical, all new
8 plumbing, new furnace, the foundation work has been
9 completed, new stairs have been put in, lots of
10 patching and painting, stripped all the old siding and
11 that's being prepped for new siding.

12 Our permits expired on July 20th and we, like
13 you said, have put in for them to be renewed. After we
14 hopefully get the permits, all that really has to be
15 left is we have to run new drain lines in the kitchen,
16 put the kitchen cabinets in, finish the -- or put the
17 finished fixtures in the bathroom, then tile the
18 bathroom and do the flooring and it should be --

19 MR. TISEO: Have inspections been conducted?

20 MS. MONROE: No, we're waiting on the
21 rough -- on the rough inspections. But the permits
22 were expired.

23 THE CHAIRPERSON: When are you going to
24 paint?

25 MR. BOLEK: There's a -- there's a process

1 missing here.

2 MR. TISEO: Yes.

3 MR. BOLEK: You're almost talking about
4 finish stuff --

5 MR. TISEO: Right.

6 MR. BOLEK: -- and there was never any rough
7 inspections done when they were supposed to be.

8 MS. MONROE: Those were all done when we had
9 the permits and nothing's been done since July 20th and
10 we're waiting on the permits.

11 MR. TISEO: Wait a minute. I didn't
12 understand that.

13 MR. BOLEK: That doesn't make sense.

14 THE CHAIRPERSON: You think you had your
15 inspections done on the trades?

16 MS. MONROE: (Nods head.)

17 MR. KOLBE: When?

18 MS. MONROE: I don't have a date on any of
19 this. It just says that I do know that my permits were
20 expired on July 20th.

21 MR. TISEO: Yeah, that's the day they
22 expired. But were there inspections done for rough
23 mechanical, electrical, plumbing and building?

24 MS. MONROE: We were getting ready for the
25 rough inspections, all the permits -- for all the

1 permits when they were expired.

2 MR. STEWART: Is this your first time ever
3 attending one of these meetings?

4 MS. MONROE: Yeah, this is my first time.

5 MR. STEWART: It is. I know I've never seen
6 you before.

7 MR. BOLEK: Yeah, Mr. Bowen has always been
8 here previously.

9 MR. STEWART: Who is that?

10 MR. BOLEK: Mr. Bowen is with Schafer
11 Development.

12 MR. STEWART: Oh, yeah, yeah.

13 THE CHAIRPERSON: This isn't the homeowner?

14 MR. KLOPOCINSKI: She is the homeowner.

15 MR. BOLEK: This is a hands-up program where
16 Schafer is helping these people to get into these
17 homes.

18 MR. STEWART: Okay. Why is he not here?

19 MR. KLOPOCINSKI: Because he doesn't own the
20 property.

21 MR. STEWART: So he sold her this property?
22 He sold you this property?

23 MS. MONROE: Right.

24 THE CHAIRPERSON: So how long before you can
25 get it all done?

1 MS. MONROE: We're expecting within 60 days
2 or less.

3 MR. TISEO: So you need to get your permits
4 extended.

5 MR. BOLEK: Rough inspections.

6 MR. TISEO: Call for your rough inspections,
7 complete the work, call for your finish and then get
8 your final.

9 MS. MONROE: Correct.

10 MR. STEWART: What are your intentions with
11 this house, ma'am?

12 MS. MONROE: Well, that was my -- like, my
13 intention was to live there. I'm renting a house,
14 also, through --

15 MR. TISEO: Is it still your intention to
16 live there?

17 MS. MONROE: Yeah.

18 MR. STEWART: You said you're what, renting
19 where?

20 MS. MONROE: I'm renting a house from the
21 same --

22 MR. STEWART: Like a rent-to-buy situation
23 with this company?

24 MS. MONROE: Well, that one -- no, I don't
25 want to own the one I'm renting now, I'm just renting a

1 separate home but with intention to move into
2 195 Fisher.

3 MR. BOLEK: I think Mr. Bowen is providing
4 her a place to rent while they're rehabbing this one.

5 MR. STEWART: Uh-huh.

6 THE CHAIRPERSON: Why does it take so long?
7 This is an LLC that supposedly has the --

8 MR. TISEO: How long ago did you buy it?
9 Maybe that may answer some of the questions.

10 MR. KOLBE: January 10th of 2014.

11 MR. BOLEK: Yeah, she had to purchase it in
12 January; that was the only way. Because otherwise, the
13 way that Bowen is working this is that he doesn't have
14 to pull the permits or doesn't have to have the
15 contractor pulling them because he's putting a
16 homeowner in place.

17 MR. STEWART: But she's here holding the bag.

18 THE CHAIRPERSON: Yeah. We got to stop that.

19 MR. STEWART: I told you, this guy --

20 MR. TISEO: I'll make a motion that we table
21 this until our next meeting. Hopefully, you'll be done
22 by then. Please work with the City to understand the
23 proper procedure. It looks like you're making progress
24 on the house. I hate to see all that go down for
25 nothing.

1 Is there a second?

2 THE CHAIRPERSON: Is there support?

3 MR. STEWART: I'll second it.

4 THE CHAIRPERSON: Okay. All in favor, say
5 "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 Hearing none, motions pass. We'll see you
9 November 19th.

10 MS. MONROE: Thank you.

11 MR. TISEO: Or hopefully we won't see you
12 because it will be done.

13 MS. MONROE: Yeah. Then I won't be here.
14 Thank you.

15 THE CHAIRPERSON: Okay. The next item.

16 MR. BOLEK: This one needs to come off the
17 table, also.

18 THE CHAIRPERSON: I make a motion to bring
19 off -- what is the address?

20 MR. BOLEK: 53 Florence.

21 THE CHAIRPERSON: 53 Florence. Is there
22 support?

23 MR. TISEO: I'll support.

24 THE CHAIRPERSON: Ben supports. All in
25 favor, say "Aye".

1 BOARD MEMBERS: Aye.

2 THE CHAIRPERSON: Any opposed?

3 Hearing none, motion passes.

4 Go ahead, Rick.

5 MR. BOLEK: 53 Florence posted 8-6 of '14.

6 This was a vacant structure, front door was open to
7 trespass, windows and roof were open to the elements,
8 siding was being stripped, the roof was rotting,
9 overgrown, debris, unkempt, animals were undermining
10 the foundation, broken windows, all the metals were
11 stripped out, gas meter was gone, electric meter was
12 locked out. Now the electric meter appears to be
13 broken open and jumped. DTE was called. Water was
14 running in the basement. United Water was called to
15 shut that off.

16 There was -- there's not been any
17 inspections, no permits, no gas, no water, to the best
18 of our knowledge because those were called to be -- to
19 be cut off. There's been a stop work order and a
20 hazardous building placard installed on the building.
21 No one has still come to the Department and made any
22 applications or procedures to obtain those permits.

23 We're recommending that it remain on the
24 demolition list.

25 THE CHAIRPERSON: How many times have we had

1 this?

2 MR. BOLEK: This is the second time --

3 MR. KLOPOCINSKI: Second time.

4 MR. BOLEK: -- in front of us.

5 MR. TISEO: In front of us?

6 MR. BOLEK: Correct.

7 MR. TISEO: I'd like to hear from the --

8 MR. HENDERSON: Christopher Henderson.

9 MR. TISEO: You're the owner?

10 MR. HENDERSON: Yes, sir. And you said no
11 inspection was done. I have -- I have the inspection.
12 I had an inspection done by -- I don't know the guy's
13 name. I have the receipt at home. I didn't bring it
14 with me today.

15 MR. TISEO: Which inspection?

16 MR. BOLEK: Actually, I do remember that.

17 MR. TISEO: Okay.

18 MR. BOLEK: Mike did the Property Maintenance
19 Inspection like toward the end of last week, I think it
20 was just completed.

21 MR. HENDERSON: It wasn't last week, it was
22 longer than that.

23 MR. BOLEK: It wasn't very long ago because I
24 remember Mike talking about it.

25 MR. TISEO: Did they give you the actual list

1 on the inspection?

2 MR. HENDERSON: Not yet. He told me to come
3 get it. Like I say, I've been working seven days a
4 week, 14 hours a day, mandatory.

5 MR. TISEO: Well, that still leaves you ten
6 hours a day.

7 MR. HENDERSON: Hmm?

8 MR. TISEO: That still leaves you ten hours a
9 day.

10 MR. HENDERSON: Yeah, I know. Plus I got
11 three kids so that -- I don't have much time.

12 MR. TISEO: You probably waste it sleeping or
13 something.

14 MR. HENDERSON: Yeah, I guess so.

15 MR. TISEO: And you've got a handle on what
16 you -- have you looked at the list and feel you could
17 accomplish this?

18 MR. BOLEK: The issue that I have here is the
19 jumped meters, the United -- you know, United Water,
20 you got the water turned on. There's people living in
21 this house.

22 MR. TISEO: Is there people living in this
23 house?

24 MR. HENDERSON: No. My understanding it was
25 a squatter. Ain't nobody -- nobody staying there.

1 MR. TISEO: Okay.

2 MR. HENDERSON: No.

3 THE CHAIRPERSON: You're not drawing rent?

4 MR. HENDERSON: Yeah, I took care of that.

5 MR. TISEO: I'll make a motion that we table
6 this until our next meeting, and give him an
7 opportunity to get this thing --

8 MR. HENDERSON: To get going on our steps,
9 yes.

10 MR. BOLEK: I think, also, one of the other
11 issues, if I recall from our last meeting, this is a
12 multi-family structure and I think, at the last
13 meeting, he said something about wanting to convert it
14 back to a single-family home.

15 MR. HENDERSON: No. I said I'm moving in
16 there. I didn't talk about converting it at all.

17 MR. KOLBE: He'll have to have a contractor
18 do that.

19 MR. BOLEK: Hmm?

20 MR. KOLBE: He'll have to have a contractor
21 do that.

22 MR. BOLEK: Yeah, if it's multi-family, then
23 you're going to have to have contractors pull the
24 permits, then. And I think that's what was brought up
25 at the last meeting and you said you're going to move

1 into it and convert it back to a single-family.

2 MR. HENDERSON: I was going to live in it.
3 If you want to call it a single-family, I'll be
4 converting it back, I guess.

5 MR. TISEO: I still have a motion to table
6 this. Can I get a support?

7 MS. HOFMEISTER: I'll support.

8 THE CHAIRPERSON: Mona supports.

9 MS. HOFMEISTER: By then, we should know
10 where he's at.

11 MR. TISEO: Pardon?

12 MS. HOFMEISTER: By then, we should know
13 where he's at on this.

14 MR. TISEO: Yeah.

15 THE CHAIRPERSON: All in favor, say "Aye".

16 BOARD MEMBERS: Aye.

17 THE CHAIRPERSON: Any opposed?

18 MR. STEWART: Opposed.

19 THE CHAIRPERSON: Kevin opposes the motion
20 but it passes. So show some progress by the time you
21 get back here.

22 MR. HENDERSON: Okay. I will.

23 THE CHAIRPERSON: All right. Thanks.

24 MR. HENDERSON: November 19th, right?

25 THE CHAIRPERSON: Yes.

1 MR. HENDERSON: Okay.

2 THE CHAIRPERSON: Okay. The next item,
3 122 Murphy.

4 MR. BOLEK: This one needs to come off the
5 table, 122 Murphy.

6 THE CHAIRPERSON: Murphy, I make a motion to
7 bring it off the table. Is there support?

8 MR. TISEO: I'll support.

9 THE CHAIRPERSON: Ben supports. All in
10 favor, say "Aye".

11 BOARD MEMBERS: Aye.

12 THE CHAIRPERSON: Any opposed?

13 Hearing none, motions passes.

14 Go ahead, Rick.

15 MR. BOLEK: 122 Murphy posted 8-7 of '14.

16 This was a vacant, abandoned structure, been boarded by
17 others. The garage was open to trespass, siding was
18 being stripped, rotted soffits and fascia. It was
19 overgrown, debris, unkempt, graffiti on the walls, rear
20 balcony was unsafe, gas meter was gone, electric
21 meter's gone. The electric drip -- the electric drip
22 lines had been cut. There's a new service in place
23 with no permit.

24 The Property Maintenance Inspection was
25 performed on 7-23 of '14. All permits were needed. A

1 building permit was obtained on 7-25 of '14. The
2 recommendation that's wrote down here is to remain on
3 the demolition list if permits were not pulled.
4 However, he has obtained his -- he's begun to obtain
5 his building permits -- or his permits. He has --
6 since this was done, he has mowed the property and
7 cleaned some stuff up. We just need to hear from the
8 owner here and see what his intention is.

9 THE CHAIRPERSON: Okay.

10 MR. TISEO: Go ahead, sir.

11 MR. HUNT: Hi. I'm Roger Hunt.

12 MR. TISEO: The owner?

13 MR. HUNT: Yeah, I'm -- excuse me?

14 MR. TISEO: You're the owner?

15 MR. HUNT: Yes.

16 MR. TISEO: So what --

17 MR. HUNT: I had, on --

18 THE CHAIRPERSON: Go ahead.

19 MR. HUNT: Oh. I had all the building
20 permits pulled, a team inspection's been done and I
21 should have all the other permits pulled in the next
22 two weeks for sure and -- and -- yeah, I had all the
23 grass cut and all the trees.

24 MR. TISEO: Which permits were pulled?

25 MR. BOLEK: The building permit.

1 MR. TISEO: Building.

2 MR. BOLEK: At the meeting, at the last
3 meeting, the July meeting, he was given 30 days. I
4 recall this now. He was given 30 days to get his
5 Property Maintenance Inspection done and his permit
6 pulled and he has accomplished that.

7 MR. TISEO: Okay. That's good.

8 THE CHAIRPERSON: It looks like a pretty nice
9 house across the street.

10 MR. STEWART: Did somebody break in on you?

11 MR. HUNT: Excuse me?

12 MR. STEWART: Did somebody break in?

13 MR. HUNT: Yes.

14 MR. STEWART: Yeah, I noticed the door was
15 open, light was on when we drove by one morning.

16 MR. HUNT: When was that?

17 MR. STEWART: It's been a few weeks ago.

18 MR. HUNT: It was probably -- probably my
19 father had somebody working on my house but --

20 MR. STEWART: Oh, okay, okay.

21 MR. TISEO: Do you need to pull mechanical,
22 electrical and plumbing permits as well?

23 MR. HUNT: Yes.

24 MR. TISEO: When do you expect to do that?

25 MR. HUNT: In the next two weeks.

1 THE CHAIRPERSON: So we'll make a motion to
2 postpone until the 19th.

3 MR. STEWART: Okay. I'll second this.

4 THE CHAIRPERSON: All in favor, say "Aye".

5 BOARD MEMBERS: Aye.

6 THE CHAIRPERSON: Any opposed?

7 Hearing none, motion passes.

8 MR. HUNT: Thank you.

9 THE CHAIRPERSON: Okay. Next.

10 MR. BOLEK: This property at 43 North
11 Francis, this needs to be removed from the table.

12 THE CHAIRPERSON: Okay. I make a motion to
13 remove 43 North Francis from the table. Is there
14 support?

15 MR. STEWART: I'll support it.

16 THE CHAIRPERSON: Kevin supports. All in
17 favor, say "Aye".

18 BOARD MEMBERS: Aye.

19 THE CHAIRPERSON: Any opposed?

20 Hearing none, go ahead, Rick.

21 MR. BOLEK: 43 North Francis posted 8-6 of
22 '14. This was a vacant structure with broken windows,
23 the chimney was crumbling, overgrown, debris, unkempt,
24 gas meter was locked out, the electric meter was gone
25 and jumped. DTE was called.

1 A Property Maintenance Inspection was
2 performed on 5-16 of '14. All permits were required.
3 There was a -- as I understand, a misunderstanding on
4 the plumbing permit. He intends on pulling that. The
5 recommendation is postponement until the November
6 meeting if he gets all permits pulled. Sounds like if
7 he gets his plumbing permit pulled in the next couple
8 days, he'll have this done before the end of the month.

9 THE CHAIRPERSON: Okay.

10 MR. BOLEK: I would recommend that we
11 postpone it until the November meeting and probably
12 won't see him again.

13 MR. STEWART: I'll make a recommendation that
14 we postpone this until the next meeting.

15 THE CHAIRPERSON: I'll support.

16 MR. KOLBE: Pending he gets the plumbing.

17 MR. STEWART: Yeah, pending the plumbing
18 is -- permit is pulled.

19 THE CHAIRPERSON: I support. All in favor,
20 say "Aye".

21 BOARD MEMBERS: Aye.

22 THE CHAIRPERSON: Any opposed? Hearing none,
23 motion passes.

24 MR. STEWART: Thank you.

25 MR. HUANTES: Thank you.

1 THE CHAIRPERSON: 853 Melrose.

2 MR. BOLEK: 853 Melrose posted 8-6 of '14.

3 This structure was a fire-damaged house that was
4 rehabbed without proper permits. There was an order to
5 correct the situation.

6 Part of it was done -- a Property Maintenance
7 Inspection was performed on 10-25 of 2012. All permits
8 were required. A building permit was pulled, an
9 electrical permit was pulled, plumbing and mechanical
10 were not pulled. And the building permit was only
11 pulled for roofing. There was never permits pulled for
12 any of the interior structure rehab.

13 We're recommending that this structure remain
14 on the demolition list.

15 THE CHAIRPERSON: Okay. Sir?

16 MR. BENGE: Yeah, I'm Newton Benge. I'm the
17 owner.

18 THE CHAIRPERSON: Okay. So what's your
19 position on all of this?

20 MR. BENGE: Well, I got the whole outside
21 done. I pulled permits for windows, doors, siding,
22 roof. I'm just -- I'm saving up money to get the rest
23 of the permits. I just need more time to get money
24 together.

25 THE CHAIRPERSON: Are you living in the

1 house?

2 MR. BENGE: Yes, sir. Yes.

3 THE CHAIRPERSON: Yes. Are you supposed to
4 be?

5 MR. BENGE: No.

6 THE CHAIRPERSON: You're not?

7 MR. BENGE: I'm not supposed to, no.

8 THE CHAIRPERSON: What's the inside look
9 like?

10 MR. BENGE: It's -- I totally gutted it and
11 redid it all. But I still need to finish up my
12 circuits and then I'm off to drywall.

13 THE CHAIRPERSON: How many people live in the
14 house?

15 MR. BENGE: Just me.

16 THE CHAIRPERSON: Do you stay there all the
17 time or just from time to time?

18 MR. BENGE: All the time when I'm not at
19 work. I'm just waiting for money to get -- to finish
20 the project. I figure I need about a year.

21 MR. STEWART: But they're asking you to pull
22 permits, sir.

23 MR. BENGE: Yeah, I pulled the permits for
24 everything I've done.

25 MR. BOLEK: That's not correct. There's

1 no -- been no permit pulled for the interior
2 renovation.

3 MR. BENGE: Well, I haven't did nothing. I
4 did the demo.

5 THE CHAIRPERSON: It's gutted, so --

6 MR. BENGE: Yeah.

7 MR. STEWART: Have you allowed them in?

8 MR. BENGE: They can come and look anytime.

9 MR. STEWART: No. I'm saying, have you
10 allowed them in?

11 What's the relationship here?

12 THE CHAIRPERSON: They said they had a
13 Property Maintenance but it sounds like there's some
14 more stuff going on.

15 MR. BOLEK: We had an issue. You'll see on
16 some of the pictures, there's an extension on the front
17 of the house, an overhang.

18 MR. BENGE: Yeah, I --

19 MR. BOLEK: And that was installed without
20 proper permits and was improperly installed and we did
21 end up getting him to take that off because of the --
22 it violated some zoning and the --

23 THE CHAIRPERSON: Setback requirements.

24 MR. BOLEK: -- setbacks. And it was -- the
25 posts weren't even in the ground, it was kind of

1 hazardous.

2 THE CHAIRPERSON: It looks like it was just
3 sitting on --

4 MR. KOLBE: Electrical through the roof.

5 MR. BENGE: I removed all that.

6 THE CHAIRPERSON: You did, it looks like.

7 MR. BOLEK: Well, there was issue with the
8 back overhang. He also put one on the back.

9 MR. BENGE: I took that off, too.

10 MR. BOLEK: That violates his service because
11 his service is improperly -- once he put that overhang
12 on the back, then it made the service --

13 THE CHAIRPERSON: He didn't put a riser on or
14 get it up off the roof?

15 MR. BENGE: I eliminated all that.

16 THE CHAIRPERSON: Yeah, he did. It's right
17 here.

18 MR. BOLEK: The back one's eliminated?

19 MR. BENGE: Yes, sir.

20 MR. BOLEK: I don't remember that.

21 MR. BENGE: It's the same as the front. In
22 fact, the whole outside is done. I got all my taxes
23 were paid off. I've got a lot of time and money in
24 this house. I just need -- when I started, I figured
25 it would take me three or four years to do it. That's

1 why I got the whole outside done, so it's not an
2 eyesore. Actually, it's one of the better-looking
3 houses in the neighborhood.

4 THE CHAIRPERSON: So what do you need to get
5 it all squared away with the Building Department?

6 MR. BENGE: I just got to pull the rest of
7 the permits; the mechanical, electrical.

8 THE CHAIRPERSON: Sounds like you need to get
9 an inside finish permit.

10 MR. BENGE: Right.

11 THE CHAIRPERSON: Give them the scope of
12 work.

13 MR. BOLEK: All the permits need to be -- I
14 think all the permits are expired, they need to be --

15 THE CHAIRPERSON: Re-upped?

16 MR. BOLEK: -- renewed.

17 MS. HOFMEISTER: Yep.

18 MR. BENGE: Right.

19 THE CHAIRPERSON: You probably got about
20 three or four hundred bucks in that.

21 MR. TISEO: They expired two years ago,
22 according to this, expired -- or no.

23 MR. BOLEK: No, that was a Property
24 Maintenance Inspection.

25 MR. BENGE: The permits I got were for

1 windows, doors, siding, roof.

2 THE CHAIRPERSON: You didn't get anything for
3 the inside?

4 MR. BENGE: No, I never have.

5 THE CHAIRPERSON: Are you doing any -- are
6 you doing electrical, plumbing or heating in the
7 inside?

8 MR. BENGE: I just got my service hooked up.
9 I just got to run the circuits to all the rooms.

10 THE CHAIRPERSON: So you are doing the
11 electrical?

12 MR. BENGE: Not yet. I got to get the
13 permits first.

14 THE CHAIRPERSON: But you are doing
15 electrical?

16 MR. BENGE: Yes, sir.

17 THE CHAIRPERSON: So you need an electrical
18 permit.

19 MR. BENGE: Yes, sir.

20 THE CHAIRPERSON: Are you doing the plumbing;
21 is the bathroom okay after you gutted the walls out?

22 MR. BENGE: No, I got to do the plumbing.

23 THE CHAIRPERSON: So you need a plumbing
24 permit.

25 MR. BENGE: Yes.

1 MR. TISEO: And a mechanical.

2 MR. BENGE: Mechanical, plumbing and
3 electrical.

4 MR. STEWART: Is the water on, sir, inside?

5 MR. BENGE: No, I don't have any water.

6 MR. STEWART: You don't have any water in the
7 house?

8 MR. BENGE: No. My neighbor's kind enough --
9 I pay them for water.

10 THE CHAIRPERSON: You're running a hose
11 across the street?

12 MR. BENGE: No, not across the street, right
13 from my neighbor next door.

14 THE CHAIRPERSON: Right. That's -- you can
15 poison yourself that way.

16 MR. BENGE: I don't drink the water.

17 MR. STEWART: And you've been living there
18 how long?

19 MR. BENGE: About a year.

20 MR. STEWART: You've been living there for a
21 year?

22 MR. BENGE: Yep.

23 THE CHAIRPERSON: But that isn't what you
24 get. You got to get it --

25 MR. BENGE: Yeah, I got to get it finished.

1 MR. TISEO: So you're saying it's going to
2 take a year?

3 MR. BENGE: To be realistic. Yeah, to be
4 realistic, to finish it. The outside's all done and
5 nice.

6 MR. STEWART: Whose vehicle is in the yard,
7 sir?

8 MR. BENGE: That's mine.

9 MR. STEWART: Oh, okay.

10 MR. BENGE: I cleaned everything up. It was
11 a -- it was a hoarder house that burnt down. You don't
12 even know all the work.

13 MR. STEWART: It was fire-damaged inside?

14 MR. BENGE: Yeah, yep.

15 MR. BOLEK: Now we have the issue, knowing
16 that he's living there with no water, that violates
17 the --

18 MR. STEWART: It's condemned.

19 MR. BOLEK: It's a condemned house. It's --

20 THE CHAIRPERSON: When can you -- what's
21 wrong with getting the water turned back on?

22 MR. BENGE: I got to come up with three grand
23 for a re-tapping fee, which I thought was ridiculous.
24 I've never before seen that.

25 THE CHAIRPERSON: Do they have a payment

1 plan?

2 MR. BENGE: No. They want cash money. They
3 won't even talk to me.

4 MR. STEWART: So you bought it without any
5 water in it?

6 MR. BENGE: I thought it had all the
7 utilities.

8 THE CHAIRPERSON: What about a home --
9 Oakland County and the different programs they have;
10 have you checked out any home improvement programs?

11 MR. BENGE: No, I haven't checked anything
12 out.

13 THE CHAIRPERSON: You might qualify, if you
14 don't make X amount of money, they'll loan you the
15 money on a low interest.

16 How does that work, Dan?

17 MR. KOLBE: I've never been through it.

18 MR. BENGE: Well, the whole idea is I didn't
19 want to go into debt, I wanted everything paid for,
20 which everything is paid for up to date now. I wanted
21 a paid-for house was my dream. And I knew it would
22 take me a while; that's why I finished the outside.

23 THE CHAIRPERSON: Well, what can you get done
24 by November 19th?

25 MR. BENGE: Electrical.

1 MR. TISEO: You need to get the permits.

2 THE CHAIRPERSON: You need to get the water
3 turned back on.

4 MR. BENGE: I don't know if I could do that
5 by November.

6 MR. STEWART: Sorry. I asked if he had water
7 now.

8 MR. BOLEK: Now you're creating a situation
9 where, you know, if something happens and we know it
10 and we approve it --

11 THE CHAIRPERSON: If we don't take action.

12 MR. BENGE: But I have water.

13 THE CHAIRPERSON: So don't stay in that house
14 anymore.

15 MR. BENGE: I don't have anywhere else to go.

16 THE CHAIRPERSON: Well, you're going to have
17 to find out someplace to go because we have --

18 MR. TISEO: We can't allow you to stay in
19 that house.

20 THE CHAIRPERSON: -- to give an order for you
21 to not stay in that house. But anyways, we got to move
22 forward on the rest of this. So if we can see -- I'd
23 make a motion, if we can see the permits pulled, the
24 water turned back on -- well, if he's not in the house,
25 I don't care about the water -- and the permits pulled

1 by November 14th, 2014, that we could table it if we
2 see substantial progress.

3 Is there a second or support?

4 MR. TISEO: You meant November 19th? You
5 said the 14th.

6 THE CHAIRPERSON: Yeah, 19th. I'm looking
7 right at 19th, I'm saying 14th. Okay, 19th. Excuse
8 me.

9 MR. TISEO: And what will be done -- what do
10 you expect to be done by the 19th?

11 THE CHAIRPERSON: Permits pulled for the
12 interior and --

13 MR. KOLBE: Trades.

14 THE CHAIRPERSON: Pardon me?

15 MR. KOLBE: And the trades; electrical
16 mechanical and plumbing.

17 THE CHAIRPERSON: Yeah, those pulled and
18 rough inspection.

19 MR. TISEO: And inspections.

20 MR. BENGE: Okay.

21 THE CHAIRPERSON: Okay.

22 MR. BENGE: I'll try my best.

23 THE CHAIRPERSON: Okay. Well, wait a minute.
24 That's my motion. I have to get it supported.

25 MR. TISEO: I support.

1 THE CHAIRPERSON: Ben supports. All in
2 favor, say "Aye".

3 MR. TISEO: Is there any more discussion?

4 THE CHAIRPERSON: Oh, yeah. Is there any
5 more discussion?

6 None? All in favor, say "Aye".

7 BOARD MEMBERS: Aye.

8 THE CHAIRPERSON: Any opposed?

9 Hearing none, then that's what you got, then,
10 November 19th. So -- but don't live in the house;
11 that's our order, and get your permits pulled.

12 MR. BENGE: Okay. Thank you very much.

13 THE CHAIRPERSON: Okay. Thank you. All
14 right.

15 MR. BOLEK: 103 Blaine needs to come off the
16 table.

17 MR. TISEO: I'll make a motion to move
18 103 Blaine off the -- onto the table.

19 THE CHAIRPERSON: I second it. Off the
20 table.

21 MR. TISEO: Or off the table.

22 THE CHAIRPERSON: I second. Is there
23 support -- all in favor, say "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed?

1 Hearing none, go ahead, Rick.

2 MR. BOLEK: 103 Blaine posted 8-7-14. This
3 was a vacant structure, had been boarded by the federal
4 programs. The porch was rotted, the roof was rotted,
5 shingles missing, debris, unkempt, electrical work --
6 electrical work being done with no permits, animals
7 were undermining the porch, soffits and fascia were
8 rotted, gas was locked out, the electric meter was
9 jumped. DTE was called. Service has since been
10 restored to the house.

11 A Property Maintenance Inspection was
12 performed on 4-15 of '13. All permits were required.
13 It was a total rehab. The building permit expired on
14 8-17 of '14, mechanical expired 8-6 of '14. The rough
15 plumbing inspection had been approved.

16 This is the -- this has been going on for
17 over a year and a half also so we're recommending that
18 it remain on the demolition list due to lack of
19 progress.

20 MR. TISEO: Tell us your name, please.

21 MR. MEDINA: Jorge Medina, owner.

22 MR. TISEO: Are you the homeowner?

23 MR. MEDINA: Yes.

24 MR. TISEO: Can you tell us your story,
25 please.

1 MS. PRECIADO: My name is Estrella Preciado,
2 E-S-T-R-E-L-L-A, the last name is P-R-E-C-I-A-D-O.
3 I'll help him translate.

4 MR. TISEO: Certainly.

5 MS. PRECIADO: He said for the electrical, I
6 guess he just needs, like, three things for it to pass.
7 I don't know if it's a rough inspection.

8 MR. TISEO: Is the -- is the electrical
9 expired?

10 MR. BOLEK: All the -- all the permits would
11 be in the rough stage, at this point. And all the
12 permits, at this point --

13 MR. KOLBE: Probably are going to be expired.

14 MR. BOLEK: -- are probably expired because
15 they were pulled in February.

16 MS. PRECIADO: Yeah. He said he -- he -- he
17 understands that those, the permits, are expiring --
18 are going to expire.

19 MR. TISEO: Or have expired.

20 MS. PRECIADO: Or have expired.

21 MR. TISEO: They need to be renewed.

22 MS. PRECIADO: Right.

23 MR. TISEO: He's prepared to do that?

24 MS. PRECIADO: Yes, he is. He says that
25 there is gas in the home, it's just locked out, he

1 hasn't called to --

2 MR. BOLEK: That's what they said, it was
3 locked out.

4 MR. STEWART: Ask him what is the holdup with
5 getting this property taken care of.

6 MS. PRECIADO: The money.

7 THE CHAIRPERSON: Money?

8 MR. STEWART: That would be a holdup.

9 MR. TISEO: What -- ask him what he expects
10 to be done by our next meeting, November 19th.

11 MS. PRECIADO: He says he believes 90 percent
12 of it should be done by the next meeting.

13 THE CHAIRPERSON: Can he get a hundred
14 percent done?

15 MS. PRECIADO: He'll do everything possible.

16 THE CHAIRPERSON: Okay.

17 MR. BOLEK: Is he going to live in the house?

18 MS. PRECIADO: Yes.

19 MR. BOLEK: It was -- it was -- there was no
20 work done through last winter. Is -- does he go out of
21 state during the wintertime?

22 MS. PRECIADO: Last -- he says because he
23 moved from Georgia here, and then our winter, how bad
24 it was, so --

25 THE CHAIRPERSON: He moved?

1 MR. BOLEK: He moved back to Georgia.

2 MS. PRECIADO: No, he moved in November from
3 Georgia here.

4 THE CHAIRPERSON: Okay.

5 MR. KOLBE: But he hibernated.

6 MS. PRECIADO: And then our winter wasn't too
7 good, a very bad winner.

8 MR. BOLEK: It depends on your point of view.
9 But I thought it was the best winter ever. But --

10 MR. TISEO: You're a skier?

11 MR. BOLEK: Snowmobiling.

12 THE CHAIRPERSON: You're the only person I
13 heard say that.

14 MR. TISEO: I'll make a motion that we table
15 this to our next meeting to see the progress being
16 made.

17 MS. HOFMEISTER: I'll second.

18 THE CHAIRPERSON: Mona seconds it. Any more
19 discussion?

20 MR. TISEO: Make sure that permits are
21 pulled, work is being done. We really do want to see
22 some progress by our next meeting, otherwise we'll put
23 it on the demolition list.

24 THE CHAIRPERSON: Get the exterior stuff done
25 so you don't have to deal with the winter.

1 MS. PRECIADO: Okay.

2 THE CHAIRPERSON: Okay. All in favor of this
3 motion, say "Aye".

4 BOARD MEMBERS: Aye.

5 THE CHAIRPERSON: Any opposed?

6 Hearing none, motion passes.

7 Next item.

8 MR. TISEO: Thank you.

9 MS. PRECIADO: Thank you.

10 MR. BOLEK: 228 Richard needs to come off the
11 table.

12 THE CHAIRPERSON: 228 Richard. I make a
13 motion to bring it off the table. Is there support?

14 MR. STEWART: I'll support.

15 THE CHAIRPERSON: Kevin supports. All in
16 favor, say "Aye".

17 BOARD MEMBERS: Aye.

18 THE CHAIRPERSON: Any opposed?

19 Hearing none, go ahead, Rick.

20 MR. BOLEK: 228 Richard posted 8-7 of '14.

21 This had been a vacant structure, boarded by the City,
22 it was overgrown, dumping, is not maintained, the front
23 door had been opened.

24 A Property Maintenance Inspection was
25 performed on 1-21 of '13. All permits were required.

1 At this stage, all of his rough inspections have been
2 approved and he's working towards the finishes.

3 We're recommending to postpone until the
4 November meeting. Hopefully, it will be done by then.

5 MR. SWAN: Right. I'm down to the drywall
6 and painting, to finish progress.

7 MR. TISEO: Your name, please. Your name?

8 MR. SWAN: Gary Swan.

9 MR. TISEO: Thank you.

10 MR. STEWART: I'll make a recommendation that
11 we postpone this until the next meeting.

12 THE CHAIRPERSON: I support. All in favor,
13 say "Aye".

14 BOARD MEMBERS: Aye.

15 THE CHAIRPERSON: Any opposed?

16 Hearing none, motion passes.

17 MR. SWAN: Thank you.

18 THE CHAIRPERSON: Thank you. How many times
19 have you been here, sir?

20 MR. SWAN: Too many. Too many. We bought it
21 last October and then, of course, the winter, I
22 couldn't do anything because I had no permits.

23 THE CHAIRPERSON: How many times have you
24 been here?

25 MR. BOLEK: This is the tenth time.

1 MR. SWAN: Six or seven.

2 THE CHAIRPERSON: But you did make progress?

3 MR. SWAN: Yes.

4 THE CHAIRPERSON: And --

5 MR. SWAN: There's been progress every --
6 every meeting.

7 THE CHAIRPERSON: Okay. And it sounds like
8 we're going to finish it, then?

9 MR. SWAN: Yes, I sure do hope so.

10 THE CHAIRPERSON: Okay. Thank you.

11 MR. TISEO: So do we. Thank you.

12 MR. SWAN: Thank you.

13 THE CHAIRPERSON: So it does work.

14 MS. HOFMEISTER: Yep.

15 MR. TISEO: Sometimes.

16 MR. BOLEK: Sometimes.

17 THE CHAIRPERSON: Okay. Next item.

18 MR. BOLEK: 546 Bloomfield Avenue posted 8-6
19 of '14. This is a dilapidated structure, rotted
20 fascias and soffits, all new windows installed without
21 permits, debris, crumbling porch, gas meter was locked
22 out, the electric meter was on.

23 The recommendation is to remain on the
24 demolition list, although I believe he was in last week
25 and there was some discussion on this. So I would like

1 to hear his comments before we --

2 MR. WALLS: Hello. My name is Frank Walls.
3 I purchased this home from Century 21 and, from my
4 gatherings, as you see, this is the first time that I'm
5 here and the first time that I got any information on
6 this house being in the condition. I -- dilapidated is
7 a hard word to use on this building. I live there.
8 Inside of the home is nothing wrong. The roof is fine.
9 The fascia boarding that is in question had one square
10 piece missing out of the whole piece at the back of the
11 house, which could have been repaired with -- with one
12 triangular piece of wood being replaced.

13 The porches are a problem; I'm not disputing
14 that. And they do need to be replaced. And what I'm
15 doing now is going through a couple of different
16 agencies to try to get monies to have them replaced and
17 to have the permits because I'm on Disability. And for
18 the amount that it takes to re -- to obtain the permits
19 to replace the porches and what siding that needs to be
20 taken off and put back on, I don't get enough in a
21 check in order to take care of all of that and take
22 care of the permits. But I am going -- I have been to
23 all of the agencies.

24 MR. STEWART: I have a question. When did
25 you buy it, sir?

1 MR. WALLS: I bought this house in -- three
2 years ago, November the 10th or something like that.

3 MR. STEWART: So it's been three years.

4 MR. WALLS: Well, this is the thing: What
5 happened was that, when I bought the house, it was just
6 coming into wintertime. The guy, some kind of Muslim
7 type of religion people, they did some kind of scam
8 with the house. To make a long story short, the scam
9 didn't work out. I ended up purchasing the house from
10 Century 21. I come there. He's working on the house,
11 doing stuff on the house. I'm like, "What are you
12 doing?"

13 He's like --

14 MR. STEWART: Let me ask the building
15 officials, when did you first have interaction with
16 this house?

17 MR. BOLEK: Actually, back in June. And I
18 think --

19 MR. STEWART: That's the first time?

20 MR. BOLEK: That I'm aware of. I think this
21 is one of those houses that got stuck on the list a
22 couple years ago or maybe longer that kind of hung out
23 there until it could get to, because of the other
24 ones --

25 MR. WALLS: Right.

1 MR. BOLEK: -- I'm not so sure this house --

2 MR. WALLS: I got the paperwork right here,
3 if you want to know.

4 MR. BOLEK: I'm not so sure this is one of
5 those that needs to be --

6 MR. STEWART: Right. My concern is -- and
7 I'm not counseling him. But you know, if he's saying
8 he bought this house -- was all of this work disclosed
9 that needed to be done? You know, that's my concern.

10 MR. BOLEK: Well, the --

11 MR. WALLS: No.

12 MR. STEWART: Sir, you need to maybe look
13 at --

14 MR. BOLEK: Looking at the earlier pictures,
15 I believe the side porch is actually on there and then
16 he started taking it off.

17 MR. WALLS: Yes.

18 MR. STEWART: Now, you were at the Council
19 meeting. You were at the Council meeting last
20 Thursday, explaining to the Council members that you
21 had actually started doing some work. Am I correct?

22 MR. WALLS: What I done, I took the back
23 porch off.

24 MR. STEWART: Oh, okay. Right, okay.

25 MR. WALLS: I replaced the door because they

1 kicked the door in, a new door. The people that were
2 doing the work on the house, their son kept coming back
3 doing stuff to the house.

4 MR. STEWART: Okay.

5 MR. WALLS: And I had to keep going back --

6 MR. STEWART: Okay. What about all the
7 debris here?

8 MR. WALLS: There is no debris there now.

9 MR. STEWART: All of that's gone?

10 MR. WALLS: That's been gone. I'm living in
11 the house. I been living there.

12 MR. STEWART: Right, I remember. I watched
13 the Council meeting.

14 MR. WALLS: And grass is being cut.

15 MR. TISEO: Did you get a Property
16 Maintenance Inspection?

17 MR. WALLS: No. This is what I'm getting at.
18 When I got all of this information, it was only two
19 months ago. I actually ended up missing your first
20 meeting because it blew my mind with this whole thing
21 and I didn't even read all the paper. I just came down
22 here.

23 MR. STEWART: What about the gas that's been
24 locked out?

25 MR. WALLS: There's never been any gas in the

1 house.

2 MR. STEWART: And I hate to ask, what about
3 water?

4 MR. WALLS: There's water there and there's
5 electric there. The house is run completely on
6 electric. There's an electric hot water tank in there.
7 All the lights is on electric. And there's baseboard
8 heating in the house, which is the way I bought the
9 house. In other words, there's not, like, I went and
10 took the gas out.

11 MR. STEWART: What are you suggesting?

12 MR. BOLEK: I think we get a Property
13 Maintenance Inspection. And you're probably going to
14 find that not a lot has to be done but that's going
15 to -- if it's going to get it in the process of getting
16 it off this list, then probably we can -- I can see
17 this one as being one of those that just needs to get a
18 Property Maintenance Inspection, a couple things fixed
19 and then it comes off the list.

20 MR. STEWART: Okay. So you want to table
21 this until the next meeting?

22 MR. BOLEK: I think we should table this.

23 MR. STEWART: Okay. I'll make a
24 recommendation that we table this until the next
25 meeting. And the date will be --

1 THE CHAIRPERSON: November 19th.

2 MR. WALLS: I have a question.

3 MR. STEWART: -- November 19th and he will
4 pull all permits, a Property Maintenance Inspection.

5 MR. BOLEK: Yeah, you'll pull the Property
6 Maintenance Inspection and then obtain the permits that
7 may or may not be required under that inspection to --

8 MR. WALLS: May I ask --

9 MR. TISEO: Wait a minute. We have to make a
10 motion.

11 MR. WALLS: Okay.

12 MR. TISEO: Finish the motion. Okay. I
13 second that.

14 MR. STEWART: All right.

15 MR. TISEO: Now you can talk.

16 MR. WALLS: What I'm going through now, it
17 takes -- it's not that I'm trying to get around
18 anything or go over anything or anything. All I'm
19 doing now, and I've been doing this -- and this
20 gentleman will tell you, I've been in his office and
21 into the City and everybody else. This is a paperwork
22 thing. This is not --

23 MR. TISEO: I understand.

24 MR. STEWART: Don't worry about it, sir.
25 Just stay -- continue to stay in touch with the

1 building officials. Okay?

2 MR. TISEO: And we want to see progress.

3 MR. WALLS: Well, one of the problems I had
4 is I had insurance on my house through State Farm.
5 They put my house on -- in June, they came to me in
6 June. In other words, they canceled my insurance. I
7 had to go and get Michigan Basic, which also drained a
8 whole bunch of monies that I didn't have.

9 In other words, what I'm looking for now --

10 THE CHAIRPERSON: Sir, we got a bunch of
11 stuff here that we got to get through tonight. I know
12 what you're trying to tell us but let's just make this
13 motion.

14 MR. WALLS: So are you taking my house off
15 the list --

16 THE CHAIRPERSON: We're not moving --

17 MR. WALLS: -- until I can get some things
18 done?

19 THE CHAIRPERSON: It sounds like we're not
20 going to move to put it on a demo list.

21 MR. WALLS: Okay. That's all I need to know.

22 MR. STEWART: Just stay in touch with the
23 building officials, sir. Okay? Call them tomorrow and
24 stay in touch with them. Okay?

25 MR. WALLS: Okay. And the next meeting is

1 when?

2 MR. TISEO: November 19th.

3 MR. STEWART: But you have to call them so
4 they can tell you what you need to do for the next
5 meeting so you will be in compliance. Okay?

6 MR. KLOPOCINSKI: Come on into the
7 department.

8 MR. WALLS: Okay.

9 THE CHAIRPERSON: So we got a motion, we got
10 support. All in favor of tabling until the
11 November 19th for a positive position on this property,
12 signify by saying "Aye".

13 BOARD MEMBERS: Aye.

14 THE CHAIRPERSON: Any opposed?

15 Hearing none, motion passes.

16 MR. STEWART: Thank you.

17 MR. WALLS: Thank you. Have good day.

18 THE CHAIRPERSON: 78 Hudson.

19 MR. BOLEK: 78 Hudson needs to come off the
20 table?

21 THE CHAIRPERSON: I'd make a motion to bring
22 78 Hudson off the table. Is there support?

23 MR. STEWART: I support.

24 THE CHAIRPERSON: Kevin supports. All in
25 favor, say "Aye".

1 BOARD MEMBERS: Aye.

2 THE CHAIRPERSON: Any opposed?

3 Hearing none, go ahead.

4 MR. BOLEK: 78 Hudson posted 8-7 of '14.

5 This had been a vacant structure and then rehabbed
6 without permits, had been boarded by the federal
7 programs. All the windows are covered in plastic bags,
8 upper-story windows are broken out, the roof is in
9 really bad shape, there's visible holes in the roof,
10 broken windows, the electric meter had been jumped.
11 DTE was called. That's taken care of.

12 A Property Maintenance Inspection was
13 performed on 3-18 of '14. The inspection happened on
14 5-15 of '14. He made application for his building
15 permit on 8-19 of '14, yesterday. The Property
16 Maintenance Inspection required a building permit, a
17 mechanical permit and an electrical permit.

18 The recommendation, at this point, was to
19 stay on the demolition list due to no permits being
20 pulled but that happened yesterday.

21 MR. STEWART: How many times has this been
22 before us?

23 MR. BOLEK: This is the third time in front
24 of this Board. There was three times in front of the
25 Hearing Officer.

1 MR. SHEPPARD: Say my name now?

2 MR. TISEO: Yes, please.

3 MR. SHEPPARD: Andre Sheppard.

4 MR. TISEO: I'm sorry?

5 MR. SHEPPARD: Andre Sheppard.

6 MR. TISEO: Thank you. You're the owner?

7 MR. SHEPPARD: Yes.

8 MR. TISEO: Have you got plans to pull the
9 mechanical and electrical permits?

10 MR. SHEPPARD: Yes, that was my intention. I
11 just got my school refund back and that's what I was
12 waiting for, was the money. Everything's been done
13 that Rick came in and looked at the electrical, the
14 roof, everything. The only thing that's not done is I
15 have to get some work done on the furnace; that's it.
16 I -- I -- like I say, I got the money to take care of
17 everything now.

18 MR. TISEO: So you just need some work on the
19 furnace and that will be completed?

20 MR. SHEPPARD: That's it.

21 MR. TISEO: What about the electrical?

22 MR. SHEPPARD: Electrical is done. I just
23 need to pay for the permit.

24 MR. TISEO: But you also need the permit?

25 MR. SHEPPARD: Yes.

1 MR. STEWART: What about the debris?

2 MR. SHEPPARD: There's no debris.

3 MR. STEWART: All the debris cleaned up?

4 MR. SHEPPARD: That's old pictures, yeah.

5 MR. STEWART: Okay.

6 THE CHAIRPERSON: Is there a motion?

7 MR. STEWART: He's got to do the roof, too,
8 right?

9 MS. HOFMEISTER: Yes. There's holes in the
10 roof.

11 MR. SHEPPARD: It just -- it was just
12 that one -- that one spot that had a hole that Rick was
13 talking about; that was the only spot.

14 MR. TISEO: And that's completed?

15 MR. SHEPPARD: Yes.

16 MR. BOLEK: Are you redoing the whole roof or
17 are you going to just try to fix that hole?

18 MR. SHEPPARD: Just this hole because the
19 whole roof, there's nothing wrong with the whole roof.
20 That was the only part that had a small leakage in it;
21 that was it. I know you're looking at the shingles.
22 Some of the shingles need to be redone but that's it.
23 There's still good wood under there. But the windows
24 with the plastic bags, those are, like, all old
25 pictures. That's old stuff.

1 MR. STEWART: You need a roof. You need a
2 roof.

3 MR. TISEO: It sounds like he's making
4 progress. Are you guys satisfied with that, it sounds
5 like?

6 MR. BOLEK: I'm a little concerned that -- to
7 think that -- I think to think that hole -- just fixing
8 that hole is going to fix the problem is --

9 THE CHAIRPERSON: No, that whole roof needs
10 to be replaced.

11 MR. BOLEK: It needs to be --

12 THE CHAIRPERSON: I mean --

13 MR. TISEO: Over by the dormer there?

14 MR. STEWART: Are you still living inside?

15 MR. SHEPPARD: Yes.

16 MR. BOLEK: What he may have to do to be able
17 to afford to do what he needs to do is to do it a
18 section at a time and that will be easy enough to do.

19 MR. SHEPPARD: I can have that done, as far
20 as, like you said, little by little with that. Because
21 I know a roof is like almost \$5,000 to take care of.

22 MR. BOLEK: It would be -- that roof would be
23 way more than that, way more than that.

24 MR. KOLBE: Well, his permit was for a new
25 roof.

1 MR. TISEO: Oh, it was?

2 MR. KOLBE: Yeah, miscellaneous repairs to
3 doors, plaster and some siding repairs was his -- the
4 verbiage on his application. But one of the issues the
5 building official had was his estimated cost to redo
6 all that was \$2,500 and felt that was extraordinarily
7 light.

8 MR. SHEPPARD: No, I just put an amount. I
9 didn't -- she told me to put an amount. But what the
10 label was on the other things, I didn't put the roof.

11 MR. STEWART: You bought it on a land
12 contract, too?

13 MR. SHEPPARD: My mom did at the time.

14 MR. STEWART: I remember she came with you.

15 MR. SHEPPARD: Right. When it was, like,
16 four of us staying there. But it's just me now so I
17 have to take care of all the issues.

18 MR. BOLEK: The other people are gone out of
19 the house now?

20 MR. SHEPPARD: Yes, yeah.

21 THE CHAIRPERSON: Are you living in the
22 house?

23 MR. SHEPPARD: Yes.

24 MR. TISEO: Discussion?

25 There seems to be progress.

1 MR. STEWART: So are we going to give him 30
2 days until the next meeting?

3 MR. KOLBE: He has to pull --

4 MR. BOLEK: He has to pull --

5 MR. TISEO: He has to pull his mechanical and
6 electrical.

7 MR. KOLBE: Yeah, he's got to pull all his
8 other permits. He's made application for building but
9 he still has mechanical and electrical.

10 MR. STEWART: When are you planning on
11 pulling those?

12 MR. SHEPPARD: In the next two weeks.
13 Actually, I can have that probably tomorrow.

14 MR. TISEO: How much do you think you can get
15 done by our November 19th meeting?

16 MR. SHEPPARD: A lot. Like I said, that's a
17 big roof, that's a lot of money. I could -- I could
18 try -- I'll be halfway there, if not there.

19 MR. TISEO: I make a motion that we table
20 this until the November 19th meeting.

21 MR. STEWART: I'll second it.

22 MR. BOLEK: I think, at least, make some
23 stipulation that he -- he gets the front part of the
24 roof done.

25 THE CHAIRPERSON: Yeah.

1 MR. BOLEK: Not just fix the hole. Then he's
2 going to work towards -- and then you're getting into
3 November, you're getting into the winter. But he --
4 that roof has got to be something that, over the course
5 of the next spring, working on getting -- even if he
6 does a section at a time. That roof is easy enough to
7 do a section at a time that you could do a section and
8 it could sit for a while.

9 MR. TISEO: And it is more of a, it sounds
10 like, financing.

11 MR. BOLEK: Right.

12 MR. TISEO: Not so much -- okay. I'll amend
13 the motion to include that the work be done in portions
14 at a time. And I want to see some progress by our next
15 meeting. Who was it that seconded that?

16 MR. STEWART: I second it.

17 MR. TISEO: Do you support that motion, that
18 change?

19 MR. SHEPPARD: (Nods head.)

20 THE CHAIRPERSON: Okay. All in favor, say
21 "Aye".

22 BOARD MEMBERS: Aye.

23 THE CHAIRPERSON: Any opposed? Hearing none,
24 motion passes.

25 MR. SHEPPARD: Thank you.

1 MR. KOLBE: Andre.

2 MR. SHEPPARD: Yeah?

3 MR. KOLBE: The other three left, are they
4 out of the picture; have they quitclaimed the house to
5 you?

6 MR. SHEPPARD: Yeah, I had them, you know,
7 sign a Quitclaim Deed but gone.

8 MR. KOLBE: Okay. Record that at the County.

9 MR. SHEPPARD: Okay. All right.

10 THE CHAIRPERSON: 680 Stanley.

11 MR. BOLEK: That's got to come off the table.

12 THE CHAIRPERSON: I move to take 680 Stanley
13 off the table. Is there support?

14 MR. STEWART: I'll support.

15 THE CHAIRPERSON: Kevin supports. All in
16 favor, say "Aye".

17 BOARD MEMBERS: Aye.

18 THE CHAIRPERSON: Any opposed?

19 Hearing none, motion passed.

20 Go ahead.

21 MR. BOLEK: 680 Stanley posted 8-7-14. This
22 building had been vacant and it was a fire-damaged
23 structure.

24 A Property Maintenance Inspection was
25 conducted on 11-28 of '12. All permits were required.

1 He has passed the electrical service and all the rough
2 inspections.

3 We're recommending postponement until the
4 November meeting, hopefully, to have it completed by
5 then.

6 THE CHAIRPERSON: Okay. I make a motion to
7 postpone until the November meeting.

8 MR. STEWART: I'll second that.

9 THE CHAIRPERSON: Kevin seconded it. All in
10 favor, say "Aye".

11 BOARD MEMBERS: Aye.

12 THE CHAIRPERSON: Any opposed?

13 Hearing none, motion passes.

14 Next.

15 MR. BAIR: Thank you.

16 THE CHAIRPERSON: 64 Virginia.

17 MR. BOLEK: 64 Virginia posted 8-7 of '14.

18 This was a vacant, dilapidated structure, basement
19 windows were open to trespass, windows were broken,
20 open to the elements, metals have been stripped, some
21 siding missing, overgrown, gas meter's gone, electric
22 meter's gone, no inspections.

23 We recommend that it remain on the demolition
24 list.

25 THE CHAIRPERSON: Okay.

1 MS. TAYLOR: I'm Lindsay Taylor.

2 MR. TISEO: You're the owner?

3 MS. TAYLOR: I am. And when I was here at
4 the last meeting, I was supposed to get a Property
5 Maintenance Inspection. I explained to everybody my
6 problem with the homeless men. That situation as of
7 yesterday -- well, I spoke with Mr. Meisner yesterday
8 and today before I came here and I was assured that
9 that situation was going to be under control,
10 hopefully, as we speak right now. He was waiting for
11 the Oakland County Sheriffs to get rid of them. So
12 after that, I'm ready to move forward but I wasn't
13 going to dump not one dollar into that house until
14 they're gone.

15 MR. TISEO: Refresh my memory.

16 MS. TAYLOR: I'm sorry?

17 MR. TISEO: What was -- refresh my memory.
18 You had some squatters in the house or --

19 MS. TAYLOR: Not in my house, it was in the
20 house next door.

21 MR. TISEO: Okay.

22 MS. TAYLOR: And -- in this house, I mean, it
23 shouldn't even be at this meeting, it shouldn't be on
24 the list. The reason -- it's not dilapidated, it's
25 cleaned up. I've spent a lot of money getting rid of

1 all the trash there. The yard is very well taken care
2 of.

3 MR. BOLEK: When did you purchase the house?

4 MS. TAYLOR: February.

5 MR. BOLEK: February. The designation --

6 MS. TAYLOR: Yes.

7 MR. BOLEK: -- that got it to this meeting
8 may have happened two years ago. So what people have
9 to remember is it gets -- once it starts the process,
10 it has to follow through the process all the way to the
11 end. It can't be kicked out in the middle.

12 MS. TAYLOR: But didn't --

13 MR. BOLEK: So --

14 MS. TAYLOR: But when I called --

15 MR. BOLEK: -- whether it needs to be here or
16 not is irrelevant.

17 MS. TAYLOR: When I called to ask if that
18 property was on the demolition list, then somebody
19 should have told me at the City that it was, correct?

20 MR. BOLEK: At that point in time --

21 MS. TAYLOR: It was not.

22 THE CHAIRPERSON: -- it was not. It's on
23 now. It actually went on on the June meeting. Before
24 that it was on the list to go through this process.

25 MR. HOLSWORTH: We've never even seen the

1 other Board. Like all the other houses, we went and
2 seen the Board.

3 MS. TAYLOR: No, that's what this -- the last
4 meeting was.

5 MR. STEWART: So your excuse for not doing
6 what you needed to do was because there were people
7 living next door?

8 MS. TAYLOR: Yes, there was.

9 MR. HOLSWORTH: It's registered vacant.

10 MS. TAYLOR: There were squatters at the
11 house next door.

12 MR. STEWART: So you knew that when you
13 bought it.

14 MR. HOLSWORTH: No, we didn't.

15 MS. TAYLOR: No, I didn't.

16 MR. STEWART: Okay.

17 MS. TAYLOR: No, I didn't. The house was
18 closed up, it was winter and there was nobody outside
19 hanging out. And you can get in contact with
20 Mr. Meisner himself, he --

21 MR. STEWART: I don't need to contact
22 Mr. Meisner. He has his own troubles.

23 MS. TAYLOR: Well, no. He said for me to
24 tell you that you could personally contact him and tell
25 you that I've been dealing with him.

1 And, honestly, you have had an attitude
2 problem all night.

3 MR. STEWART: Okay.

4 THE CHAIRPERSON: Excuse me.

5 MR. STEWART: It's okay. She's fine. She
6 can say what she wants. Freedom of speech.

7 MS. TAYLOR: No, he's had an attitude and a
8 horrible look on his face. If he doesn't want to be
9 here, he doesn't have to be here. There's other
10 people --

11 THE CHAIRPERSON: Okay. Ma'am, you're out of
12 order. You're both out of order. The last time you
13 were here, you made some comments --

14 MS. TAYLOR: Anyway, Mr. Meisner --

15 MR. HOLSWORTH: Me, personally?

16 THE CHAIRPERSON: Yes.

17 MR. HOLSWORTH: This is about a property, not
18 me personally, sir.

19 THE CHAIRPERSON: Yes, you did.

20 MR. HOLSWORTH: It's about a property. I
21 will sue you guys for discrimination.

22 THE CHAIRPERSON: Okay. Sir, you made a
23 comment the last time.

24 MS. TAYLOR: Anyways --

25 MR. STEWART: What is the recommendation of

1 the building officials?

2 MR. BOLEK: The Building Department recommend
3 that it remain on the demolition list.

4 MR. STEWART: Okay.

5 MR. HOLSWORTH: Under what grounds? It's
6 closed.

7 MS. TAYLOR: It's closed off. It's taken
8 care of.

9 MR. HOLSWORTH: The yard is maintained by a
10 grass company once a week, every week.

11 MS. TAYLOR: There's no trash in the yard.

12 MR. TISEO: Has this been inspected?

13 MS. TAYLOR: No, not yet.

14 MR. HOLSWORTH: We're registering it vacant.

15 MS. TAYLOR: Excuse me. The last meeting was
16 the first meeting that I even knew that it was on the
17 list.

18 MR. TISEO: So it could be?

19 MR. BOLEK: It could be. We were not inside
20 the house. I don't know what the inside looks like.
21 Some of the houses we can get into, some we can't.

22 MR. HOLSWORTH: And we have no problem paying
23 the \$200 to let you guys come see and the \$500 to have
24 it sit vacant until -- Mr. Meisner's sending an officer
25 tomorrow and getting rid of and boarding up the

1 property next door. There's 15 gentlemen staying in a
2 duplex next door, cars, women --

3 MR. BOLEK: Can it be registered as vacant --

4 MR. HOLSWORTH: -- drugs, needles --

5 MR. BOLEK: -- if it's on this list?

6 MR. HOLSWORTH: -- you name it, all over the
7 front porch.

8 MS. TAYLOR: No, it's not.

9 MR. HOLSWORTH: I love this city just as much
10 as you --

11 MR. BOLEK: I don't know if it can be
12 registered --

13 MS. TAYLOR: It's not --

14 MR. HOLSWORTH: -- to deal with all this to
15 change how this City is. My -- none of our homes look
16 nothing like even the Pontiac Silverdome looks. And I
17 deal with a roof the size of a building blowing around
18 in the wind.

19 MR. TISEO: I noticed that there's no meter
20 on this house.

21 MS. TAYLOR: No. There were squatters in
22 there, apparently, before. And DTE did have to come
23 and cut all the service and they did. I have had them
24 come back out and they restored service to --

25 MR. HOLSWORTH: The meter.

1 MS. TAYLOR: To the meter.

2 MR. TISEO: To the meter?

3 MS. TAYLOR: Yes.

4 MR. TISEO: But the meter's not active?

5 MS. TAYLOR: Not yet.

6 MR. HOLSWORTH: We're uncomfortable doing
7 that because, as soon as we do that, they're going to
8 move right on in and have a party. And so far we've --
9 we've been great on keeping them out. We boarded it up
10 so tight.

11 MR. TISEO: So you expect them to be served
12 tomorrow?

13 MS. TAYLOR: No, it's either going to
14 happen -- it was supposed to happen this morning but it
15 hadn't yet so I went and talked to him.

16 MR. HOLSWORTH: Mr. Meisner was at an
17 auction. So he got in contact with us right when he
18 got back to the office, we had a meeting with him
19 personally.

20 MS. TAYLOR: Oakland County Sheriffs is
21 meeting their company over there to take care of the
22 situation.

23 MR. HOLSWORTH: Mr. Marshal, is that his
24 name?

25 MS. TAYLOR: Marshal.

1 MR. HOLSWORTH: Deputy Marshal is actually
2 sitting on Virginia, trying to keep everything under
3 control until this takes place of moving these
4 squatters.

5 MS. TAYLOR: We had to call them there last
6 night.

7 MR. HOLSWORTH: It's just hard with the soup
8 kitchen providing breakfast, lunch and dinner four
9 doors down.

10 MR. TISEO: Let's table this. I want to see
11 if they're getting the people out of the house. If it
12 was my house, I wouldn't want to do any work on it,
13 knowing -- if there's that many people living next
14 door.

15 MR. STEWART: Has there been any discussion
16 with this house with the Building Department?

17 MR. KLOPOCINSKI: The house next door?

18 MR. STEWART: No, this house.

19 MR. TISEO: No, this one.

20 MR. STEWART: I'm not even concerned about
21 the house next door. Okay? If that's the case, I can
22 consider the house next door to everyone that's in this
23 room. Okay? I'm not concerned about what's going on
24 next door. I'm concerned about this property here
25 that's in front of me.

1 MR. KLOPOCINSKI: Have we spoke with them
2 about this?

3 MR. STEWART: Yeah. That there's been any --

4 MR. KLOPOCINSKI: Lindsey was in the
5 Department, what was it, a week and a half, two weeks
6 ago and then again on --

7 MS. TAYLOR: Just last week.

8 MR. KLOPOCINSKI: -- the other day but that
9 was more about LeGrande. But we have been in contact
10 with mostly Lindsey at the Department. She's been in
11 there two weeks ago and then again last Thursday -- or
12 Wednesday.

13 MS. TAYLOR: Like I said, I'm not trying to
14 just let it sit there and rot, it's not going to.

15 MR. HOLSWORTH: We'll pay the 500 to let it
16 sit, even if it's for one month, if that makes you guys
17 feel comfortable, to register it vacant and pull the
18 permit and we'll give you \$200 for the Property
19 Maintenance Inspection. And as soon as those guys are
20 gone and they get the message that I'll sit at the soup
21 kitchen and let them know, "I know you, Tom, I know
22 you. Please don't come back."

23 THE CHAIRPERSON: Wait a minute, sir.

24 MR. TISEO: What kind of work needs to be
25 done on this house?

1 MR. HOLSWORTH: That house has had the vanity
2 stolen out of the bathroom.

3 MS. TAYLOR: The upstairs bathroom.

4 MR. HOLSWORTH: The faucets and the head out
5 of the shower has been busted out of the fiberglass
6 surrounding. The back porch is completely missing.

7 MR. TISEO: So none of that work's happened
8 since our last meeting?

9 MR. HOLSWORTH: We haven't done nothing. We
10 got it from Mr. Meisner.

11 THE CHAIRPERSON: I don't blame them for not
12 putting stuff in. If you got to worry about the people
13 next door, I wouldn't either.

14 MR. HOLSWORTH: We have all the water tanks,
15 we have all the furnaces all ready, everything, tools.

16 MR. STEWART: Do we know that these
17 individuals living next door to this house are not
18 homeowners?

19 MS. TAYLOR: No. It's owned by Oakland
20 County.

21 MR. KLOPOCINSKI: It's Oakland County-owned
22 property.

23 MR. TISEO: And they're squatters?

24 MR. KLOPOCINSKI: Yes.

25 MS. TAYLOR: And I have been in contact with

1 him ever since I bought this property.

2 MR. TISEO: Excuse me a minute. Has -- is
3 there a history with the Sheriffs being able to
4 successfully get people out?

5 MR. KLOPOCINSKI: Of that property?

6 MR. TISEO: Of any property.

7 MR. BOLEK: The Sheriff's Department has done
8 a fabulous job in this town.

9 MR. TISEO: Okay. Then I feel comfortable --

10 MS. TAYLOR: And the Sheriff is very aware of
11 this situation. He's been trying to get them out.

12 THE CHAIRPERSON: Where -- okay. Hold on a
13 second, please. Well, you probably have a comment.
14 But where do they take these people after they move
15 them out of the houses?

16 MR. TISEO: A public right-of-way, I don't
17 know.

18 MR. HOLSWORTH: Well, I can answer that, sir,
19 actually.

20 MR. BOLEK: They'll probably move to another
21 location.

22 MR. KLOPOCINSKI: Yeah, they'll find another
23 house to squat at.

24 MS. TAYLOR: Right down the street.

25 MR. HOLSWORTH: And the problem is the

1 Sheriff's Department informed us that they can't go to
2 the shelter if they're intoxicated. So what they do is
3 eat breakfast, lunch and dinner with the Hope Center
4 there on Baldwin and then find whatever empty
5 structures is close enough around to where they're
6 eating to dwell in.

7 THE CHAIRPERSON: Really?

8 MR. HOLSWORTH: Yeah, the ones that have drug
9 and alcohol problems. I've actually witnessed some
10 horrible things, taking my son to work on Sunday, you
11 know, women working and everything else. You name it.

12 THE CHAIRPERSON: How many people do you
13 think are out there like that in Pontiac?

14 MS. HOFMEISTER: Women have worked that area
15 forever.

16 MR. BOLEK: It's the soup kitchen really
17 is --

18 MR. HOLSWORTH: Everybody --

19 MS. TAYLOR: Kevin.

20 MR. HOLSWORTH: Baldwin is our main thing to
21 our downtown. And if anybody started buying homes
22 around there, like we have, they've noticed that it's
23 like the pond in the middle of a desert.

24 MR. STEWART: Well, you knew that when you
25 bought it.

1 MR. HOLSWORTH: I just learned that,
2 actually, from this. I never really, you know, got
3 into the Baldwin area. But I'm not going to let people
4 like that stop me.

5 MR. STEWART: Can we go ahead and make a move
6 on this property so we can get to the next one? It's
7 8:00.

8 THE CHAIRPERSON: Okay. We can do it.

9 MR. TISEO: I'd like to make a motion that we
10 table this until our next meeting to see if there's
11 progress made.

12 THE CHAIRPERSON: Okay.

13 MR. HOLSWORTH: There will be.

14 MR. TISEO: Is there a second?

15 THE CHAIRPERSON: I second that. Any
16 discussion?

17 All in favor, say "Aye".

18 BOARD MEMBERS: Aye.

19 THE CHAIRPERSON: Any opposed?

20 MR. STEWART: Opposed.

21 THE CHAIRPERSON: Okay. Kevin opposes but it
22 did pass. So you're tabled until the next meeting.
23 Hopefully we can get this --

24 MS. TAYLOR: It will be done by then.

25 MR. HOLSWORTH: It will be.

1 MR. TISEO: Great. We hope so.

2 THE CHAIRPERSON: We hope so.

3 All right. Next?

4 MR. BOLEK: Next is 63 LeGrande needs to come
5 off the table.

6 THE CHAIRPERSON: Okay. 63 -- I make a
7 motion to remove 63 LeGrande off the table. Is there
8 support?

9 MS. HOFMEISTER: I'll support.

10 THE CHAIRPERSON: Mona supports. All in
11 favor, say "Aye".

12 BOARD MEMBERS: Aye.

13 THE CHAIRPERSON: Any opposed?

14 Hearing none, go ahead, Rick.

15 MR. BOLEK: 63 LeGrande posted 8-7 of '14.

16 This structure had been boarded by the federal
17 programs. There had been work going on inside without
18 permits, soffits were missing, some rotted fascias, all
19 windows had boards removed, all windows were blocked
20 from the inside.

21 A Property Maintenance Inspection was
22 performed on 4-8 of '13. And that inspection
23 determined all permits were needed. All permits were
24 pulled. No inspections had been performed until, it
25 looks like, yesterday. Electrical and rough

1 inspections was called for. The rough was approved. I
2 don't have a note on the electrical.

3 MR. KOLBE: He didn't have his results in
4 until this morning.

5 MR. BOLEK: This property has been before us
6 three times. The recommendation was if it wasn't
7 completed by this meeting, that it remain on the
8 demolition list.

9 MR. HOLSWORTH: My name's Luke Holsworth. I
10 own 63 LeGrande. I recently had -- you guys know --
11 break-in after break-in. I actually had a similar
12 thing happen with a squatter that's now been resolved,
13 he's incarcerated. I'm moving forward very fast with
14 the property. The plumber was very happy. The
15 electrician was very happy except for he would like me
16 to add a porch light on the back of the garage and on
17 the front of the garage. What else? A --

18 MS. TAYLOR: Hard wire.

19 MR. HOLSWORTH: And hard wire smoke
20 detectors, CO2, hard wire everything with the smoke
21 detectors and whatnot and -- what else? An outlet on
22 the corner of the island-type counter in the kitchen.
23 And them are -- to me, them seem like preferences but
24 I'll do that. I can live with a light on my garage.

25 Now that I have the person incarcerated,

1 everything can fly. I -- I have a brand new furnace,
2 good to go, all the plumbing's new, water tank's new.
3 I can say a lot more but I know this is televised and
4 I've learned the hard way so many times. I have no
5 problem -- I'm going to call for these roughs,
6 actually, on the building and the mechanical here in
7 the next day or two now that I have that part of the
8 neighborhood I'm going to control --

9 THE CHAIRPERSON: What about the doors and
10 stuff?

11 MR. HOLSWORTH: Oh, there's doors. I
12 actually showed Kevin. Kevin stopped by and said,
13 "Hey", one time. There's doors behind the piece of
14 wood, it's just I can't sleep at night, Man. I double
15 lock it and then I put the door back with star bit
16 screws.

17 THE CHAIRPERSON: Do you guys stay at this
18 house?

19 MR. HOLSWORTH: No. I'm there constantly
20 now, though.

21 MR. TISEO: How much time do you need after
22 the rough inspection?

23 MR. HOLSWORTH: I'll be done before the next
24 meeting.

25 MR. STEWART: Can I ask a question? From the

1 last meeting, were you guys specified to go out and go
2 inside this property? Was there -- what was -- it
3 was --

4 MR. BOLEK: At the last meeting, the Board's
5 recommendation was to move it forward in the process
6 and then it was -- it was rescinded or changed to delay
7 it until this meeting and they would have all of their
8 inspections done by then. And the inspections didn't
9 happen until just yesterday.

10 MR. HOLSWORTH: I have been in contact with
11 the Building Department. I thought I was talking to
12 Patty, I didn't realize she was out. I was speaking
13 with another woman, I'm not sure of her name. I was
14 leaving messages with her and trying to stay in contact
15 and let everyone know the situation that was taking
16 place with, you know, the whole holdup situation.

17 I'm in no way trying to dodge paying my fees,
18 doing it exactly how I'm told and everything like that.
19 It's just doing it when I'm told is the struggle. It's
20 just doing it when I'm told to do it and having it done
21 is the only struggle. I'm only a year into doing this
22 but I promise you, in another year, you won't see me.

23 MR. STEWART: Did you guys go inside this
24 property?

25 MR. BOLEK: Yeah, I was out there three times

1 and no one ever showed up.

2 MR. STEWART: What happened?

3 MR. HOLSWORTH: No one's ever, ever asked me.

4 MR. STEWART: No.

5 MS. HOFMEISTER: Nobody showed up.

6 MR. STEWART: So you went to the property to
7 do the inspection?

8 MS. TAYLOR: No, they scheduled --

9 MR. STEWART: Hold on. Let me hear him,
10 please.

11 MR. HOLSWORTH: No, hear it from somebody
12 who's right, Man.

13 MR. STEWART: Okay. Can I hear the building
14 official?

15 MR. HOLSWORTH: Go ahead.

16 MR. STEWART: You said what now, sir?

17 MR. BOLEK: Once an inspection was called but
18 nobody could show up because there was some issues with
19 sick kids or I -- there was some reason each time that
20 we were supposed to go out there.

21 MR. STEWART: How many times?

22 MR. BOLEK: It was three times.

23 MR. HOLSWORTH: That's a different property,
24 sir. I've never called one time for a rough and that
25 was the whole issue. I felt like why am I in a hurry

1 because I'm paying to extend my permits every 90 days.
2 I'm just lollygagging around and everybody's getting
3 mad at me and I just don't see it. It's all about
4 principal at this point because I feel like I'm being
5 rushed. It's not open, it's not dangerous. It's right
6 by a school so I keep it cut. I keep it safe. I keep
7 it lit. All the neighbors know me.

8 MR. STEWART: So why wouldn't you meet with
9 the building officials?

10 MS. TAYLOR: They scheduled that themselves.

11 MR. HOLSWORTH: They scheduled that, sir. If
12 we did, I would have showed up. This is all I do for a
13 living, right here in Pontiac. I'm not going anywhere.

14 MS. TAYLOR: And I spoke with Mike about
15 that, too, when I was here last week.

16 MR. STEWART: What, about not meeting them?

17 MS. TAYLOR: No, he scheduled an inspection.

18 MR. HOLSWORTH: No, he scheduled a Property
19 Maintenance Inspection when we gave him \$200 to extend
20 the permits. So it was a paperwork --

21 MR. STEWART: Okay. He wanted to get inside,
22 then.

23 MR. HOLSWORTH: It was a paperwork issue. We
24 didn't pay for a Property Maintenance Inspection. So
25 actually, Kevin just stopped by unannounced.

1 MR. STEWART: Popcorn visit, hmm?

2 MR. HOLSWORTH: He did pop up and he did see
3 me and say, "Hey, Luke, I was making sure it was you
4 and nobody breaking in your house." He's a great guy,
5 Man.

6 MR. STEWART: Okay. But the issue is they
7 needed to get inside.

8 MS. TAYLOR: But we have to -- we had
9 inspections.

10 MR. HOLSWORTH: Yeah, we've had our
11 inspections. We already got a Property Maintenance
12 Inspection. He did not take pictures, Mona. He didn't
13 take pictures, Tom didn't. If he would have --

14 MR. STEWART: What are you recommending?

15 MR. HOLSWORTH: Kevin knows I'm a great guy.

16 MS. HOFMEISTER: I remember the last time you
17 were here and you weren't such a great guy.

18 MR. HOLSWORTH: No. But my house is a great
19 house.

20 MS. HOFMEISTER: You were rude, you were
21 nasty, you were offensive to the Board up here --

22 MR. HOLSWORTH: Sometimes fire fights fire.

23 MS. HOFMEISTER: -- and the staff.

24 MR. HOLSWORTH: And I apologize. It's hard
25 to be water when there's so much fire around me. I'm

1 really trying to do right by my City. And, while
2 driving my kids to Oxford for a decent school district
3 and while having to go to a Kroger out of our City
4 limits --

5 MS. HOFMEISTER: Please, stop.

6 MR. HOLSWORTH: -- I mean, I'm doing
7 everything I can to stay in this community and help
8 out. And it seems like, you know --

9 MR. STEWART: What are you recommending, sir?
10 So we can get this --

11 THE CHAIRPERSON: We got to make some type of
12 action.

13 MR. STEWART: They have tried. They have
14 tried. The building officials have tried to meet with
15 you on three occasions.

16 MR. HOLSWORTH: No, they did not.

17 MS. TAYLOR: Anyways, bottom line, we can
18 have it --

19 MR. STEWART: No, it's not the bottom line.

20 MR. HOLSWORTH: Bottom line --

21 MR. STEWART: I'm not done talking.

22 MR. HOLSWORTH: I want to have this done by
23 next --

24 MR. STEWART: No, it's not the bottom line.
25 Now you're going to have to listen to me.

1 MR. HOLSWORTH: I don't have to listen to
2 you.

3 MR. STEWART: Okay. No, you don't.

4 MS. HOFMEISTER: You know what? I'm going to
5 rescind that vote to not condemn your house.

6 MR. HOLSWORTH: Thank you. Thank you.

7 MS. HOFMEISTER: If I had to do it over
8 again, I wouldn't. That's just how I feel.

9 MR. HOLSWORTH: I'm very passionate about --

10 MR. TISEO: Permits were issued. Permits
11 were pulled so --

12 MR. BOLEK: Over a year ago.

13 MR. TISEO: Over a year ago. Sixteen months.

14 MR. BOLEK: The plumb -- the rough plumbing
15 passed, the electrical, I would be surprised if that --
16 so there's probably a few things. And Paul is --

17 MR. HOLSWORTH: There was five things.

18 MR. BOLEK: Still got to have the heating
19 rough and there's not been a building rough yet.

20 MR. TISEO: So we still have HVAC inspection,
21 right?

22 MR. BOLEK: I guess if the gentleman --

23 MR. TISEO: And permits. Is there a permit
24 issued for HVAC?

25 MR. BOLEK: These are the roughs.

1 MR. TISEO: And these are just roughs?

2 THE CHAIRPERSON: Nothing's been finalized?

3 MS. TAYLOR: The plumbing could be finalized
4 out probably this week.

5 MR. STEWART: You said this at the last
6 meeting, ma'am.

7 MR. HOLSWORTH: That was when we had squatter
8 issues and things like that.

9 MR. STEWART: You know what --

10 MR. HOLSWORTH: I'm doing my best to try.

11 MR. STEWART: -- I think, as a Board, we have
12 been more than lenient with trying to fix --

13 MS. TAYLOR: Not as lenient as you've been
14 with everybody else.

15 MR. HOLSWORTH: Yeah, there's no holes in my
16 roof.

17 MR. STEWART: -- the issues with their
18 property and I just think this time that we just bring
19 this to a head and -- and move forward. You know, the
20 building officials have said they've tried to meet with
21 them, you know, on -- on a number of occasions.

22 MR. HOLSWORTH: So negative.

23 MR. STEWART: And, you know, even with the
24 behavior with the last meeting --

25 MR. HOLSWORTH: My behavior has nothing to do

1 with the property at question, sir. You're acting --
2 this is discriminative to judge my property and me as a
3 person. This is a property. There's codes to follow.
4 All codes are followed. Everything is followed.

5 MR. STEWART: We've tried. We've tried. I'm
6 going to make a recommendation that this property go on
7 the demolition list.

8 MR. TISEO: I'll second.

9 THE CHAIRPERSON: Is there -- okay. Is there
10 a vote?

11 All in favor, say "Aye".

12 BOARD MEMBERS: Aye.

13 THE CHAIRPERSON: Any opposed?

14 Hearing none, motion passes.

15 MR. HOLSWORTH: I'll file an appeal with the
16 State Construction. Come on. All this is recorded,
17 people with holes in their roofs and stuff. This is a
18 discrimination lawsuit. I got it.

19 THE CHAIRPERSON: 165 Howard.

20 MR. BOLEK: Needs to come off the table.

21 THE CHAIRPERSON: 165 Howard, I make a motion
22 to bring it off the table.

23 MR. KLOPOCINSKI: Howard McNeil.

24 THE CHAIRPERSON: Howard McNeil. Is there
25 support?

1 MR. STEWART: I'll support it.

2 THE CHAIRPERSON: You got a support by Kevin.
3 All in favor, say "Aye".

4 BOARD MEMBERS: Aye.

5 THE CHAIRPERSON: Any opposed?

6 Hearing none, go ahead.

7 MR. BOLEK: 165 Howard McNeil posted 8-6 of
8 '14. This was a vacant structure, it was open to
9 trespass in the rear door, the interior was being
10 demoed. There was a water leak. United Water was
11 called to abate that leak. There was an abandoned
12 vehicle in the driveway, debris, overgrown. There was
13 a fire in one of the bedrooms in this structure. A
14 stop work order had been placed. The gas meter was
15 locked out, the electric meter was on.

16 A Property Maintenance Inspection was -- oh,
17 let's see. It had a Property Maintenance Inspection on
18 May 3rd of 2012. The fire happened on April 16th of
19 2012. A new Property Maintenance Inspection was
20 performed on 8-7 of '14.

21 And the recommendation is postponement until
22 the November 19th meeting, if all permits were pulled
23 by September 1st. All permits were needed and the
24 building permit has been pulled.

25 THE CHAIRPERSON: Okay. I'd make a --

1 MR. TISEO: So that's the recommendation?

2 MR. BOLEK: Yes.

3 THE CHAIRPERSON: I'd make a motion to
4 support --

5 MR. STEWART: I'll second it.

6 THE CHAIRPERSON: -- that finding of the
7 Building -- that recommendation by the Building
8 Department, that all permits be pulled by September 1st
9 that are needed and that the pile of debris -- well,
10 that was in --

11 MR. BOLEK: I think most of that's since been
12 cleaned up.

13 MS. RODRIGUEZ: Yeah, it's been all cleaned
14 up.

15 THE CHAIRPERSON: There's still an abandoned
16 van.

17 MS. RODRIGUEZ: It's not abandoned. It's,
18 actually, our work van.

19 THE CHAIRPERSON: Is it licensed?

20 MS. RODRIGUEZ: I'm not for sure. I know it
21 was at once, so --

22 THE CHAIRPERSON: Is it running?

23 MS. RODRIGUEZ: It sat there for a while
24 during the winter and somebody came over and cut the
25 cables to it, so --

1 THE CHAIRPERSON: Cut the what?

2 MS. RODRIGUEZ: They cut the cables to the
3 battery so we're getting that fixed.

4 THE CHAIRPERSON: We need -- I'm going to
5 make it part of the motion that that van be --

6 MS. RODRIGUEZ: Moved?

7 THE CHAIRPERSON: -- licensed and operable.

8 MR. TISEO: Or moved.

9 MS. RODRIGUEZ: I'll move it. I'll move it.

10 THE CHAIRPERSON: Okay. Is there support?

11 MR. TISEO: I'll second.

12 THE CHAIRPERSON: Okay. Is there -- let's do
13 a vote. All in favor, say "Aye".

14 BOARD MEMBERS: Aye.

15 THE CHAIRPERSON: Any opposed?

16 Hearing none, motion passes.

17 MS. RODRIGUEZ: Thank you.

18 THE CHAIRPERSON: Thank you.

19 Okay. So we still have some people here.

20 MR. BOLEK: Yeah.

21 THE CHAIRPERSON: But they're not on the
22 list.

23 MR. KOLBE: We're at --

24 MR. BOLEK: 585 West Kennett is the next one.
25 That needs to come off the table.

1 THE CHAIRPERSON: 585 what?

2 MR. BOLEK: West Kennett.

3 MR. STEWART: West Kennet.

4 THE CHAIRPERSON: Okay. I'll make a motion
5 to bring 585 West Kennett off the table. Is there
6 support?

7 MR. STEWART: I'll support it.

8 THE CHAIRPERSON: Kevin supports. All in
9 favor, say "Aye".

10 BOARD MEMBERS: Aye.

11 THE CHAIRPERSON: Any opposed?

12 Hearing none, motion passes.

13 Go ahead, Rick.

14 MR. BOLEK: 585 West Kennett posted 8-7 of
15 '14. This is a vacant, abandoned structure. It was
16 open to trespass at the rear door. It has since been
17 secured. It's dilapidated, overgrown, debris that's
18 been cleaned up, unkempt, overgrown, gas meters are
19 gone, electric meters are gone.

20 A Property Maintenance Inspection has been
21 applied for, it was never scheduled. However, I think
22 they had to -- I think they had to submit plans and
23 specs or plans for this. I'm not sure where they're at
24 on that.

25 The recommendation is still currently to

1 remain on the demolition list.

2 MS. HALL: Good evening. My name is
3 Margaret Hall. I apologize. The contractor was
4 supposed to be here tonight to speak but, due to the
5 flood issue in Detroit, he had to go on an emergency
6 run for several properties. But I have been apprised
7 of the situation. So feel free to ask me questions and
8 I'll update you as much as I can.

9 MR. STEWART: Yeah, I'd like to know where --
10 from the last meeting, you said you were going to
11 Zoning. Was that zoning one of the -- was it --

12 MS. HALL: No, my -- I have all the -- my
13 minutes from the last meeting.

14 MR. STEWART: Was it Zoning or --

15 MR. KLOPOCINSKI: Planning?

16 MR. STEWART: Planning. Yes, it was
17 Planning. Did you ever make application with Planning
18 or --

19 MS. HALL: The contractor is taking care of
20 all of that and I'm just doing my part, what I'm
21 supposed to do.

22 MR. STEWART: Okay.

23 MS. HALL: So I can't speak on that. But I
24 can speak on whatever else you have to ask me.

25 MR. STEWART: Well, I've already been out to

1 the building and I -- the area and I see you guys have
2 cleaned it up.

3 MS. HALL: Yeah, we've been making our
4 promises solid as what we said to you back in May. We
5 took recent photographs, just as recent as today. And
6 we brought those with us tonight so that you can see
7 what's been done. So right now, we're pretty much
8 finished with Phase One and we're working towards Phase
9 Two right now. And if nothing else, we want you to
10 know that the building has been cleaned up, we have
11 made it safe, we have closed the doors.

12 We have runs every day to go by the building.
13 We did get a community gift in kind from one of the
14 recycling companies that permitted dumpsters there for
15 us to -- so that we could free clearly and safely and
16 securely. We've also had a lot of volunteers in the
17 area who just stopped by who like the fact that we were
18 doing something and wanted to do something for youth in
19 the area.

20 MR. STEWART: Okay. Thank you.

21 MR. TISEO: What's your purpose of the
22 building; what's it going to be used for?

23 MS. HALL: A youth center.

24 MR. TISEO: A youth center?

25 MS. HALL: Yes, sir.

1 MR. TISEO: When do you think it might be
2 ready for occupancy?

3 MS. HALL: Well, we're looking for --
4 according to the contractor, he's telling us probably
5 by this spring if we don't have a winter like last
6 winter. We're hoping that we have a good winter, maybe
7 a soft one, so that will push things forward.

8 MR. TISEO: Do you have an architect for all
9 of this, too?

10 MS. HALL: Yes, we do.

11 MR. BOLEK: Where are they at with the plans?

12 MS. HALL: I'm sorry?

13 MR. BOLEK: Where are they at with the plans?

14 Is there conceptual drawings?

15 MS. HALL: Yes. I understand --

16 MR. BOLEK: Are they working on the plans?

17 MS. HALL: -- they are working on the plans.

18 They do have an architect on board. That's as much as
19 I know. They know what the building -- they want it to
20 look like.

21 MR. TISEO: When you say "they", I'm assuming
22 this is a design build, working with a contractor.

23 MS. HALL: Yes.

24 THE CHAIRPERSON: Who's the contractor?

25 MS. HALL: Norwood Bowls -- Boyle.

1 MR. TISEO: I'm sorry. Norwood?

2 MS. HALL: Boyle and Boyle.

3 THE CHAIRPERSON: Where are they from?

4 MR. BOLDS: Redford.

5 MS. HALL: Redford, Michigan.

6 THE CHAIRPERSON: And they build this type of
7 facility?

8 MS. HALL: Oh yeah.

9 MR. BOLDS: They built Great Lakes --

10 MS. HALL: They built Great Lakes Crossing.

11 THE CHAIRPERSON: Well, I'm the building
12 official out there and I've never heard that name
13 before. They didn't build it.

14 MR. BOLDS: Willie Norwood.

15 MS. HALL: Willie Norwood, and ex-Pistons
16 player. And Tom Boyle, he was at the last meeting when
17 we were here in May.

18 THE CHAIRPERSON: No, who built Great Lakes
19 Crossing was not that gentleman.

20 MR. BOLDS: Yeah. That's what's on their
21 website.

22 MS. HALL: That is what is on their
23 website --

24 THE CHAIRPERSON: He was --

25 MS. HALL: -- and --

1 THE CHAIRPERSON: That was a general
2 contractor on the east side of the country.

3 MS. HALL: Well, when we checked them out,
4 that is what's --

5 MR. TISEO: He may have worked --

6 MR. STEWART: Subcontracted.

7 THE CHAIRPERSON: There was millions of
8 contractors.

9 MS. HALL: Right. But I'm just letting you
10 know. You asked me, I'm just telling you what I know
11 from what I read in their portfolio.

12 THE CHAIRPERSON: There was two or three
13 hundred different --

14 MS. HALL: They also did Cranbrook.

15 THE CHAIRPERSON: -- subcontractors.

16 MS. HALL: Okay.

17 THE CHAIRPERSON: Okay.

18 MR. STEWART: I'd like to make a
19 recommendation that we table this until the next
20 meeting.

21 MR. TISEO: I'll support.

22 THE CHAIRPERSON: All in favor, say, "Aye".

23 BOARD MEMBERS: Aye.

24 THE CHAIRPERSON: Any opposed?

25 Hearing none, motion passes. Good luck and

1 we'll see you at the next meeting. Hopefully --

2 MS. HALL: Okay. Thank you.

3 THE CHAIRPERSON: -- you got plans and
4 everything approved and moving forward.

5 MS. HALL: All right. Have a good holiday.

6 THE CHAIRPERSON: You, too.

7 MS. HALL: Thank you.

8 THE CHAIRPERSON: All right. What do we got
9 next?

10 MR. BOLEK: 11 Orton Avenue needs to come off
11 the table.

12 THE CHAIRPERSON: 11 Orton Avenue. I make a
13 motion to bring 11 Orton Avenue off the table. Is
14 there support?

15 MR. STEWART: I'll support it.

16 THE CHAIRPERSON: Kevin supports. All in
17 favor, say "Aye".

18 BOARD MEMBERS: Aye.

19 THE CHAIRPERSON: Any opposed?

20 Hearing none, go ahead, Rick.

21 MR. BOLEK: 11 Orton Avenue posted 8-6 of
22 '14. This was a vacant structure, the side windows
23 open to trespass, the roof appears to be leaking,
24 there's tarps on the roof, garage wall's collapsing,
25 that roof is rotted, it's overgrown, debris, unkempt,

1 gas meter's locked out, the electric meter's off.

2 There has been no inspections. We recommend
3 that it remain on the demolition list.

4 THE CHAIRPERSON: Okay.

5 MR. STEPHENS: Okay. My name is
6 Jewel Stephens, Jr. and what I'm here for is because
7 they put -- I came here in April of this year. They
8 put something on my door. And the house, I told them
9 in the meantime what I was doing, I was working on
10 getting the house in my name. I just got the house in
11 my name not even a month -- a little over a month, a
12 month and a half ago. So I'm in the process of trying
13 to get everything, you know, together. It just got in
14 my name so I need time to get stuff in order.

15 MR. KOLBE: This was his grandparents' house.

16 MR. STEWART: Yes.

17 MR. KOLBE: And the reason, there was a note
18 in here, at the time, that, it was, you know, not --

19 MR. TISEO: Through chain of title.

20 MR. KOLBE: Not in chain of the title. What
21 happened was his aunt, on behalf of the estate, was the
22 name who conveyed it to him but there was no mention of
23 her credentials in being able to convey it. So I
24 suggested to Jewel, which he is going to go back and
25 get, is that link between his grandparents and the aunt

1 being able to convey the property out of, you know, the
2 name. But yes, he just -- had just gotten the property
3 in his name to be able to pull any of the permits or to
4 go on from that point.

5 MR. STEWART: So he needs some time to
6 postpone it?

7 THE CHAIRPERSON: Okay. Yeah, that makes
8 sense.

9 MR. KOLBE: Yeah. I mean --

10 MR. TISEO: I'll make a motion that we table
11 this until our next meeting.

12 MR. STEWART: I'll second it.

13 THE CHAIRPERSON: Kevin seconds. All in
14 favor, say "Aye".

15 BOARD MEMBERS: Aye.

16 THE CHAIRPERSON: Any opposed?

17 Hearing none, motion passes. See you in
18 November, sir.

19 MR. STEPHENS: Okay. Thank you.

20 THE CHAIRPERSON: If you can, work on that
21 outside.

22 MR. STEPHENS: Okay. We've been cutting
23 trees and everything. We'll get it in order. Okay.

24 THE CHAIRPERSON: Thanks.

25 MR. BOLEK: 306 East Wilson is next.

1 THE CHAIRPERSON: Who else do we got?

2 MR. BOLEK: 306 and 308 East Wilson needs to
3 come off the table.

4 THE CHAIRPERSON: 306 East Wilson, I'd make a
5 motion to bring that off the table. Is there support?

6 MS. HOFMEISTER: I support.

7 THE CHAIRPERSON: Mona supports. All in
8 favor, say "Aye".

9 BOARD MEMBERS: Aye.

10 THE CHAIRPERSON: Motion passes.

11 Go ahead.

12 MR. BOLEK: 306/308 East Wilson Avenue posted
13 8-6 of '14. This is a vacant structure, boarded by the
14 federal programs. It was abandoned, overgrown, brush,
15 debris, unkempt, the front porch pillars are settling.
16 There was new electric service installed with no
17 permits, gas meter was locked out.

18 A Property Maintenance Inspection was
19 performed on 5-19 of '14. All permits were needed. A
20 building permit was obtained on 5-28, a plumbing permit
21 is still needed. The mechanical permit was pulled on
22 5-28 and -- of '14 and no work has -- appears to have
23 been done at this point in time.

24 I'll recommend that it remain on the
25 demolition list due to lack of any activity.

1 MS. OVERTON: Hi. I'm Sharnae Overton. I'm
2 here on behalf of my dad and my niece. My niece is
3 Etonia Williams who, I guess, has been keeping in touch
4 with you guys. She's on vacation so -- there was an
5 inspection. As far as the work on the inside goes, no,
6 none has been done. But the outside, we try and keep
7 the grass cut and keep the debris down. And we're
8 moving forward and trying to get work done.

9 THE CHAIRPERSON: What's your time on it; you
10 don't know?

11 MS. OVERTON: I don't because I don't do this
12 type of work. I just started working with my dad on
13 his properties and we've been trying to maintain all
14 his properties and this is --

15 THE CHAIRPERSON: Does he have a management
16 company?

17 MS. OVERTON: He doesn't.

18 MR. BOLEK: Isn't -- isn't your aunt --

19 MS. OVERTON: No, it's my niece.

20 MR. BOLEK: Or your niece. Your niece and
21 you were going to start taking it over, as I recall,
22 correct?

23 MS. OVERTON: Yes, sir.

24 MR. BOLEK: And start helping your grand --
25 or your father?

1 MS. OVERTON: Yes. I've actually been out
2 here every day with my dad on his other properties.

3 MR. BOLEK: Okay.

4 MS. OVERTON: 306 East Wilson, we haven't
5 really done much but just the outside part. But I do
6 know that an inspection was done. As far as the
7 permits go, that work, I'm not aware of, she has all
8 that. What permits need to be pulled?

9 MR. BOLEK: Plumbing.

10 THE CHAIRPERSON: Does he have like a
11 right-hand guy that he takes with him on that stuff?

12 MS. OVERTON: Me.

13 THE CHAIRPERSON: You're the right-hand guy.

14 MS. OVERTON: Right.

15 THE CHAIRPERSON: But you don't know how long
16 it takes to fix this up?

17 MS. OVERTON: Not this particular property.
18 My goal would be to at least have most of --

19 THE CHAIRPERSON: Okay. What's your goal?

20 MS. OVERTON: -- the work done -- I'm sorry?

21 THE CHAIRPERSON: Yeah. What's your goal?

22 MS. OVERTON: My goal is -- because I know
23 how the winters can be and some workers that my dad
24 has, they say it's treacherous to work during the
25 winter. So I'm hoping before winter hits, at least

1 over half of what needs to be done.

2 MR. TISEO: By winter.

3 THE CHAIRPERSON: By winter. So the next
4 meeting?

5 MR. TISEO: By the next meeting.

6 THE CHAIRPERSON: Okay.

7 MS. OVERTON: And hopefully, they'll be able
8 to accompany me.

9 MR. BOLEK: Where are you at with regards to
10 getting the other properties that are registered and
11 inspected and getting those brought up to the
12 requirements of the City on the rental registration and
13 inspections? I know your -- your niece brought in
14 some -- we created a list for her and that was in,
15 like, May and June.

16 MS. OVERTON: Uh-huh.

17 MR. BOLEK: I didn't really see much of her
18 in July and so I don't --

19 MS. OVERTON: Most of the properties that my
20 dad still owns that the City did not take, the majority
21 of them are registered and some work has been done and
22 only a few permits, that I'm aware of, have been
23 pulled. Like, I can't really specify exactly.

24 MR. BOLEK: There was an issue of getting
25 them inspected. So, in going along with this, there --

1 you girls are going to have to get a handle on this and
2 start getting these things taken care of. And I really
3 thought your niece was going to get ahold of that this
4 summer and it seemed to kind of fall by the wayside.

5 MS. OVERTON: She's had some personal issues.
6 I mean, it's not my place to discuss. But the majority
7 of it, most of it -- like right now, the past months
8 has been just me. And I'm learning as I'm going. So,
9 as far as getting everything in order, I do know that
10 inspections have been paid for and them registering
11 homes have been paid for. It's just, I guess,
12 scheduling.

13 MR. BOLEK: It's just a matter of you getting
14 it accomplished and getting it taken care of?

15 MS. OVERTON: Yes.

16 THE CHAIRPERSON: Well, I think it's a good
17 thing, definitely, that the kids are taking over and
18 helping and getting it all --

19 MS. OVERTON: My dad hasn't had help for the
20 past few years.

21 THE CHAIRPERSON: Yeah, we know. Yeah, we're
22 sorry. Okay. So what do we do from here?

23 What's the recommendation?

24 MR. TISEO: Sounds like to table.

25 MR. BOLEK: I -- I don't know. My -- my gut

1 tells me that, you know, the girls need some time to
2 get a handle on this.

3 THE CHAIRPERSON: Okay.

4 MR. TISEO: I'll make a motion that we table
5 this until our next meeting, see what kind of progress
6 can be made.

7 MR. KLOPOCINSKI: Do you plan on visiting the
8 Department soon to speak with us on these, be it within
9 the week or by early next week?

10 MS. OVERTON: I can do that. Now, you said
11 the only permit will be the plumbing?

12 MR. BOLEK: For this house.

13 MS. OVERTON: For this house. Okay.

14 MR. BOLEK: Yeah. Your niece has that list
15 of the houses that are registered, the inspections paid
16 for, it's just a matter of scheduling it.

17 MS. OVERTON: Okay.

18 MR. BOLEK: And get that list from her, get
19 together and start getting these done. You get those
20 done and out of the way, it's going to be easier to
21 tackle this one.

22 MS. OVERTON: Okay.

23 MR. BOLEK: And get it taken care of.

24 MS. OVERTON: Okay. I can do that.

25 MR. BOLEK: All right?

1 THE CHAIRPERSON: Okay. So we had a motion.
2 Do we have support?

3 MS. HOFMEISTER: I support.

4 THE CHAIRPERSON: Mona supports. All in
5 favor, say "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 Hearing none, motion passes. You're all set.

9 MS. OVERTON: Thank you.

10 THE CHAIRPERSON: Okay. That concludes the
11 people that are here?

12 MR. SANCHEZ: Yeah, 835 Robinwood.

13 MR. BOLEK: 835 Robinwood, that needs to come
14 off the table.

15 THE CHAIRPERSON: Okay. I'll make a motion
16 to take off 835 --

17 MR. SANCHEZ: Robinwood.

18 THE CHAIRPERSON: -- Robinwood.

19 MR. TISEO: I second.

20 THE CHAIRPERSON: There's a second. All in
21 favor, say "Aye".

22 BOARD MEMBERS: Aye.

23 THE CHAIRPERSON: Any opposed?

24 Hearing none, go ahead, sir.

25 MR. BOLEK: 835 Robinwood posted 8-6 of '14.

1 This was a vacant and abandoned structure, windows were
2 open to the elements, there was rotted soffits and
3 fascia, boarded windows, debris, unkempt, there were
4 work going on without permits and was posted in
5 November of last year, gas meter was locked out, is now
6 on, electric meter was gone and there's a new one in
7 place.

8 A Property Maintenance Inspection was pulled
9 on 1-30 of '14. The inspection didn't happen until
10 4-16 of '14. Building, mechanical and electrical
11 permits were needed. It appears that the building and
12 mechanical have still not been pulled and the
13 electrical permit was pulled on June 9th of '14. It
14 appears --

15 MR. KOLBE: For service.

16 MR. BOLEK: Hmm?

17 MR. KOLBE: For service.

18 MR. BOLEK: And it appears that no
19 inspections have been performed.

20 Recommendation is to remain on the demolition
21 list due to lack of permits and progress.

22 THE CHAIRPERSON: Hmm.

23 MR. SANCHEZ: Okay. My name is Enrique
24 Sanchez. I had the -- well, we started with the --
25 what, with the building inspection? And I had an issue

1 to have the detail for -- for the flooring in the
2 kitchen between me and Mr. Rick and I had to go out of
3 town; that's why I never come back with you, with the
4 plans to get the building permit. But I did a couple
5 phone calls to try to get the mechanical permit and
6 none of this happened. I did -- had a guy to do the
7 electrical and he did nice work and I was out for two
8 months.

9 Now, whatever has to be done, I'm here. I
10 don't think I need more than two months to get this
11 ready. The house, everything has been costing money.
12 Like, when I first bought the house, they broke all the
13 windows, like I had to replace the glass in most of the
14 windows. And everything is in good shape right now.
15 So --

16 MR. TISEO: Do we need -- do we know the
17 scope of the work yet?

18 MR. KLOPOCINSKI: Property Maintenance.

19 MR. BOLEK: Most of the work has already been
20 done. Some of the issues we had was he went in -- the
21 subfloor framing is not very -- not up to par and it
22 was ceramic tile put on top of it so we requested some
23 engineering to be done to prove that that floor system
24 will support --

25 MR. TISEO: Is this on a crawl space?

1 MR. BOLEK: Yes -- would support that -- you
2 know, those floor systems. And this all started back
3 in what, June -- May. And here we are at August and --

4 MR. TISEO: We're still here.

5 MR. BOLEK: -- we're still here. I mean,
6 I -- I would have expected this to be -- not even be at
7 this meeting, that it would have been done by now
8 but --

9 MR. STEWART: So what, is he needing time?

10 MR. SANCHEZ: Yeah, I only need two more
11 months and I'll be done. The thing is I lost a family
12 member so I had to leave for two months, I was down for
13 two months. But this is -- this is not a big bill. I
14 mean, the house is in good shape, everything, the
15 inside's good. When Mr. Rick says about the soffit
16 flying away, it was -- when we got that storm, it was
17 flying away. I just take it off and replace a
18 one-by-six in the back of the house, and that was all.
19 So everything is in good shape. It was just one piece
20 in the back.

21 MR. TISEO: What is your plans for the house;
22 are you going to live in it, are you going to rent it?

23 MR. SANCHEZ: No, it's for my mother-in-law.

24 MR. BOLEK: See the bars on the windows.

25 MR. SANCHEZ: I got to get credit.

1 MR. STEWART: Excuse me. Let's extend this
2 gentleman 60 days.

3 MR. TISEO: Until the next meeting?

4 MR. STEWART: The next meeting. See, I
5 wanted to go 60, they compromised and said 30, sir.

6 MR. SANCHEZ: That's great. That's great.

7 THE CHAIRPERSON: Is there a motion?

8 MR. STEWART: Yeah. I make a motion that we
9 postpone this until the next meeting, November meeting.

10 THE CHAIRPERSON: Support?

11 MS. HOFMEISTER: I'll second.

12 THE CHAIRPERSON: Okay. Mona seconds.

13 MR. KLOPOCINSKI: Come in and pull your
14 permits.

15 MR. SANCHEZ: Yeah. Mr. Rick, I'll get back
16 with you on Monday with the detail on the floor.

17 THE CHAIRPERSON: Hold on a minute. Sir,
18 hold on a minute. All in favor of a motion, signify by
19 saying "Yes".

20 BOARD MEMBERS: Yes.

21 THE CHAIRPERSON: Any opposed?

22 Hearing none, motion passes. So you need to
23 show up at the November 19th meeting with everything
24 completed and work with the Building Department.

25 MR. TISEO: Or complete it and don't show up.

1 THE CHAIRPERSON: Okay. Thank you.

2 MR. SANCHEZ: All right.

3 MR. BOLEK: Okay.

4 MR. SANCHEZ: All right. Thank you, guys.

5 MR. BOLEK: Thank you.

6 MR. TISEO: Now we can go back on the --

7 MR. BOLEK: Are you ready for the speed
8 round?

9 MR. STEWART: Uh-huh.

10 MR. BOLEK: Let's see if we can get out of
11 here by 9:00.

12 THE CHAIRPERSON: Who wants to do them?

13 MR. KLOPOCINSKI: 896 Argyle.

14 MR. BOLEK: 896 Argyle posted 8-6 of '14.
15 This is a vacant, dilapidated structure, roof leaks,
16 brick veneers collapsing on the front porch, rotted
17 windows, overgrown, unkempt, gas meter's locked out,
18 electric meter's off.

19 We recommend it remain on the demolition
20 list.

21 MR. TISEO: That wall looks like it's falling
22 down.

23 THE CHAIRPERSON: I'll make a -- I'm sorry.
24 Go ahead, Ben. Is there discussion?

25 MR. STEWART: I'll make a recommendation that

1 we keep it on the demolition list.

2 THE CHAIRPERSON: I support. All in favor,
3 say "Aye".

4 BOARD MEMBERS: Aye.

5 THE CHAIRPERSON: Any opposed?

6 Hearing none, motion passes.

7 Next.

8 MR. BOLEK: 161 Branch needs to come off the
9 table.

10 THE CHAIRPERSON: I'd make that motion to
11 bring it off. 161 Grant (sic).

12 MR. STEWART: Branch.

13 THE CHAIRPERSON: Branch?

14 MR. STEWART: Um-hmm.

15 THE CHAIRPERSON: Is there support?

16 MR. STEWART: I'll support it.

17 THE CHAIRPERSON: Kevin supports. All in
18 favor, say "Aye".

19 BOARD MEMBERS: Aye.

20 THE CHAIRPERSON: Any opposed?

21 Hearing none, go ahead.

22 MR. BOLEK: 161 Branch posted 8-6 of '14.

23 This is a vacant structure, roof leaks, rotted roofing
24 and collapsing, rotted framing members, foundation
25 crumbling, debris, gas meter's gone, electric meter's

1 gone.

2 We recommend that it remains on the
3 demolition list.

4 MS. HOFMEISTER: I support.

5 MR. STEWART: I'll second.

6 THE CHAIRPERSON: Okay.

7 MR. TISEO: I'm sorry. The motion was for
8 demolition?

9 MR. STEWART: Yes.

10 MR. TISEO: Did you say "second"?

11 MR. STEWART: I'll second.

12 THE CHAIRPERSON: Okay. We have a second.

13 All in favor, say "Aye".

14 BOARD MEMBERS: Aye.

15 THE CHAIRPERSON: Any opposed?

16 Hearing none, motion passes.

17 Okay. Sir, do you have a comment?

18 MR. ATI: I would sincerely -- I would like
19 to apologize to everybody for what my behavior earlier
20 was. Okay. I know I've done many things wrong and
21 I -- you know, I am responsible for the things that
22 I've done wrong. I -- you know, it's been -- it's been
23 upon -- you know, one upon another.

24 We -- I personally had been going through --
25 we had a holy month of Ramadan where we were fasting

1 and then we had our festival, which was about a week
2 and a half ago. I wasn't present here. And I -- what
3 I would -- when the meeting -- when I started to talk,
4 things went so fast, things -- my mind just couldn't
5 keep track of it. It was going very fast. And I
6 didn't know -- I could -- I got emotional and things
7 that -- you know, it -- things that might -- I -- I am
8 sincerely trying to plead and appeal with you guys.
9 Instead of appealing, I -- I was arrogant, I was
10 obnoxious, I was loud. I was -- you know, in this kind
11 of environment, you have the decision, you have the key
12 to this house. You have -- you can make decisions
13 going either way for these houses.

14 You know, it -- what I can present to you is
15 two of these houses are in -- you know, the furnace is
16 working, the hot water tank is working, the pipings are
17 good, the electrical is good, the -- you know, it's --
18 there's no leakage, there's no water, no -- the windows
19 are not damaged, the -- the -- you know, one of them,
20 the yard is well maintained, the other one only the
21 front is maintained the back was cleaned up, it has
22 grown back.

23 And I -- these are the wrongs I have done. I
24 -- this -- I have the capability of fixing these
25 things. At some times, I --

1 THE CHAIRPERSON: Sir, you still can. You --
2 now, though, on those particular homes -- and we
3 appreciate you coming back and apologizing to us. As
4 the Board, we've got tough decisions up here. You
5 would have no idea how many petitions we have and the
6 decisions. We don't want to -- to create a situation
7 where we're throwing somebody out of a home or we --
8 we're just trying to make sound decisions and to help
9 the City of Pontiac get a corner on their blight and
10 move on.

11 I don't live in the city. I don't work here.
12 And I know Kevin and Mona does. Ben and I are -- we
13 have -- we're -- Ben's an architect. I'm a building
14 official but --

15 MR. ATI: This was --

16 THE CHAIRPERSON: -- I work for a community
17 that's right next door. And I've worked for them for
18 many years. And in helping trying to get the City of
19 Pontiac the help that -- or remove some of the blighted
20 buildings, it increase the bond value, if you will, for
21 the other communities that surround it. And hopefully,
22 upon this Board and its actions and so on and so forth,
23 we can bring everything back together and make this a
24 viable community.

25 MR. ATI: I have been here two years. And in

1 that two years, the changes I've seen is -- it's --
2 it's gone where it was you -- you could drive through
3 one -- you know, one of these neighborhood and it was
4 blight everywhere and now, you -- you guys have done --
5 I understand -- a very good job at eliminating these
6 blights.

7 THE CHAIRPERSON: Okay. Thank you.

8 MR. ATI: I -- and, you know, these --

9 THE CHAIRPERSON: Can I make a suggestion?

10 MR. ATI: These houses --

11 THE CHAIRPERSON: If you want to do the right
12 thing, then you need to listen to Rick -- or Rick's
13 going to be done -- or to Dan and all the building
14 inspectors on -- they're not -- they're trying to help
15 you get through and get your houses on line. So just
16 listen to them and try to -- to do the best you can to
17 get along with them, even though it's going to cost
18 probably money that you don't want to spend and that
19 type of thing. That's the best solution and the only
20 solution.

21 MR. TISEO: You'll get the money back once
22 the bond is posted.

23 THE CHAIRPERSON: Yeah. But we appreciate
24 you apologizing. Okay?

25 MR. ATI: Is -- is there any way this -- you

1 guys --

2 THE CHAIRPERSON: We can't rescind anything.

3 MR. ATI: No?

4 THE CHAIRPERSON: No.

5 MR. ATI: Okay.

6 THE CHAIRPERSON: But we appreciate it and,
7 at this point, let's just move forward and we'll all
8 get through this.

9 MR. ATI: Okay. Thank you.

10 THE CHAIRPERSON: Okay. Thank you.

11 MR. ATI: Thank you.

12 THE CHAIRPERSON: Good night.

13 Where are we at?

14 MR. BOLEK: 213 Cedardale.

15 THE CHAIRPERSON: Okay.

16 MR. BOLEK: 213 Cedardale posted 8-6 of '14.

17 This was a vacant structure, it had unfinished siding,
18 exposed rough lumber, foundation's crumbling, work
19 without permits, incomplete, debris, unkempt, gas
20 meter's gone, electric meter's on.

21 We recommend that it remain on the demolition
22 list.

23 MR. STEWART: I'll make a recommendation that
24 it remain on the demolition list, 213 Cedardale.

25 THE CHAIRPERSON: I support. All in favor,

1 say "Aye".

2 BOARD MEMBERS: Aye.

3 THE CHAIRPERSON: Any opposed?

4 Hearing none, motion passes.

5 Next, please.

6 MR. BOLEK: 756 East Columbia needs to come
7 off the table.

8 THE CHAIRPERSON: I'd make a motion to bring
9 the Columbia address off the table. Is there support?

10 MR. STEWART: I'll support.

11 THE CHAIRPERSON: Okay. There's support.
12 All in favor, say "Aye".

13 BOARD MEMBERS: Aye.

14 THE CHAIRPERSON: Any opposed?

15 Hearing none, go ahead.

16 MR. BOLEK: 756 East Columbia posted 8-7 of
17 '14. This structure is -- he had a Property
18 Maintenance Inspection performed on 9-13 of '13. All
19 that was required was a building permit that had been
20 obtained.

21 We're recommending that this be dismissed
22 from these proceedings.

23 MR. STEWART: I'll make a recommendation that
24 756 East Columbia be dismissed.

25 THE CHAIRPERSON: Is there support?

1 MS. HOFMEISTER: I support.

2 THE CHAIRPERSON: Mona supports. All in
3 favor, say "Aye".

4 BOARD MEMBERS: Aye.

5 THE CHAIRPERSON: Any opposed?

6 Hearing none, motion passes.

7 Next, please.

8 MR. BOLEK: 288 Crystal Lake Drive posted 8-6
9 of '14. This is a vacant, dilapidated structure, open
10 to trespass in the front door, the roof leaks, front
11 steps are crumbling, all metals have been stripped,
12 overgrown, debris, unkempt, broken windows, steps in
13 the basement are rotted and collapsing, gas meter's
14 gone.

15 Recommend that it remain on the demolition
16 list.

17 MR. STEWART: I make a recommendation that
18 288 Crystal Lake Drive remain on the demolition list.

19 MS. HOFMEISTER: I second.

20 THE CHAIRPERSON: Mona seconds. All in
21 favor, say "Aye".

22 BOARD MEMBERS: Aye.

23 THE CHAIRPERSON: Any opposed?

24 Hearing none, motion passes.

25 Next.

1 MR. BOLEK: 43 South Eastway Drive posted 8-6
2 of '14. This is a vacant, dilapidated structure,
3 boarded windows, abandoned, rotted wood trim,
4 overgrown, debris, unkempt, broken windows, Oakland
5 County's maintaining the grass, gas meter's off,
6 electric meter's off.

7 We recommend that it remain on the demolition
8 list.

9 MR. STEWART: I recommend that 43 South
10 Eastway Drive remain on the demolition list.

11 MS. HOFMEISTER: I second.

12 THE CHAIRPERSON: Mona supports. All in
13 favor, say "Aye".

14 BOARD MEMBERS: Aye.

15 THE CHAIRPERSON: Any opposed?

16 Hearing none, motion passes.

17 MR. BOLEK: 823 Emerson Avenue needs to come
18 off the table.

19 MR. TISEO: I'll make a motion to move
20 823 Emerson off the table.

21 MS. HOFMEISTER: I support.

22 THE CHAIRPERSON: Mona supports. All in
23 favor, say "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed? Hearing none,

1 motion passes.

2 MR. BOLEK: 823 Emerson Avenue posted 8-6 of
3 '14. This is a vacant, abandoned structure, was open
4 to trespass in the front door, the property was boarded
5 by the federal programs, upper windows open to the
6 elements, shingles are coming off, debris, abandoned
7 vehicles, unkempt, peeling paint, front porch is
8 crumbling, gas meter was locked out, service wire was
9 cut from the house for the electric.

10 A Property Maintenance Inspection was pulled
11 on 2-18 of '14. All permits were needed as a total
12 rehab. No permits have been pulled.

13 We recommend that it remain on the demolition
14 list.

15 MR. TISEO: I'll make a motion for it to be
16 on the demolition list.

17 MR. STEWART: I'll second it.

18 THE CHAIRPERSON: All in favor, say "Aye".

19 BOARD MEMBERS: Aye.

20 THE CHAIRPERSON: Any opposed?

21 Hearing none, motion passes.

22 MR. BOLEK: 19 Fiddis Avenue posted 8-6 of
23 '14. This is a vacant, dilapidated structure, roof
24 leaks, open windows, house is collapsing, roof is very
25 rotted, so overgrown you couldn't get to the back of

1 the property, overgrown, debris, unkempt, broken
2 windows.

3 We're recommending this remain on the
4 demolition list.

5 MR. STEWART: I'll make a recommendation that
6 19 Fiddis Avenue remain on the demolition list.

7 THE CHAIRPERSON: I support. All in favor,
8 say "Aye".

9 BOARD MEMBERS: Aye.

10 THE CHAIRPERSON: Any opposed?

11 Hearing none, motion passes.

12 Next, please.

13 MR. BOLEK: 21 Fiddis Avenue posted 8-6 of
14 '14. This is another vacant, dilapidated structure,
15 open to trespass in the rear door, rotted roof,
16 interior's trashed, garage is collapsing, overgrown,
17 debris, unkempt, lots of rotted exterior framing
18 lumber. There was three foot of water in the basement,
19 water running in the basement. United Water was
20 called.

21 I recommend that it remain on the demolition
22 list.

23 MR. STEWART: I make a recommendation
24 21 Fiddis Avenue remain on the demolition list.

25 MS. HOFMEISTER: I second.

1 THE CHAIRPERSON: Mona seconds. All in
2 favor, say "Aye".

3 BOARD MEMBERS: Aye.

4 THE CHAIRPERSON: Any opposed?

5 Hearing none, motion passes.

6 Next, please.

7 MR. BOLEK: 153 South Francis Avenue posted
8 8-6 of '14. A vacant, dilapidated structure, open to
9 trespass in the front door, the roof leaks, all metals
10 are stripped, interior's been destroyed, overgrown,
11 unkempt, animals undermining the foundations, gas
12 meter's locked out, the electric meter's off.

13 We're recommending that it remain on the
14 demolition list.

15 MR. STEWART: I'll make a recommendation
16 153 South Francis Avenue remain on the demolition list.

17 THE CHAIRPERSON: Okay. Is there support?

18 MR. TISEO: I'll second.

19 THE CHAIRPERSON: Ben seconds. All in favor,
20 say "Aye".

21 BOARD MEMBERS: Aye.

22 THE CHAIRPERSON: Any opposed?

23 Hearing none, motion passes.

24 MR. BOLEK: 72 North Glenwood Avenue posted
25 8-7 of '14. This is a vacant, fire-damaged,

1 dilapidated structure, boarded by the federal programs.
2 The roof is open from the fire. Siding's being
3 stripped, debris, unkempt, broken windows, chimney is
4 crumbling, gas meter's locked out, electric meter had
5 the drip loop cut.

6 I recommend that it remain on the demolition
7 list.

8 MR. STEWART: I'll make a recommendation that
9 72 North Glenwood Avenue remain on the demolition list.

10 MS. HOFMEISTER: I support.

11 THE CHAIRPERSON: Mona supports. All in
12 favor, say "Aye".

13 BOARD MEMBERS: Aye.

14 THE CHAIRPERSON: Any opposed?

15 Hearing none, motion passes.

16 MR. BOLEK: 60 Henderson Street posted 8-6 of
17 '14. This is a dilapidated, vacant structure, open to
18 the elements, the roof is leaking, rotted exterior
19 framing, overgrown, debris, unkempt, abandoned
20 vehicles, loads of debris on the front porch, numerous
21 enforcements and complaints, gas meters, there's none,
22 electric meter was locked out. DTE came and relocked
23 it out, as there was power being used somehow.

24 We recommend this remains on the demolition
25 list.

1 MR. TISEO: I'll make a motion for demolition
2 list.

3 MR. STEWART: I'll second it.

4 THE CHAIRPERSON: Okay. There's been a
5 second. All in favor, say "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 Hearing none, motion passes.

9 MR. BOLEK: 74 Hudson Avenue posted 8-7 of
10 '14. This is a vacant, dilapidated structure, open to
11 trespass in the basement windows, basement windows open
12 to the elements, fascia and soffits falling off, metals
13 are missing, overgrown, debris, unkempt, animals
14 undermining the foundation, broken windows, gas meter's
15 off, electric meter, the service box was open.

16 I recommend this one remain on the demolition
17 list.

18 THE CHAIRPERSON: Okay. I'd make a motion to
19 keep this property on the demolition list.

20 MR. STEWART: I'll second it.

21 THE CHAIRPERSON: Kevin seconds it. All in
22 favor, say "Aye".

23 BOARD MEMBERS: Aye.

24 THE CHAIRPERSON: Any opposed?

25 Hearing none, motion passes.

1 MR. BOLEK: 160 West Huron Street posted 8-6
2 of '14. A vacant, dilapidated structure, open to
3 trespass in the rear window, had been boarded by the
4 federal programs, interior's trashed, all the metals
5 are stolen from the inside, overgrown, debris, unkempt,
6 broken windows, gas meter's missing, electric meter's
7 gone.

8 We're recommending that it remain on the
9 demolition list.

10 MR. TISEO: This looks like this was a nice
11 house at one time.

12 MR. KLOPOCINSKI: You should see the inside.

13 MR. STEWART: It was a funeral home years
14 ago.

15 MR. KLOPOCINSKI: Is that what it was?

16 MR. STEWART: I was told before my time.

17 MS. HOFMEISTER: It was a group home, too.

18 MR. KLOPOCINSKI: What was it when they added
19 that whole back on?

20 MR. STEWART: A group --

21 MR. KOLBE: A children's home.

22 MR. KLOPOCINSKI: A children's home?

23 MR. KOLBE: Um-hmm.

24 MR. KLOPOCINSKI: How long ago did it close?

25 MR. STEWART: It's been twenty-five years, at

1 least 30 years. I'll make a recommendation that
2 160 West Huron Street remain on the demolition list.

3 MS. HOFMEISTER: I'll second it.

4 THE CHAIRPERSON: There's a motion made by
5 Kevin, Mona supports it. All in favor, say "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 Hearing none, motion passes.

9 Next, please.

10 MR. BOLEK: 827 Inglewood Avenue posted 8-7
11 of '14. This is a vacant, dilapidated structure,
12 boarded by Oakland County, interior's destroyed,
13 foundation's caving in, metals are stripped, overgrown,
14 debris, unkempt, animals undermining foundation, broken
15 windows, gas meter's on, electric meter's off.

16 We recommend that it remain on the demolition
17 list.

18 MR. STEWART: I'll make a recommendation that
19 this property remain on the demolition list.

20 MS. HOFMEISTER: I support.

21 THE CHAIRPERSON: Okay. There's been a
22 motion and support. All in favor, say "Aye".

23 BOARD MEMBERS: Aye.

24 THE CHAIRPERSON: Any opposed? Hearing none,
25 motion passes.

1 MR. BOLEK: 641 Lebaron Avenue posted 8-7 of
2 '14. Another vacant, dilapidated structure, open to
3 trespass in the front door, siding's being stripped,
4 interior's trashed, overgrown, debris, unkempt, broken
5 windows, electric meter's gone, the drip loop is cut,
6 gas meter's off.

7 We recommend that it remain on the demolition
8 list.

9 MR. STEWART: I'll make a recommendation that
10 this property remain on the demolition list.

11 MS. HOFMEISTER: I support.

12 THE CHAIRPERSON: Okay. There's been a
13 motion and support. All in favor of the motion, say
14 "Aye".

15 BOARD MEMBERS: Aye.

16 THE CHAIRPERSON: Any opposed?

17 Hearing none, motion passes.

18 MS. HOFMEISTER: I want to see this one go so
19 bad, LeGrande.

20 MR. STEWART: Oh, LeGrande.

21 MR. BOLEK: 145 LeGrande Avenue posted 8-7 of
22 '14. This is a vacant, dilapidated structure, open to
23 trespass in the basement windows, siding's rotting,
24 boarded windows, overgrown, debris, unkempt, animals
25 undermining foundation, broken windows, gas meter's

1 locked out, electric meter's off.

2 We're recommending that it remain on the
3 demolition list.

4 MS. HOFMEISTER: And I recommend we keep this
5 on the demolition list.

6 THE CHAIRPERSON: Motion made by Mona. Is
7 there support?

8 MR. STEWART: I'll support it.

9 THE CHAIRPERSON: Kevin supports. All in
10 favor of the motion, say "Aye".

11 BOARD MEMBERS: Aye.

12 THE CHAIRPERSON: Any opposed?

13 Hearing none, motion passes.

14 MR. BOLEK: 84 West Longfellow Avenue posted
15 8-7 of '14. This is a vacant, dilapidated and
16 crumbling structure, open to trespass in the front
17 door, there's walls missing, roof leaks, interior
18 stripped to the studs, overgrown, debris, unkempt,
19 broken windows, foundation's collapsing, gas meter's
20 locked out, electric meter's off. This is a very
21 dangerous structure. It needs to come down.

22 We'll recommend it remain on the demolition
23 list.

24 MR. TISEO: I'll make a motion for
25 demolition.

1 MS. HOFMEISTER: I support.

2 THE CHAIRPERSON: Support. All in favor, say
3 "Aye".

4 BOARD MEMBERS: Aye.

5 THE CHAIRPERSON: Any opposed?

6 Hearing none, motion passes.

7 MR. STEWART: Can I ask the building
8 officials -- I mean, do you have to do the abatement on
9 this property still in this -- do you still have to
10 wait and do --

11 MR. BOLEK: Yeah.

12 MR. STEWART: Geez, we need to get this one
13 gone.

14 MR. KLOPOCINSKI: That one needs to go.

15 MR. BOLEK: That one's bad.

16 MR. KLOPOCINSKI: Dangerous.

17 MS. HOFMEISTER: And that was once a tight
18 neighborhood. To see something this bad is really
19 surprising to me.

20 MR. BOLEK: Mostly because I don't think most
21 people see it, there's so much overgrowth in the front.

22 MR. STEWART: Debris, you can't even know
23 there's a house there.

24 MR. BOLEK: You don't even know it's there.

25 MR. STEWART: Right.

1 MS. HOFMEISTER: Well, I've seen some of
2 these houses, you don't know it's there until you go
3 down there, it's covered by all the bushes and weeds.

4 MR. BOLEK: 167 Mark Avenue needs to come off
5 the table.

6 MR. TISEO: I'll make a motion to take
7 167 Mark Avenue off the table.

8 THE CHAIRPERSON: I support. All in favor,
9 say "Aye".

10 BOARD MEMBERS: Aye.

11 THE CHAIRPERSON: Any opposed?

12 Hearing none, go ahead.

13 MR. BOLEK: 167 Mark Avenue posted 8-7 of
14 '14. This was a vacated and fire-damaged structure,
15 the fire damage was in the front entryway, windows are
16 now covered from the inside, debris, broken windows,
17 gas meter's locked out, electric meter's gone.

18 A Property Maintenance Inspection had been
19 applied for but not paid.

20 I'll recommend that it remain on the
21 demolition list.

22 MR. STEWART: She didn't want to let you in,
23 hmm?

24 MR. BOLEK: Never --

25 MR. KOLBE: She applied for it but never paid

1 for it.

2 MR. BOLEK: Never come to pay for it, never
3 seen her again.

4 MR. KLOPOCINSKI: What she said, there wasn't
5 much that needed to be done, what she said. We never
6 were able to inspect.

7 MR. TISEO: I'll make a motion that it stay
8 on the demolition list.

9 THE CHAIRPERSON: Okay. There's been a
10 motion. Is there support?

11 MR. STEWART: I'll support it.

12 THE CHAIRPERSON: Kevin supports. All in
13 favor, say "Aye".

14 BOARD MEMBERS: Aye.

15 THE CHAIRPERSON: Any opposed?

16 Hearing none, motion passes.

17 MR. BOLEK: 666 Markle Avenue needs to come
18 off the table.

19 THE CHAIRPERSON: Okay. Bring the
20 666 Markle Avenue --

21 MR. BOLEK: Correct.

22 THE CHAIRPERSON: -- off the table. Is there
23 support?

24 MS. HOFMEISTER: I support.

25 THE CHAIRPERSON: Mona supports. All in

1 favor, say "Aye".

2 BOARD MEMBERS: Aye.

3 THE CHAIRPERSON: Any opposed?

4 Hearing none, motion passes.

5 MR. BOLEK: 666 Markle Avenue posted 8-7 of
6 '14. This is a vacant structure, boarded by others,
7 overgrown, debris, unkempt, is now being mowed, boarded
8 doors and windows, gas meter's gone, electric meter's
9 off.

10 Recommend that it remain on the demolition
11 list.

12 THE CHAIRPERSON: Okay. I'd make a motion to
13 keep 666 Markle on the demo list.

14 MS. HOFMEISTER: I support.

15 THE CHAIRPERSON: There's support by Mona.
16 All in favor, say "Aye".

17 BOARD MEMBERS: Aye.

18 THE CHAIRPERSON: Any opposed?

19 Hearing none, motion passes.

20 MR. BOLEK: 42 McKinley Street posted 8-6 of
21 '14. A vacant, fire-damaged structure, dilapidated,
22 open to the elements in the windows, metals are
23 stripped, garage is collapsing and rotted, overgrown,
24 unkempt, broken -- porch crumbling, gas meter's off,
25 electric meter's off.

1 We recommend that it remains on the
2 demolition list.

3 MR. STEWART: I'll make a recommendation.

4 MR. TISEO: I motion that it remains on the
5 demolition list.

6 MR. STEWART: I'll second it.

7 THE CHAIRPERSON: Okay. There's been a
8 motion and second. All in favor, say "Aye".

9 BOARD MEMBERS: Aye.

10 THE CHAIRPERSON: Any opposed?

11 Hearing none, motion passes.

12 MR. BOLEK: 152 Merrimac Street posted 8-7 of
13 '14. A vacant, dilapidated structure, interior's
14 destroyed, boarded windows, metals are stripped,
15 overgrown, debris, unkempt, gas meter's gone, electric
16 meter's off.

17 We recommend that it remain on the demolition
18 list.

19 MR. STEWART: I make a recommendation
20 152 Merrimac Street remain on the demolition list.

21 MS. HOFMEISTER: I second.

22 THE CHAIRPERSON: Okay. Motion made by
23 Kevin, seconded by Mona. All in favor, say "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed?

1 Hearing none, motion passes.

2 MR. BOLEK: 510 Nevada Avenue, posted 8-6 of
3 '14. This is a vacant, fire-damaged, dilapidated
4 structure, the entire rear of the house is missing,
5 open to the elements in the rear wall and roof, rotted
6 framing members, walls are collapsing, foundation is
7 crumbling, overgrown, debris, unkempt, animals
8 undermining the foundations, broken windows, gas
9 meter's gone, there was a new service put on it.

10 As a Property Maintenance Inspection had been
11 performed on 6-30 of '14, he applied for a building
12 permit, needed to submit plans and never came back.

13 We recommend that this remain on the
14 demolition list.

15 MR. STEWART: I'll make a recommendation
16 510 Nevada Avenue remain on the demolition list.

17 THE CHAIRPERSON: I support. All in favor,
18 say "Aye".

19 BOARD MEMBERS: Aye.

20 THE CHAIRPERSON: Any opposed?

21 Hearing none, motion passes.

22 MR. BOLEK: 94 Norton Street posted 8-6 of
23 '14. A vacant, dilapidated structure, open to trespass
24 in the rear door, all metals are stripped, interior's
25 destroyed, overgrown, debris, unkempt, broken windows,

1 gas meter's gone, electric meter, two meters had been
2 jumped. DTE came and cut the power lines to the house.

3 We recommend that this remain on the
4 demolition list.

5 MR. STEWART: I'll make a recommendation
6 94 Norton Street remain on the demolition list.

7 MS. HOFMEISTER: I support.

8 THE CHAIRPERSON: Mona supports. All in
9 favor, say "Aye".

10 BOARD MEMBERS: Aye.

11 THE CHAIRPERSON: Any opposed?

12 Hearing none, motion passes.

13 MS. HOFMEISTER: This was an old house.

14 MR. BOLEK: 100 Norton Street posted 8-6 of
15 '14. This is a vacant structure, there was possible
16 squatters in it, we posted it as now vacant the second
17 time around, boarded windows, debris, unkempt, animals
18 undermining the foundations, broken windows, gas
19 meter's locked out, the electric meter was on, although
20 the next time we went back DTE came and cut the wires
21 to the house, as they were installing a new meter
22 without any permits.

23 We recommend that this remain on the
24 demolition list.

25 MR. STEWART: I'll make a recommendation that

1 100 Norton remain on the demolition list.

2 MS. HOFMEISTER: I support.

3 THE CHAIRPERSON: It's been supported. All
4 in favor, say "Aye".

5 BOARD MEMBERS: Aye.

6 THE CHAIRPERSON: Any opposed?

7 Hearing none, motion passes.

8 MR. BOLEK: 183 Norton Street posted 8-6 of
9 '14. A vacant, dilapidated structure, open to trespass
10 in the rear door, doors and windows were open to the
11 elements, metals are stripped from the inside of the
12 house, interior's trashed, graffiti on the walls,
13 debris, unkempt, broken windows, gas meter's locked
14 out, electric meter off.

15 We recommend this remain on the demolition
16 list.

17 THE CHAIRPERSON: Okay. I make a motion to
18 keep --

19 MS. HOFMEISTER: I support.

20 THE CHAIRPERSON: What was the address?

21 MR. BOLEK: 183.

22 MR. TISEO: 183 Norton Street.

23 THE CHAIRPERSON: -- 183 Norton on the demo
24 list. Mona made a support. All in favor, say "Aye".

25 BOARD MEMBERS: Aye.

1 THE CHAIRPERSON: Any opposed?

2 Hearing none, motion passes.

3 MR. BOLEK: 611 Pearsall Avenue posted 8-6 of
4 '14. A vacant, dilapidated structure, open to the
5 elements, the roof is leaking, rotted roof, settling in
6 the structure, interior's gutted to the sud -- studs,
7 siding being stripped, overgrown, debris, unkempt,
8 broken windows, gas meter's gone, electric meter is on.
9 That was the first -- that was the first visit we were
10 there. The second meter had been cut and the meter was
11 still missing. The water lines had been cut at the
12 curb.

13 We recommend this one remain on the
14 demolition list.

15 MR. TISEO: I'll make a motion for
16 demolition.

17 MR. STEWART: I'll second.

18 THE CHAIRPERSON: All in favor, say "Aye".

19 BOARD MEMBERS: Aye.

20 THE CHAIRPERSON: Any opposed?

21 Hearing none, motion passes.

22 MR. BOLEK: 101 Putnam Avenue posted 8-7-14.
23 This is a vacant, fire-damaged structure, dilapidated,
24 open to trespass in all the doors and windows, holes in
25 the roof, very unsafe, overgrown, debris, unkempt,

1 animals undermining the foundations, broken windows,
2 gas meter's locked out, electric meter is gone and the
3 drip loop has been cut.

4 We're recommending this remain on the
5 demolition list.

6 MR. STEWART: I'll make a recommendation
7 101 Putnam Avenue remain on the demolition list.

8 MS. HOFMEISTER: I support.

9 THE CHAIRPERSON: It's been a motion by Kevin
10 and seconded by Mona to have this placed on the demo
11 list. All in favor, say "Aye".

12 BOARD MEMBERS: Aye.

13 THE CHAIRPERSON: Any opposed?

14 Hearing none, motion passes.

15 MR. BOLEK: 524 North Saginaw Street posted
16 8-7 of '14. This is a vacant structure, dilapidated,
17 windows covered from the inside, siding's being
18 stripped, overgrown, debris, gas meter's on, the
19 electric meter shows off but power was on to the
20 building. DTE was called and they locked out the meter
21 base.

22 We recommend this remain on the demolition
23 list.

24 MR. STEWART: I'll make a recommendation that
25 524 North Saginaw Street remain on the demolition list.

1 MS. HOFMEISTER: I support.

2 THE CHAIRPERSON: It's been supported. All
3 in favor, say "Aye".

4 BOARD MEMBERS: Aye.

5 THE CHAIRPERSON: Any opposed?

6 Hearing none, motion passes.

7 MR. BOLEK: 15 North Shirley Street posted
8 8-6 of '14. This was a vacant, dilapidated structure,
9 open to trespass in the rear windows and doors, open to
10 the elements in the windows and the basement stairway,
11 all metals have been stripped, soffits and fascia are
12 rotted, gutters are falling off, overgrown, debris,
13 unkempt, broken windows, animals undermining the
14 foundation, gas meter's locked out, the electric
15 meter's off.

16 We recommend this remain on the demolition
17 list.

18 MR. STEWART: I'll make a recommendation that
19 15 North Shirley remain on the demolition list.

20 MR. TISEO: I second.

21 MS. HOFMEISTER: I'll support.

22 THE CHAIRPERSON: Okay. It's been seconded.
23 All in favor, say "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed?

1 Hearing none, motion passes.

2 MR. BOLEK: 22 North Shirley Street posted
3 8-6 of '14. It's a vacant, fire-damaged structure,
4 dilapidated, open to trespass in the front and side
5 doors, open to the elements in the doors and windows,
6 all metals have been stripped, overgrown, debris,
7 unkempt, gas meter's gone, electric meter's gone.

8 We recommend that this remain on the
9 demolition list.

10 MR. TISEO: I'll make a motion for
11 demolition.

12 MS. HOFMEISTER: I support.

13 THE CHAIRPERSON: Mona supports. All in
14 favor, say "Aye".

15 BOARD MEMBERS: Aye.

16 THE CHAIRPERSON: Any opposed?

17 Hearing none, motion passes.

18 MR. BOLEK: 475 Third Avenue posted 8-7 of
19 '14. This is a vacant, dilapidated structure with
20 water damage in the inside, open to trespass at the
21 front door, water lines were busted. United Water was
22 called to shut the water off. All metals have been
23 stolen, overgrown, unkempt, broken windows, gas meter's
24 locked out, the electric meter was on.

25 We recommend that it remain on the demolition

1 list.

2 THE CHAIRPERSON: I'd make a motion to place
3 475 Third Avenue on the demo.

4 MR. STEWART: I second.

5 THE CHAIRPERSON: It's been supported. All
6 in favor, say "Aye".

7 BOARD MEMBERS: Aye.

8 THE CHAIRPERSON: Any opposed?

9 Hearing none, motion passes.

10 MR. BOLEK: 754 University posted 8-6 of '14.

11 A vacant, dilapidated structure, open to trespass in
12 the basement windows, open to the elements in the
13 basement windows and upper-story windows, metals are
14 stripped, interior's trashed, debris, unkempt, broken
15 windows, gas meter's gone, electric meter's off.

16 We would recommend that this remain on the
17 demolition list.

18 MR. STEWART: I'd make a recommendation that
19 754 University Drive remain on the demolition list.

20 MS. HOFMEISTER: I support.

21 THE CHAIRPERSON: Mona supports. All in
22 favor, say "Aye".

23 BOARD MEMBERS: Aye.

24 THE CHAIRPERSON: Any opposed?

25 Hearing none, motion passes.

1 MR. BOLEK: 808 University Drive posted 8-6
2 of '14. A vacant, dilapidated structure, roof has no
3 shingles on the rear of the house, siding's missing,
4 rotted roof boards, overgrown, debris, unkempt, broken
5 windows, interior's destroyed due to the water damage,
6 sink holes in the rear yard.

7 We'll recommend that this remain on the
8 demolition list.

9 MR. STEWART: I'll make a recommendation that
10 808 University Drive remain on the demolition list.

11 MR. TISEO: I'll second.

12 THE CHAIRPERSON: There's support. All in
13 favor, say "Aye".

14 BOARD MEMBERS: Aye.

15 MR. STEWART: They put a three-dimensional --
16 new three-dimensional roof on this house, too, didn't
17 they?

18 THE CHAIRPERSON: The motion passes.

19 MR. BOLEK: I couldn't tell you.

20 MR. STEWART: Yeah. Okay.

21 MR. BOLEK: 203 Washington Street posted 8-6
22 of '14. A vacant, dilapidated structure, open to
23 trespass in the front and back doors, open to the
24 elements, the windows are broken, metals are stripped,
25 interior's trashed, debris, unkempt, gas meter's locked

1 out, electric meter's off.

2 We recommend that this one remains on the
3 demolition list.

4 MR. TISEO: I'll make a motion for
5 demolition.

6 MS. HOFMEISTER: I support.

7 THE CHAIRPERSON: Mona supports. All in
8 favor, say "Aye".

9 BOARD MEMBERS: Aye.

10 THE CHAIRPERSON: Any opposed?

11 Hearing none, motion passes.

12 Any other items?

13 MR. BOLEK: 526 Whittemore needs to come off
14 the table.

15 MR. TISEO: I'll make a motion to take
16 526 Whittemore off the table.

17 MR. STEWART: I'll second 526 Whittemore
18 Street being off the table.

19 THE CHAIRPERSON: Is there support?

20 MR. TISEO: He seconded it.

21 MR. STEWART: I'll support it.

22 THE CHAIRPERSON: He did second it. Kevin
23 supported it. All in favor, say "Aye".

24 BOARD MEMBERS: Aye.

25 THE CHAIRPERSON: Any opposed?

1 Hearing none, motion passes.

2 MR. BOLEK: 526 Whittemore Street posted 8-6
3 of '14. This was a vacant structure, it was open to
4 trespass in the side windows, siding and fascia and
5 soffits coming off, evidence of the metals being
6 stripped, windows were boarded, siding's missing in
7 places, gas meter was locked out, electric meter was
8 off, is now on.

9 It had a Property Maintenance Inspection on
10 4-4-14. All permits were required. Permits have been
11 obtained. Plumbing rough has been approved.

12 We're recommending a postponement until the
13 November Board of Appeals meeting to complete the rehab
14 of this structure.

15 THE CHAIRPERSON: I'll make a motion to
16 postpone, as recommended by the Building Department.
17 Is there support?

18 MR. TISEO: I'll support.

19 THE CHAIRPERSON: Ben supports. All in
20 favor, say "Aye".

21 BOARD MEMBERS: Aye.

22 THE CHAIRPERSON: Any opposed?

23 Hearing none, motion passes.

24 MR. TISEO: The people just didn't show up?

25 MR. BOLEK: For the postponement?

1 MR. TISEO: For this one that we just had to
2 make.

3 MR. BOLEK: Yeah.

4 MR. TISEO: Because it was on the --

5 THE CHAIRPERSON: Anymore items?

6 MR. BOLEK: That is it.

7 THE CHAIRPERSON: Okay. Can I have a motion
8 to adjourn the meeting -- or has there been any
9 comments or discussions about tonight's meeting?

10 Nothing for the record.

11 MS. HOFMEISTER: I guess it comes down to
12 karma.

13 THE CHAIRPERSON: Okay.

14 MR. BOLEK: Hmm?

15 MS. HOFMEISTER: Bad karma.

16 THE CHAIRPERSON: All right. Okay. Is there
17 a motion to adjourn the meeting?

18 MR. STEWART: I'll make a motion to adjourn
19 the meeting.

20 THE CHAIRPERSON: All right. Kevin makes a
21 motion. Is there support?

22 MR. TISEO: I'll support. I guess we have to
23 adjourn.

24 THE CHAIRPERSON: Ben supports. We have to
25 go, yes.

1 MR. TISEO: We can't stay, hmm?

2 THE CHAIRPERSON: We can't stay.

3 MR. TISEO: Do we have to take a vote?

4 MR. KOLBE: Yep.

5 THE CHAIRPERSON: All in favor, say "Aye".

6 BOARD MEMBERS: Aye.

7 THE CHAIRPERSON: Any opposed?

8 Motion passes. The meeting's over. It's

9 9:10.

10 (Meeting was concluded at 9:08 p.m.)

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C E R T I F I C A T E

I, Mona Storm, do hereby certify that I have recorded stenographically the proceedings had and testimony taken in the meeting, at the time and place hereinbefore set forth, and I do further certify that the foregoing transcript, consisting of (258) pages, is a true and correct transcript of my said stenographic notes.

Date



Mona Storm
CSR-4460



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\$1,400 107:11,11 107:25 109:16 111:1,2,6 115:3	80:19 210:25 actual 129:25 add 188:16 added 236:18 addendum 64:7 107:20	201:13 207:20 210:11 216:24 221:24 222:21 228:15 241:12	apartments 55:21 apologize 193:24 202:3 223:19 apologizing 225:3 226:24 apparently 179:22 appeal 197:15 224:8 appealing 224:9 Appeals 1:1,7 5:5 21:9 58:21 255:13 appear 62:1 appears 59:24 71:18 128:12 207:23 210:22 217:11,14,18 application 165:14 169:4 170:8 202:17 applications 29:10 32:17 128:22 applied 49:8 89:25 201:21 241:19,25 245:11 appointment 48:12 119:21 appreciate 88:1 98:22 99:19,20 225:3 226:23 227:6 apprised 202:6 approval 11:18 18:2 90:11 93:2,2 93:4 101:16 approve 147:10 approved 65:17,19 67:4 78:25 150:15 155:2 188:1 207:4 255:11 April 35:6,8 58:17 198:18 208:7 architect 90:9 91:14 107:12,25 110:3,17 204:8,18 225:13 architectural 90:7 110:15 area 55:23,24 56:1 63:11 99:7 185:14	186:3 203:1,17,19 Argyle 4:17 221:13 221:14 arrangements 54:13,17 arrogant 224:9 asked 51:6 147:6 191:3 206:10 asking 99:21 102:19 139:21 Assessor's 104:25 105:4 assistance 32:9 association 6:1 assuming 11:3 50:2 204:21 assured 174:8 Ati 1:22 71:25,25 72:7,10,22 73:11 73:15,19,21,25 74:2,4,6,8,10,14 74:17 75:1,4 76:2 76:17,19 77:23 78:2,5,9,12,18,20 78:23 79:2,5,9,11 79:14,17 80:24 81:7 82:2,13,19 82:21 223:18 225:15,25 226:8 226:10,25 227:3,5 227:9,11 attack 25:17 27:7 attempted 72:23 attending 124:3 attention 79:8 attitude 25:9 177:1 177:7 attorney 9:16 38:9 95:24 98:11 auction 102:3,4 103:13,14,15 104:4 105:13 108:19,20 180:17 August 1:2,8 5:2,7 11:3,19 17:9 46:24 96:8 99:4 99:15 101:6 219:3 aunt 208:21,25 211:18
\$10.25 36:18 59:9 100:17 \$14,000 59:13 \$2,500 169:6 \$20,000 34:23 \$200 87:13 178:23 182:18 192:19 \$5,000 168:21 \$50,000 34:22 45:10 \$500 178:23 \$7 37:6 Aaron 1:24 101:19 abandoned 11:9 15:17 95:15 133:16 198:11 199:15,17 201:15 210:14 217:1 230:3 231:3,6 234:19 abate 198:11 abatement 240:8 ability 32:8 able 13:10 44:20,22 67:10 116:19 168:16 184:3 208:23 209:1,3 213:7 242:6 absent 58:12 absolutely 14:14,18 74:2 80:19 accept 7:14 118:11 accompany 213:8 accomplish 130:17 accomplished 135:6 214:14 achieved 45:11 acting 197:1 action 5:15 13:2 29:19 31:2 35:8 147:11 194:12 actions 225:22 active 180:4 actively 83:19 activity 22:17	adjourn 256:8,17 256:18,23 advise 96:24 advised 10:8 90:5 affidavit 41:14 87:4 87:4,21,21 afford 54:5 168:17 agencies 32:20 157:16,23 Agenda 1:4 agent 10:6 ago 21:11,11 46:24 49:16,16 52:17 57:24 67:12 83:13 92:4,6 96:2,8 126:8 129:23 135:17 142:21 158:2,22 160:19 175:8 182:6,11 195:12,13 208:12 224:2 236:14,24 agree 98:17 agreement 11:16 109:15 ahead 7:2,4,5 9:4 15:15 23:6 28:8 40:20 43:15 49:3 58:11 61:13 63:12 65:8 69:12 71:8 72:9 74:19,20 87:6 89:14 98:13 99:17 118:4 121:8 128:4 133:14 134:10,18 136:20 150:1 154:19 165:3 172:20 186:5 187:14 191:15 198:6	ahold 214:3 Ain't 130:25 alarms 20:25 alcohol 185:9 Allegiance 6:14,15 allow 11:13 12:1 58:7 96:23 147:18 allowance 76:16 allowed 140:7,10 alphabetical 5:12 aluminum 17:3 amazing 66:2 90:18 amend 171:12 amount 34:6 36:23 48:4 146:14 157:18 169:8,9 Andre 2:6 166:3,5 172:1 animals 121:13 128:9 150:6 233:11 235:13 237:14 238:24 245:7 246:17 249:1 250:13 answer 73:23 78:19 111:12 115:25 126:9 184:18 answer's 109:12 answered 32:21 anticipated 41:12 anxious 90:12 anybody 9:13 25:18,21 35:22 37:20 39:19 117:19,21 185:21 anymore 58:7 110:23 147:14 256:5 anytime 140:8 anyway 36:16 46:13,19 177:14 anyways 37:13 147:21 177:24 194:17 apartment 110:1,2		

automatically 64:8 69:18	127:25 128:1 132:15,16 133:10 133:11 136:4,5,17 136:18 137:20,21 149:2,6,7,23,24 154:3,4,16,17 155:13,14 164:12 164:13,25 165:1 171:21,22 172:16 172:17 173:10,11 186:17,18 187:11 187:12 197:11,12 198:3,4 200:13,14 201:9,10 206:22 206:23 207:17,18 209:14,15 210:8,9 216:5,6,21,22 222:3,4,18,19 223:13,14 228:1,2 228:12,13 229:3,4 229:21,22 230:13 230:14,23,24 231:18,19 232:8,9 233:2,3,20,21 234:12,13 235:5,6 235:22,23 237:5,6 237:22,23 238:14 238:15 239:10,11 240:3,4 241:9,10 242:13,14 243:1,2 243:16,17 244:8,9 244:23,24 245:18 245:19 246:9,10 247:4,5,24,25 248:18,19 249:11 249:12 250:3,4,23 250:24 251:14,15 252:6,7,22,23 253:13,14 254:8,9 254:23,24 255:20 255:21 257:5,6	82:5 83:14 89:22 93:25 96:7,10,14 99:15 100:23 101:3 102:12 107:21 110:6,21 111:23 114:4 115:21 131:14 132:1,4,21 141:8 141:8,12,18 145:21 147:3,24 153:1 157:10,20 158:17 159:22 160:2,5 166:11 179:24 180:18 182:22 183:6 188:16 189:15 203:4 208:24 218:3 219:2,18,20 220:15 221:6 224:21,22 225:3 225:23 226:21 231:25 236:19 245:12 246:20 253:23	235:11,11 238:23 250:10 252:12,13 Basic 163:7 basically 18:11 20:24 45:3,4 50:13 68:3,20,22 69:10 99:6 106:24 bathroom 50:5 122:17,18 143:21 183:2,3 battery 200:3 battery-operated 72:2,11 bearing 117:14 beautiful 60:21 becoming 31:5 bedrooms 198:13 begged 67:8 begging 59:25 60:3 63:12 beginning 46:4,5 122:5,6 begun 134:4 behalf 208:21 211:2 behavior 196:24,25 223:19 believe 44:20,24 48:18 72:16 75:9 121:20 156:24 159:15 believes 152:11 Ben 1:10 6:24 8:24 23:1 28:3 100:9 121:3 127:24 133:9 149:1 221:24 225:12 233:19 255:19 256:24 Ben's 225:13 Benge 2:4 138:16 138:16,20 139:2,5 139:7,10,15,18,23 140:3,6,8,18 141:5,9,15,19,21 142:6,10,18,25 143:4,8,12,16,19 143:22,25 144:2,5 144:8,12,16,19,22	144:25 145:3,8,10 145:14,22 146:2,6 146:11,18,25 147:4,12,15 148:20,22 149:12 best 31:25 119:25 120:1 128:17 148:22 153:9 196:10 226:16,19 better 18:20 40:1 66:3 better-looking 142:2 beware 107:16,24 bid 41:18 big 56:18 60:13 170:17 219:13 bill 219:13 bills 107:21 Billy 1:23 90:3 bit 39:13 119:17 189:15 Blaine 3:12,16 54:22,23 149:15 149:18 150:2 blame 183:11 blatantly 73:5 blew 160:20 blight 225:9 226:4 blighted 225:19 blights 226:6 block 93:20 blocked 17:4 187:19 blocks 89:18 Bloomfield 4:9 83:19 156:18 blowing 179:17 blueprint 118:13 blueprints 106:1 108:21 board 1:1,7,9 5:5,5 6:6 7:17 8:12 9:1 14:24 15:12 16:17 21:8,24 23:3 27:11 28:5 39:23 40:19 42:24 43:13 47:20 48:25 53:23 58:20,23 59:4
available 34:8 36:4 Ave 3:3,4,4,6,8,10 3:11,12,12,13,13 3:14,16,16,17,18 3:19,22,23,24,25 4:4,6,7,7,9,10,10 4:11,11,13,14,15 4:15,17 Ave.Tabled 4:5 Avenue 1:7 16:25 84:18 95:12 156:18 207:10,12 207:13,21 210:12 230:17 231:2,22 232:6,13,24 233:7 233:16,24 234:9 235:9 237:10 238:1,21 239:14 241:4,7,13 242:17 242:20 243:5 245:2,16 248:3,22 249:7 251:18 252:3 avoid 38:8 avoiding 73:5 await 90:10 aware 11:8 12:24 12:25 158:20 184:10 212:7 213:22 Aye 7:16,17 8:11 8:12,25 9:1 14:23 14:24 15:11,12 16:16,17 21:23,24 23:2,3 27:10,11 28:4,5 39:22,23 40:18,19 42:23,24 43:12,13 47:19,20 48:24,25 53:19,23 64:11,12 65:5,6 70:17,18 71:5,6 79:24,25 84:13,14 88:23,24 89:11,12 95:4,5 100:5,6 106:19,20 119:12 119:13 120:25 121:4,5 127:5,6	back 19:24,25 21:18 22:14 26:17 29:21 32:21 42:16 43:17 53:9 54:9 56:18,20 69:14,16 69:21,22,25 75:8	backyard 62:16 80:13 bad 18:22 25:20 28:21,23 29:8 38:19 86:12 96:11 98:17 152:23 153:7 165:9 238:19 240:15,18 256:15 bag 126:17 bags 165:7 167:24 Bair 2:6 173:15 balcony 133:20 Baldwin 185:4,20 186:3 bank-owned 42:6 bankruptcy 38:7 bars 219:24 base 249:21 baseboard 161:7 based 36:23 basement 43:21 45:24 49:21 128:14 173:18 229:13 232:18,19		
B				

64:12 65:6,11	243:6,7 244:14	124:10,15 125:5	222:8,22 227:14	188:11,11
66:4,8,16 69:15	246:17 255:6	126:3,11 127:16	227:16 228:6,16	breakdown 99:11
70:18 71:6 72:21	boarding 157:9	127:20 128:5	229:8 230:1,17	breakfast 181:8
76:8 79:25 83:18	178:25	129:2,4,6,16,18	231:2,22 232:13	185:3
84:14 88:24 89:12	boards 68:13	129:23 130:18	233:7,24 234:16	breaking 193:4
90:20 95:5,21	187:19 253:4	131:10,19,22	235:9 236:1	brick 221:16
96:22 100:6	Bob 24:14	133:4,15 134:25	237:10 238:1,21	bring 8:4,6 15:6
106:20 119:13	Bolds 2:8 205:4,9	135:2 136:10,21	239:14 240:11,15	22:23 27:21 40:14
121:5 122:2 127:6	205:14,20	137:10 138:2	240:20,24 241:4	43:8 54:8 64:25
128:1 132:16	Bolek 1:5,14 6:11	139:25 140:15,19	241:13,24 242:2	65:1 71:1 120:21
133:11 136:5,18	7:7,22 8:17 9:5	140:24 141:7,10	242:17,21 243:5	127:18 129:13
137:21 149:7,24	15:4,16 16:24	141:18,20 142:13	243:20 244:12	133:7 154:13
154:4,17 155:14	19:8 20:12,15	142:16,23 145:15	245:2,22 246:14	164:21 196:18
164:13 165:1,24	21:10 22:11,21	145:19 147:8	247:8,21 248:3,22	197:22 201:5
171:22 172:17	23:7 25:9,14 26:3	149:15 150:2	249:15 250:7	207:13 210:5
173:11 176:1,2	27:19 28:9 29:3	151:10,14 152:2	251:2,18 252:10	222:11 225:23
186:18 187:12	30:24 31:1,4,11	152:17,19 153:1,8	253:1,19,21	228:8 242:19
193:21 196:11	31:16,18,22,25	153:11 154:10,20	254:13 255:2,25	bringing 73:6
197:12 198:4	32:4,7,11,13,15	155:25 156:16,18	256:3,6,14	broke 15:18 218:12
200:14 201:10	33:22 34:6,10,16	158:17,20 159:1,4	bond 36:17,18,23	broken 17:2 84:21
204:18 206:23	34:22 35:9,24	159:10,14 161:12	48:2 54:2,4,6 59:6	128:10,13 136:22
207:18 209:15	40:12,21 43:4,6,9	161:22 162:5	59:8,15,16 76:15	165:8,10 173:19
210:9 216:6,22	43:16 44:6 45:19	164:19 165:4,23	98:14 100:16	229:12 230:4
220:20 222:4,19	45:22 46:4,14,19	167:16 168:6,11	225:20 226:22	232:1 234:3
223:14 225:4,22	47:2,13 48:18	168:16,22 169:18	bottom 49:22 72:21	235:14 236:6
228:2,13 229:4,22	49:4 51:17,22	170:4,22 171:1,11	87:15 194:17,19	237:14 238:4,25
230:14,24 231:19	52:25 54:22 55:21	172:11,21 173:17	194:20,24	239:19 241:16
232:9 233:3,21	55:24 58:14 64:23	175:3,5,7,13,15	bought 12:19 21:17	243:24 245:8,25
234:13 235:6,23	65:9,25 66:6,10	175:20 178:2,19	41:8 67:12 96:2	246:18 247:13
237:6,23 238:15	66:12,15 67:20	179:3,5,11 184:7	102:22,22 103:12	248:8 249:1
239:11 240:4	68:11,15 69:2,17	184:20 185:16	103:19,20 105:12	250:13 251:23
241:10 242:14	69:23 70:24 71:9	187:4,15 188:5	108:25 122:5	252:14 253:4,24
243:2,17 244:9,24	72:21 73:2,5,12	190:4,25 191:17	146:4 155:20	brother 81:9
245:19 246:10	73:16 74:11 75:21	191:22 195:12,14	158:1,5 159:8	brought 8:4 24:18
247:5,25 248:19	76:19,25 77:17,19	195:18,22,25	161:8 169:11	24:25 25:1 67:22
249:12 250:4,24	78:3,10 80:5,18	197:20 198:7	176:13 184:1	131:24 203:6
251:15 252:7,23	81:10 83:4,21,23	199:2,11 200:20	185:25 218:12	213:11,13
253:14 254:9,24	84:2,7,18 85:7,19	200:24 201:2,14	Bowen 124:7,10	brush 71:13 210:14
255:13,21 257:6	88:15 89:4,15	204:11,13,16	126:3,13	bucks 111:14
Board's 83:7 190:4	92:3,6,21 93:1,4	207:10,21 209:25	Bowls 204:25	142:20
boarded 23:12	93:12 94:11 95:12	210:2,12 211:18	box 77:6 235:15	build 204:22 205:6
54:25 65:12 71:10	97:8,22 99:1,6	211:20,24 212:3,9	Boyle 204:25 205:2	205:13
77:3 95:15 133:16	101:8 111:2	213:9,17,24	205:2,16	builder 117:12,17
150:3 154:21	113:13 114:5,8,11	214:13,25 215:12	Branch 3:20 222:8	117:18
165:6 180:9	115:12 116:13,17	215:14,18,23,25	222:12,13,22	building 1:5,14
187:16 210:13	117:11 118:15,19	216:13,25 217:16	brand 61:5 189:1	5:18 7:8 10:6,14
217:3 230:3 231:4	118:25 120:20	217:18 218:19	break 100:21	10:15 14:1 23:14
234:1 236:3	121:9 122:25	219:1,5,24 221:3	135:10,12	26:12 28:14 42:10
237:12 238:24	123:3,6,13 124:7	221:5,7,10,14	break-in 77:23	43:20 48:2,6,9

49:18,19 52:25	85:13,14 86:6	215:23	32:17,20 33:1,5,8	109:13,22 110:7
54:1 55:4,5 69:5,8	87:4,10,17 88:7	carpet 45:8 86:24	33:14 34:2,11,15	110:11,14,20
69:13 71:17 74:22	107:16,24	cars 179:2	34:18,21,24 35:3	111:3,8,12,22
76:14 78:7,8,25	buying 107:19	case 7:19 8:14	35:13,17,25 36:5	112:5,21 113:10
82:15 84:6,8	185:21	181:21	36:10,20,22 37:7	113:16,19,25
87:13 89:24 90:1		cash 11:23 146:2	37:10,17 38:10,14	114:7,10 115:3,9
90:11 92:19 93:20	C	catalyst 66:5	38:21 39:9,12,15	115:19,24 117:9
97:4 100:10	C 3:12,12,17,17	caught 102:23	39:21,24 40:3,9	117:16,20 118:8
101:13 104:5	12:24 55:9,9	108:18	40:11,14,17,20	119:6,11,14
105:24 110:12	61:12,12 62:9,9	Cause 5:5	42:19,22,25 43:3	120:12,15,18,19
115:11,15 116:3	64:4,4 69:17,18	causing 116:20	43:5,7,11,14 45:6	120:21,24 121:3,6
116:13 118:25	258:1,1	caution 26:25	45:10,14,21,25	122:3,23 123:14
119:1 121:25	C.J 1:19 41:9	caveat 116:7	46:10 47:16,18,21	124:13,24 126:6
123:23 128:20,20	cabinet 49:24	caving 237:13	48:1,8,11,15,17	126:18 127:2,4,7
134:1,5,19,25	cabinets 21:16 45:8	Cedardale 3:24	48:20,23 49:1,12	127:15,18,21,24
135:1 138:8,10	56:10 122:16	227:14,16,24	50:10,13,16,20	128:2,25 131:3
142:5 150:13	cables 199:25 200:2	center 185:3	53:6,17,22,24	132:8,15,17,19,23
157:7 158:14	calendar 97:20,21	203:23,24	54:7,12,16,20	132:25 133:2,6,9
163:1,23 165:14	call 6:17 25:2 58:25	Century 157:3	55:25 56:3,15,22	133:12 134:9,18
165:16 169:5	62:6 66:5 69:6	158:10	57:3,8,11,14,17	135:8 136:1,4,6,9
170:8 172:22	76:6 78:4 88:4	ceramic 218:22	57:19 58:8,10	136:12,16,19
178:1,2 179:17	101:3 119:16,20	cert 20:12,13	60:12,16,19 61:3	137:9,15,19,22
181:16 189:6	120:4 125:6,7	certain 48:4 55:15	61:18 62:18,22	138:1,15,18,25
190:11 191:13	132:3 163:23	97:16	63:24 64:6,10,13	139:3,6,8,13,16
192:9 194:14	164:3 181:5 189:5	Certainly 151:4	64:16,22,24 65:4	140:5,12,23 141:2
195:19 196:20	called 13:18 19:14	certificate 20:11	65:7 66:9,13,17	141:6,13,16 142:4
198:24 199:7,7	24:4,7 43:22	26:2 62:4,9	69:3 70:11,16,19	142:8,11,15,19
203:1,10,12,22	55:16 72:24	certify 258:3,6	70:23 71:1,4,7,24	143:2,5,10,14,17
204:19 205:11	128:13,14,18	chain 208:19,20	72:4,9 74:19,24	143:20,23 144:10
210:20 217:10,11	136:25 150:9	Chairperson 1:10	75:2,5,11,19,23	144:14,23 145:20
217:25 218:4	152:1 165:11	5:4 6:13,16,19 7:1	76:3,9,12 77:16	145:25 146:8,13
220:24 225:13	175:14,17 188:1	7:5,11,16,18,24	77:20 78:16,19,21	146:23 147:2,11
226:13 228:19	191:17,24 198:11	8:1,8,10,13,19,22	78:24 79:4,7,10	147:13,16,20
240:7 245:11	232:20 249:20	8:24 9:2,13,17	79:13,15,19,22,24	148:6,11,14,17,21
249:20 255:16	251:22	10:24 11:5,15,20	80:1,4 81:14,25	148:23 149:1,4,8
buildings 225:20	calls 218:5	11:25 12:8,14,16	82:24 84:12,15,17	149:13,19,22,25
built 205:9,10,18	canceled 163:6	12:18 13:4,10,16	85:24 86:2 87:25	152:7,13,16,25
bunch 163:8,10	capability 224:24	14:21,25 15:3,6	88:6,13,18,22,25	153:4,12,18,24
burnt 145:11	carbon 72:2,10,11	15:10,13 16:2,6	89:3,6,10,13 92:7	154:2,5,12,15,18
burrowing 121:13	care 7:10 33:4	16:15,18,22 17:12	92:11,16,18,25	155:12,15,18,23
bushes 241:3	42:15 49:16 51:8	17:20 18:4,12,16	93:5,10 94:24	156:2,4,7,10,13
business 91:6 93:10	51:14 64:2 85:3	21:19,22,25 22:4	95:1,3,6,11,23	156:17 162:1
97:18	99:8 108:15 131:4	22:15,20,23 23:1	96:16 97:15,18	163:10,16,19
busted 183:5	147:25 152:5	23:4 24:20 26:4	99:23 100:2,4,7,9	164:9,14,18,21,24
251:21	157:21,22 165:11	26:13,17,21,23	100:14,21,24	165:2 167:6 168:9
buttoned 22:16	166:16 168:21	27:5,9,12,18,21	101:2,6,23 102:2	168:12 169:21
buy 37:20 103:11	169:17 175:1	27:25 28:3,6,25	103:18 104:7,12	170:25 171:20,23
126:8 157:25	178:8 180:21	29:6,14,18,24	104:14,17,24	172:10,12,15,18
buyer 14:9,16 85:1	202:19 214:2,14	30:3,6,17,23	105:3,15 106:18	173:6,9,12,16,25

175:22 177:4,11 177:16,19,22 182:23 183:11 184:12 185:7,12 186:8,12,15,19,21 187:2,6,10,13 189:9,17 194:11 196:2 197:9,13,19 197:21,24 198:2,5 198:25 199:3,6,15 199:19,22 200:1,4 200:7,10,12,15,18 200:21 201:1,4,8 201:11 204:24 205:3,6,11,18,24 206:1,7,12,15,17 206:22,24 207:3,6 207:8,12,16,19 208:4 209:7,13,16 209:20,24 210:1,4 210:7,10 211:9,15 212:10,13,15,19 212:21 213:3,6 214:16,21 215:3 216:1,4,7,10,15 216:18,20,23 217:22 220:7,10 220:12,17,21 221:1,12,23 222:2 222:5,10,13,15,17 222:20 223:6,12 223:15 225:1,16 226:7,9,11,23 227:2,4,6,10,12 227:15,25 228:3,8 228:11,14,25 229:2,5,20,23 230:12,15,22,25 231:18,20 232:7 232:10 233:1,4,17 233:19,22 234:11 234:14 235:4,7,18 235:21,24 237:4,7 237:21,24 238:12 238:16 239:6,9,12 240:2,5 241:8,11 242:9,12,15,19,22 242:25 243:3,12 243:15,18 244:7	244:10,22,25 245:17,20 246:8 246:11 247:3,6,17 247:20,23 248:1 248:18,20 249:9 249:13 250:2,5,22 250:25 251:13,16 252:2,5,8,21,24 253:12,18 254:7 254:10,19,22,25 255:15,19,22 256:5,7,13,16,20 256:24 257:2,5,7 chance 67:8 72:20 76:18 111:15,20 change 171:18 179:15 changed 19:9 90:6 92:12,17 106:25 112:17 118:1 190:6 changes 226:1 changing 115:12 check 9:23 105:4 157:21 checked 109:1 146:10,11 206:3 children's 44:15 236:21,22 chimney 136:23 234:3 chipped 82:8 choice 109:19 Christopher 2:2 129:8 circuits 139:12 143:9 city 1:1,12 5:18 12:24 54:10,11,13 54:17 59:17 63:12 65:12 72:22 106:9 114:18 126:22 154:21 162:21 175:19 179:9,15 194:1,3 213:12,20 225:9,11,18 Clair 57:21 classified 105:5 clean 80:21	cleaned 81:1 82:3 82:10 134:7 145:10 167:3 174:25 199:12,13 201:18 203:2,10 224:21 clear 94:1 119:9 clearing 93:25 clearly 203:15 Clerk 1:13 client 11:8,10 99:12 close 13:8 14:10 41:13 45:1 55:14 58:25 72:13 185:5 236:24 closed 51:7 176:18 178:6,7 203:11 closes 51:12 closing 11:2,19 13:1,14,15 CO2 188:20 code 1:14 9:7 96:10 codes 197:3,4 coldest 72:19 collapsed 30:15,16 collapsing 207:24 221:16 222:24 229:13 231:24 232:16 239:19 243:23 245:6 collateral 37:23 38:3,4 Columbia 4:13 228:6,9,16,24 come 8:18 15:4 18:6 21:10,12 22:21 26:17 27:19 28:14 35:18,22 36:22 40:13 43:6 44:16 48:19 59:2 64:23 69:14,16,21 69:22,25 70:24 73:16 85:12 90:5 90:20 96:14 101:24 103:7 107:8,12,25 111:12 117:22 119:16 120:20 127:16 128:21	130:2 133:4 140:8 145:22 149:15 154:10 158:10 164:6,19 172:11 178:23 179:22,24 182:22 187:4 197:16,20 200:25 207:10 210:3 216:13 218:3 220:13 222:8 228:6 230:17 239:21 241:4 242:2,17 254:13 comes 25:14 36:9 39:5 73:12 94:10 161:19 256:11 comfortable 182:17 184:9 coming 17:18 19:20 66:19 76:25 98:22 120:4,6 158:6 160:2 225:3 231:6 255:5 comment 112:22 177:23 184:13 223:17 comments 157:1 177:13 256:9 commercial 37:19 93:4 common 55:23,24 56:1 communities 225:21 community 41:10 194:7 203:13 225:16,24 companies 203:14 company 19:15 20:9,15 74:9 96:1 96:1 99:9,11 125:23 178:10 180:21 211:16 complaints 234:21 complete 16:1 21:13,15 69:12 76:15 125:7 220:25 255:13 completed 9:19,22	13:7 17:21 27:2 49:15 55:6 60:1 61:14 90:12 92:3 122:9 129:20 166:19 167:14 173:4 188:7 220:24 completely 42:3 90:6 161:5 183:6 completing 92:24 completion 11:13 compliance 62:9 96:13 164:5 compliant 73:4 complicated 117:15 complied 83:25 complying 96:9 compromised 220:5 conceptual 204:14 concern 30:13 34:6 45:19 116:13 159:6,9 concerned 168:6 181:20,23,24 concerns 6:2 concluded 257:10 concludes 216:10 concrete 89:19 condemn 195:5 condemned 30:23 36:14 145:18,19 condition 5:20 28:22 47:8 87:3,5 99:13 157:6 conditions 103:19 conducted 13:18 17:6 65:14 122:19 172:25 confirm 90:14 conforming 115:22 confused 114:1,17 114:22 confusion 14:15 conjunction 13:14 connect 50:3 consider 181:22 consisting 258:7 constantly 189:19
---	--	---	---	---

constructed 104:19	106:6,22 107:6	created 213:14	date 9:11 11:2,19	232:17 234:3,19
construction 5:5	108:1 125:9 129:6	creating 31:7 147:8	24:19 44:25 52:2	234:20 235:13
45:14 112:19	138:5 139:25	credentials 208:23	55:15 56:25 67:4	236:5 237:14
197:16	159:21 175:19	credit 11:21,24	67:10,20 97:15,16	238:4,24 239:18
Construction's	211:22 242:21	219:25	123:18 146:20	240:22 241:16
42:16	258:8	creditors 38:8	161:25 258:11	243:7 244:15
contact 83:23	corrected 50:22	Crossing 205:10,19	dates 55:16	245:7,25 246:17
100:10 176:19,21	correctly 50:24	crumbling 95:15	David 1:20 44:8	247:13 248:7,25
176:24 180:17	cosmetic 22:12	136:23 156:21	day 24:8,25 25:4,6	249:18 250:12
182:9 183:25	cost 33:13 36:24	222:25 227:18	25:6 31:6 50:25	251:6 252:14
190:10,14	37:7 87:12 169:5	229:11 231:8	51:8 123:21 130:4	253:4,25
contingency 13:1,6	226:17	234:4 239:16	130:6,9 164:17	debt 146:19
continue 162:25	cost-effective 33:14	243:24 245:7	182:8 189:7	December 32:4
Continued 2:1 4:2	costing 218:11	Crystal 4:4 229:8	203:12 212:2	decent 41:25 194:2
contract 11:2 12:22	costs 33:10 54:4	229:18	days 3:12,17 4:4	decide 35:7 59:14
169:12	Council 159:18,19	CSR 2:11	11:13 24:22,24	decision 224:11
contractor 20:9	159:20 160:13	CSR-4460 258:12	48:12 61:12,15	decisions 224:12
27:7 41:18 110:20	counseling 159:7	cue 5:23	62:3 64:5,15 69:2	225:4,6,8
113:20 117:19,20	counter 188:22	curb 248:12	69:12,17,19 70:9	deck 71:13 77:7
117:22 126:15	country 206:2	currently 11:1,17	70:11,23 75:17	decks 55:1
131:17,20 202:3	County 6:9 19:3	201:25	79:11,13,14,16	deed 54:8 172:7
202:19 204:4,22	29:11,12 32:25	cut 39:18 42:18	82:25 83:9 85:4	Deeds 6:9
204:24 206:2	33:25 35:18 42:11	77:5 82:8,9 95:17	88:15,16,17,21	defects 105:14
contractors 20:1	103:12,14,15	113:1,8 128:19	92:4,4,6 94:19	defied 78:7
131:23 206:8	107:17 109:3	133:22 134:23	97:9,10,13,19,20	definitely 70:3
control 174:9 181:3	146:9 172:8	160:14 179:23	97:21 125:1 130:3	214:17
189:8	174:11 180:20	192:6 199:24	135:3,4 137:8	delay 190:6
conversation 7:12	183:20 237:12	200:1,2 211:7	170:2 192:1 220:2	demo 3:5,10,12,17
convert 101:16	County's 230:5	231:9 234:5 238:5	deal 60:13 118:12	3:18 4:14 6:8
110:21 115:21	County-owned	246:2,20 248:10	153:25 179:14,17	26:18 36:24 44:20
116:20 131:13	183:21	248:11 249:3	dealing 27:2 83:19	100:11,13 140:4
132:1	couple 18:23 21:11	cutting 209:22	108:12 176:25	163:20 243:13
converted 101:10	36:5 57:21 61:9		dealt 108:16	247:23 249:10
114:9	94:3 137:7 157:15	D	debris 15:20 17:3	252:3
converting 115:18	158:22 161:18	dad 18:8 211:2,12	28:12 40:25 43:19	demoed 198:10
131:16 132:4	218:4	212:2,23 213:20	49:6 55:1 56:15	demolished 61:25
convey 87:3 93:20	course 97:1 155:21	214:19	61:1 63:10 65:11	demolishing 5:16
208:23 209:1	171:4	damage 32:3 34:7	71:13 77:7 80:12	59:17
conveyed 208:22	Courtney 1:17 9:15	241:15 251:20	89:18 95:16 99:2	demolition 9:12
copies 50:11,12	cover 34:4	253:5	121:13 128:9	17:11 23:21 28:18
copper's 43:23	covered 165:7	damaged 114:6,8	133:19 136:23	38:13 44:4 47:12
copy 10:2 14:5,9	241:3,16 249:17	224:19	150:5 156:21	47:15,22 49:11
20:10 49:13	covers 39:18	Dan 1:13 7:2 35:4	160:7,8 167:1,2,3	52:24 53:4,21
corner 86:13,16	cracked 77:4	146:16 226:13	198:12 199:9	54:4 55:12 59:7
188:22 225:9	cracking 40:2	dangerous 31:9	201:17 207:25	59:14 61:16 64:8
correct 14:18 41:8	89:19	80:11 192:5	210:15 211:7	65:21 70:12 71:22
47:13 51:1,8,17	Cranbrook 206:14	239:21 240:16	217:3 222:25	74:22 75:25 76:11
83:16 85:18,19	crawl 218:25	Danyal 1:22 71:25	227:19 229:12	76:13 79:16,20
92:2 93:22 104:20	create 225:6	72:4 81:7,25	230:4 231:6 232:1	80:1 84:5,10,24

90:2 95:18 98:1 99:18 100:1 101:18 119:10 121:25 128:24 134:3 138:14 150:18 153:23 156:24 165:19 173:23 175:18 178:3 188:8 197:7 202:1 208:3 210:25 217:20 221:19 222:1 223:3,8 227:21,24 229:15,18 230:7 230:10 231:13,16 232:4,6,21,24 233:14,16 234:6,9 234:24 235:1,16 235:19 236:9 237:2,16,19 238:7 238:10 239:3,5,22 239:25 241:21 242:8 243:10 244:2,5,17,20 245:14,16 246:4,6 246:24 247:1,15 248:14,16 249:5,7 249:22,25 250:16 250:19 251:9,11 251:25 252:17,19 253:8,10 254:3,5	113:21,22 114:5 153:8 Deputy 181:1 desert 185:23 design 204:22 designation 19:9 175:5 destroyed 89:17 233:10 237:12 244:14 245:25 253:5 destroying 96:3 detail 218:1 220:16 detector 72:2,11,12 detectors 50:6 188:20,21 deteriorate 31:14 deteriorating 29:16 deterioration 30:14 determine 116:19 121:22 determined 187:23 detours 39:19 Detroit 202:5 Development 124:11 different 34:1 57:20 78:5 146:9 157:15 191:23 206:13 difficult 113:6 114:4 dilapidated 28:10 77:7 84:19 89:16 89:17 95:13 156:19 157:6 173:18 174:24 201:17 221:15 229:9 230:2 231:23 232:14 233:8 234:1,17 235:10 236:2 237:11 238:2,22 239:15 243:21 244:13 245:3,23 247:9 248:4,23 249:16 250:8 251:4,19 252:11 253:2,22	diligence 104:7 107:21 DiNARDIS 56:5,7 56:17,24 57:5,10 57:13,16,18,20,25 58:3 59:18,21 60:2,5,9,13,17,21 60:25 61:5,8 62:12,15,20,23 63:1,4,6,14,18,23 64:17 dinner 181:8 185:3 direction 42:14 directly 118:15 Disability 157:17 disagree 28:20 disclosed 14:19 159:8 disclosure 14:13 discrimination 177:21 197:18 discriminative 197:2 discuss 12:9 106:17 214:6 discussion 16:6 27:9,10 38:16 42:22 53:8 67:24 76:4 149:3,5 153:19 156:25 169:24 181:15 186:16 221:24 discussions 256:9 dismiss 7:9 55:16 58:19 dismissal 7:14 dismissed 4:6,13 7:19 8:15 228:21 228:24 disputing 157:13 disrepair 15:20 district 52:4 194:2 dividing 110:9 documentation 106:8 documents 105:25 106:10 dodge 190:17 doing 5:10 11:5	18:11 20:2,3 25:16,19,20 29:24 38:8 41:17 42:9 54:14 68:16 98:3 143:5,6,10,14,20 157:15 158:11,12 159:21 160:2,3 162:19,19 176:5 180:6 190:18,19 190:20,21 194:6 196:10 202:20 203:18 208:9 dollar 174:13 door 33:8 40:23 42:17 49:24 52:19 110:1,2 112:25 113:1 128:6 135:14 144:13 154:23 159:25 160:1,1 174:20 176:7,11 179:1,2 181:14,17,21,22 181:24 183:13,17 189:15 198:9 201:16 208:8 225:17 229:10 231:4 232:15 233:9 238:3 239:17 245:24 247:10 251:21 doors 15:17 23:9,10 40:24 43:17,18 44:12 55:6 68:24 80:9 110:6 138:21 143:1 169:3 181:9 189:9,11,13 203:11 243:8 247:10 248:24 250:9 251:5,5 253:23 doorway 113:8 116:9 dormant 46:8 dormer 31:14 168:13 double 110:6 189:14 downstairs 48:7,9 119:1	downtown 185:21 Dr 3:7 4:4,12,13,14 drag 25:10 drain 122:15 drained 163:7 draw 75:7 110:21 drawing 91:16 118:14 131:3 drawings 90:7,8,10 90:11 91:12,13,23 92:1 108:1 110:16 110:18 111:1 112:19 116:4 204:14 dream 146:21 drink 144:16 drip 133:21,21 234:5 238:5 249:3 drive 80:7 226:2 229:8,18 230:1,10 252:19 253:1,10 driveway 62:11,13 198:12 driving 194:2 drove 135:15 drug 185:8 drugs 179:4 drywall 19:24 20:22 21:18 49:24 139:12 155:5 DTE 128:13 136:25 150:9 165:11 179:22 234:22 246:2,20 249:20 duct 20:5 due 11:9 17:8,11 23:21 44:4 55:12 65:21 71:23 104:7 107:20 150:18 165:19 202:4 210:25 217:21 253:5 dump 174:13 dumping 62:16,17 154:22 dumpster 93:16 dumpsters 203:14 duplex 18:25 19:2,9 101:11 104:9,13
---	---	--	---	---

104:15,19 111:21
112:2,14 114:24
179:2
dwell 185:6
dwellings 55:25

E

E 4:5,13 258:1,1
E-S-T-R-E-L-L-A
151:2
earlier 46:21
110:25 159:14
223:19
early 58:16 120:8
215:9
easier 215:20
east 31:19 206:2
209:25 210:2,4,12
212:4 228:6,16,24
Eastway 3:7 230:1
230:10
easy 82:24 168:18
171:6
eat 185:3
eating 185:6
Edwards 1:22
84:25,25 85:14,22
86:1,4,8,10,15,17
86:20,23 87:19
88:1 89:2
eh 40:2
EHA 95:25
eight 32:8 40:7
67:11
eighth 65:10 66:7,7
66:9,10
either 81:17 180:13
183:13 224:13
electric 15:21 19:14
23:11 49:7 54:25
77:4,5 84:22
89:21 95:17
115:15 128:11,12
133:20,21,21
136:24 150:8
156:22 161:5,6,6
161:7 165:10
173:21 198:15
201:19 208:1

210:16 217:6
221:18 222:25
227:20 230:6
231:9 233:12
234:4,22 235:15
236:6 237:15
238:5 239:1,20
241:17 243:8,25
244:15 246:1,19
247:14 248:8
249:2,19 250:14
251:7,24 252:15
254:1 255:7
electrical 10:15
14:2 17:17,23
20:2,17,18 23:16
24:17 26:8 50:4
55:4,7 56:12 57:1
57:23 65:12,16,18
68:4 71:20 72:2
72:10 122:7
123:23 135:22
138:9 141:4 142:7
143:6,11,15,17
144:3 146:25
148:15 150:5,6
151:5,8 165:17
166:9,13,21,22
170:6,9 173:1
187:25 188:2
195:15 217:10,13
218:7 224:17
electrician 58:1
188:15
elements 17:2
23:10 121:11
128:7 173:20
217:2 231:6
234:18 235:12
243:22 245:5
247:11 248:5
250:10 251:5
252:12 253:24
eliminated 141:15
141:18
eliminating 226:5
Elizabeth 32:24
embarrassed 66:22
67:9

emergency 202:5
Emerson 4:15
230:17,20 231:2
emotional 224:6
empty 86:18,20
185:4
ended 158:9 160:19
Enforcement 1:14
enforcements
234:21
engineering 45:23
218:23
Enrique 2:9 217:23
entire 93:19 94:8
245:4
entryway 241:15
environment
224:11
er 70:20
Erik 1:18 17:13
estate 208:21
estimate 33:12
estimated 11:2,19
169:5
Estrella 2:4 151:1
Etonia 211:3
evening 95:21
202:2
eventually 42:12
everybody 35:19
106:19 162:21
174:5 185:18
196:14 223:19
everybody's 192:2
everything's 42:13
44:13 56:11
166:12
evidence 255:5
ex-Pistons 205:15
exactly 44:5 118:16
190:18 213:23
excess 36:19
excuse 6:17 65:24
68:7 81:3 106:16
134:13 135:11
148:7 176:5 177:4
178:15 184:2
220:1
exhibit 87:9

expect 135:24
148:10 180:11
expected 219:6
expecting 125:1
expects 152:9
expensive 113:23
expire 65:16 151:18
expired 23:16,17
24:13 44:3,19,22
71:17 72:15,17
77:12 80:17,18
83:1,10,10,12
122:12,22 123:20
123:22 124:1
142:14,21,22
150:13,14 151:9
151:13,14,19,20
expires 23:15,19
expiring 151:17
explain 6:1 97:5
explained 108:19
174:5
explaining 159:20
exposed 227:18
extend 82:15,15,25
83:7 121:20 192:1
192:19 220:1
extended 83:9
125:4
extending 75:17
extension 82:22
140:16
exterior 49:20
84:20 89:19
153:24 232:17
234:18
extra 56:10
extraordinarily
169:6
eyesore 142:2

F

F 258:1
fabulous 184:8
face 177:8
face-to-face 35:20
facility 205:7
fact 28:20 93:18
141:22 203:17

fail 56:5,7
failed 55:8 57:24
58:1 67:2,2 71:21
failing 43:23 45:22
fails 119:17
fair 30:6 94:23,24
fall 46:5 214:4
falling 17:3 28:12
43:19 49:5 80:12
84:21 101:9
221:21 235:12
250:12
family 35:14 45:15
113:9 219:11
Famous 39:8
Fannie 9:16 10:5
11:18 13:8
far 59:6 72:10
93:25 168:19
180:8 211:5 212:6
214:9
Farm 163:4
fascia 31:13 133:18
150:7 157:9 217:3
235:12 250:11
255:4
fascias 121:13
156:20 187:18
fast 36:1 188:13
224:4,5
faster 5:13
fasting 223:25
father 135:19
211:25
faucets 183:4
favor 7:16 8:11,25
14:22 15:11 16:16
21:22 23:1 27:10
28:4 39:22 40:18
42:23 43:11 47:18
48:24 53:18 64:11
65:4 70:16 71:5
76:7 79:24 84:13
88:23 89:11 95:3
100:5 106:19
119:12 120:25
121:4 127:4,25
132:15 133:10
136:4,17 137:19

149:2,6,23 154:2 154:16 155:12 164:10,25 171:20 172:16 173:10 186:17 187:11 197:11 198:3 200:13 201:9 206:22 207:17 209:14 210:8 216:5,21 220:18 222:2,18 223:13 227:25 228:12 229:3,21 230:13 230:23 231:18 232:7 233:2,19 234:12 235:5,22 237:5,22 238:13 239:10 240:2 241:8 242:13 243:1,16 244:8,23 245:17 246:9 247:4,24 248:18 249:11 250:3,23 251:14 252:6,22 253:13 254:8,23 255:20 257:5 February 151:15 175:4,5 federal 29:12 71:11 77:3 150:3 165:6 187:16 210:14 231:5 234:1 236:4 fee 145:23 feel 19:16 38:18,18 130:16 182:17 184:9 192:4 195:8 202:7 feeling 35:9 fees 190:17 feet 36:16 59:11,12 felt 169:6 191:25 Felton 1:19 41:9,9 41:16,23 42:1,7,9 43:2 fences 43:19 festival 224:1 fiberglass 183:5 Fiddis 3:4,4 231:22 232:6,13,24	figh ts 193:22 figure 30:9 114:15 117:13 139:20 figured 109:14 141:24 file 9:23 38:6 41:16 197:15 fill 103:9 filling 43:21 final 6:8 26:10 37:12 55:7 72:1 125:8 finaled 55:7,18 196:2,3 finally 85:8 finals 26:11 68:12 financial 44:16 financing 171:10 find 58:4,6 60:9,10 107:21 118:16 119:2 147:17 161:14 184:22 185:4 finding 199:6 findings 34:2 fine 17:23,24 20:8 68:24,25 157:8 177:5 finish 44:18 48:3,3 49:24 54:2 55:9 58:19 59:1 67:7 90:23,24 122:16 123:4 125:7 139:11,19 142:9 145:4 155:6 156:8 162:12 finished 29:22 44:25 45:1 67:3 122:17 144:25 146:22 203:8 finishes 155:2 fires 102:23 108:18 114:5 116:14,22 193:22,22,25 198:13,18 234:2 241:15 fire-damaged 23:8 138:3 145:13 172:22 233:25	241:14 243:21 245:3 248:23 251:3 first 5:17 6:12,14 7:6 16:24 17:25 18:9 21:1,8 58:22 77:16,17 78:3,14 78:22 79:5 91:11 91:13 99:4,14 108:17 113:13 118:10 120:6 124:2,4 143:13 157:4,5 158:15,19 160:19 178:16 218:12 248:9,9 Fisher 3:23 120:19 120:22 121:9 126:2 five 195:17 fix 35:11,11,12,23 87:8 167:17 168:8 171:1 196:12 212:16 fixed 78:25 113:8 161:18 200:3 fixing 168:7 224:24 fixtures 122:17 flat 102:5 103:17 105:2 flex 50:3 flood 202:5 floor 55:1 218:23 219:2 220:16 flooring 122:18 218:1 floors 68:24 80:11 80:11 86:24 Florence 3:8 127:20,21 128:5 fluctuates 36:25 fly 189:1 flying 219:16,17 folder 106:9 folks 111:14 follow 74:21 175:10 197:3 followed 78:10 197:4,4 following 50:25	51:7 73:7 foot 19:23 36:19,24 59:9 100:17 232:18 force 37:20 foreclosure 11:10 foregoing 258:7 forest 82:5 forever 185:15 forgot 67:1 form 103:10 forth 75:9 225:22 258:6 forward 13:9 16:8 41:17 119:3 147:22 174:12 188:13 190:5 196:19 204:7 207:4 211:8 227:7 foundation 17:2 43:22 45:20 95:14 121:14,15 122:8 128:10 222:24 235:14 237:14 238:25 245:6 250:14 foundation's 227:18 237:13 239:19 foundations 233:11 245:8 246:18 249:1 four 35:11 55:6 75:19 141:25 142:20 169:16 181:8 fourth 71:10 73:14 frame 110:11 framing 80:11 84:20 218:21 222:24 232:17 234:19 245:6 Francis 3:6,19 136:11,13,21 233:7,16 Frank 2:5 157:2 Franklin 4:6 7:7 free 38:7 202:7 203:15	Freedom 177:6 Friday 53:12,12 friends 63:15 front 23:12 28:11 28:12,20,21 29:1 29:3,4 30:14 39:3 39:18,20 43:18 49:21,22 58:23 65:10 66:16 73:9 73:14 76:20 78:15 85:8 95:13 128:6 129:4,5 140:16 141:21 154:22 165:23,24 170:23 179:7 181:25 188:17 210:15 221:16 224:21 229:10,10 231:4,7 233:9 234:20 238:3 239:16 240:21 241:15 251:4,21 253:23 fully 14:19 95:14 functioning 20:16 funding 29:9 30:10 30:19,21 33:16 34:7 36:3 40:4 funds 21:12 33:3 34:4 35:23 37:22 42:11 86:9 funeral 236:13 furnace 122:8 166:15,19 189:1 224:15 furnaces 183:15 further 13:8 258:6 future 30:19 56:23 57:4
G				
G 72:12 gang 43:20 garage 43:19 46:1,7 46:11 80:9 100:20 133:17 188:16,17 188:24 207:24 232:16 243:23 garden 18:20 Gary 2:5 155:8				

gas 15:21 49:7 77:4 84:22 89:21 95:16 128:11,17 133:20 136:24 150:8 151:25 156:21 160:23,25 161:10 173:21 198:14 201:18 208:1 210:17 217:5 221:17 222:25 227:19 229:13 230:5 231:8 233:11 234:4,21 235:14 236:6 237:15 238:6,25 239:19 241:17 243:8,24 244:15 245:8 246:1,18 247:13 248:8 249:2,18 250:14 251:7,23 252:15 253:25 255:7	160:17 161:15 171:2,3,5 174:25 178:25 181:11 192:2 200:3 208:10 213:10,11 213:24 214:2,9,13 214:14,18 215:19 GFCI 72:12 GFCIs 50:5 GFI 56:10 GFI s 50:5 60:15 61:10 gift 203:13 girl 44:15 girls 214:1 215:1 give 18:20 34:11 44:9 45:15 61:11 67:8 69:2,12,25 79:11 94:14,17 96:12 106:11 114:14 117:23 119:8 129:25 131:6 142:11 147:20 170:1 182:18 given 37:3 73:13 76:17 79:3 135:3 135:4 glass 218:13 Glenwood 3:11 233:24 234:9 go 5:22 7:2,3,4,5 9:4 15:15 23:6 28:8 31:2 35:10 40:20 43:15 49:3 51:6,7,11 54:1 58:10,20 59:3 61:13,15 63:12 64:8 65:8 69:12 71:8 72:9 74:19 74:20 76:14 79:16 86:11 87:6,14 89:14 90:13 92:23 93:6 98:13 99:16 102:7,15 104:8 105:3,23 111:14 115:6 117:12 118:4,16,17 121:8 126:24 128:4	133:14 134:10,18 136:20 146:19 147:15,17 150:1 152:20 154:19 162:18 163:7 165:3 172:20 175:24 185:1 186:5 187:14 189:2 190:1,1,23 191:15,20 194:3 197:6 198:6 201:13 202:5 203:12 207:20 208:24 209:4 210:11 212:7 216:24 218:2 220:5 221:6,24 222:21 228:15 238:18 240:14 241:2,12 256:25 goal 212:18,19,21 212:22 goes 70:11 99:17 119:10 211:5 going 8:2 13:5,9 18:12,20 19:4,5 19:13 21:12 22:6 22:17 25:12 26:14 31:8 33:11,15 35:7,10,12 37:13 38:7,10 42:12 44:15 45:23 46:12 47:14 50:13,25 51:3,5,7 53:3,9 57:6,9,10 58:20 64:1 68:8 69:6,11 69:24 73:16 74:18 75:8,10 77:8 79:10,19 83:1 84:4,9 87:8,10,14 87:16 89:20 91:4 91:9 92:21,22 93:9,12,15 94:11 99:16 100:12 102:6 115:12,14 115:14,21 116:6,7 116:7,12,18,20 118:17 121:22 122:23 131:8,23	131:25 132:2 140:14 145:1 147:16 150:16 151:13,18 152:17 156:8 157:15,22 160:5 161:13,14 161:15 162:16 163:20 167:17 168:8 170:1 171:2 174:9,13 180:7,13 181:23 182:14 186:3 187:17 189:5,8 192:13 194:25 195:4 197:6 200:4 202:10 203:22 208:24 211:21 213:25 214:1,3,8 215:20 217:4 219:22,22 223:24 224:5,13 226:13 226:17 good 22:5 24:24 27:14 28:22 31:24 39:2 86:24,25 95:21 96:11,15 98:16 110:20 117:16 135:7 153:7 164:17 167:23 189:2 202:2 204:6 206:25 207:5 214:16 218:14 219:14,15,19 224:17,17 226:5 227:12 goodness 14:16 gotten 13:25 33:12 209:2 graffiti 43:20 133:19 247:12 grand 145:22 211:24 grandparents 208:15,25 grant 29:12,13 222:11 grapevine 39:18 grass 18:17 42:15	42:18 65:11 82:9 134:23 160:14 178:10 211:7 230:5 great 42:2 180:9 187:1 193:4,15,17 193:18 205:9,10 205:18 220:6,6 greater 34:7 greatest 45:19 green 52:20 ground 58:8 140:25 grounds 178:5 group 33:22 92:18 236:17,20 grown 224:22 guess 10:10 23:21 24:22 49:25 58:14 130:14 132:4 151:6 195:22 211:3 214:11 256:11,22 gun 39:10 gut 214:25 guttled 44:21 45:4,7 68:14 139:10 140:5 143:21 248:6 gutter 49:17 gutters 49:5 84:21 250:12 guy 25:13,16 126:19 158:6 193:4,15,17 212:11,13 218:6 guy's 129:12 guys 22:16 54:9,15 79:6 83:19 96:14 96:16 116:4 168:4 177:21 178:23 182:16,19 188:10 189:17 190:1,23 203:1 211:4 221:4 224:8 226:4 227:1 gypsum 68:13
--	--	---	--	--

H

Habitat 29:11
half 37:18,24 38:1

38:2 46:15 68:23 150:17 182:5 208:12 213:1 224:2 halfway 52:8 170:18 Hall 2:8 202:2,3,12 202:19,23 203:3 203:23,25 204:3 204:10,12,15,17 204:23,25 205:2,5 205:8,10,15,22,25 206:3,9,14,16 207:2,5,7 hand 50:19 handed 81:1 handle 130:15 214:1 215:2 handrail 49:21,21 hands 59:1 64:4 85:11 hands-up 124:15 handy 45:16 hanging 49:17 83:25 85:9 176:19 happen 12:18 22:17 84:3 97:10 115:1 180:14,14 188:12 190:9 217:9 happened 72:15 78:13 158:5 165:13,20 175:8 183:7 191:2 198:18 208:21 218:6 happening 37:13 happens 147:9 happy 188:14,15 hard 66:23 67:9 112:3 157:7 181:7 188:18,19,20 189:4 193:24 hard-wired 50:6 hate 126:24 161:2 Hawaii 96:2 97:3 Hawaiian 96:1 hazardous 80:8 128:20 141:1	he'll 69:17 76:20 120:17 131:17,20 137:8 152:15 head 123:16 171:19 183:4 196:19 headers 116:11 hear 9:20 14:20 23:22 50:10 58:14 101:23 111:25 129:7 134:7 157:1 191:9,11,13 heard 6:3 153:13 205:12 hearing 5:6,17 7:19 8:14 9:3 15:1,14 16:19 21:5,6 22:1 23:5 27:13 28:7 29:4 39:25 42:23 43:1,15 47:22 49:2 50:14 53:25 55:13,14 58:18 59:2 64:14 65:8 70:20 71:8 76:6 76:10 78:14 80:21 84:16 85:9 88:25 89:14 95:7 112:3 119:15 121:7 127:8 128:3 133:13 136:7,20 137:22 149:9 150:1 154:6,19 155:16 164:15 165:3,25 171:23 172:19 173:13 187:14 197:14 198:6 200:16 201:12 206:25 207:20 209:17 216:8,24 220:22 222:6,21 223:16 228:4,15 229:6,24 230:16,25 231:21 232:11 233:5,23 234:15 235:8,25 237:8,24 238:17 239:13 240:6 241:12 242:16 243:4,19 244:11 245:1,21 246:12	247:7 248:2,21 249:14 250:6 251:1,17 252:9,25 254:11 255:1,23 heart 25:17 27:7 heart-to-heart 98:23 heating 20:11,12 20:13 143:6 161:8 195:18 heavy 18:10 Heights 57:21 Hello 101:25 157:2 help 21:12 151:3 194:7 214:19 225:8,19 226:14 helping 120:12 124:16 211:24 214:18 225:18 Henderson 2:2 3:9 129:8,8,10,21 130:2,7,10,14,24 131:2,4,8,15 132:2,22,24 133:1 234:16 hereinbefore 258:6 Hey 189:13 193:3 Hi 122:4 134:11 211:1 hibernated 153:5 high 31:12 52:10 hire 99:10 hissself 104:6 history 184:3 hits 212:25 hmm 67:16 74:5 94:16 130:7 131:19 193:1 217:16,22 241:23 256:14 257:1 hoarder 145:11 Hofmeister 1:11 6:20,21 8:9 16:5 21:2 38:18,24 47:10,17 53:5 66:18 70:9,14 74:12 84:11 98:2 98:5,8 100:3 107:18 132:7,9,12	142:17 153:17 156:14 167:9 185:14 187:9 191:5 193:16,20 193:23 194:5 195:4,7 210:6 216:3 220:11 223:4 229:1,19 230:11,21 232:25 234:10 236:17 237:3,20 238:11 238:18 239:4 240:1,17 241:1 242:24 243:14 244:21 246:7,13 247:2,19 249:8 250:1,21 251:12 252:20 254:6 256:11,15 hold 184:12 191:9 220:17,18 holding 126:17 holdup 152:4,8 190:16 hole 167:12,17,18 168:7,8 171:1 holes 31:6 67:6 68:3,20,22 165:9 167:9 196:15 197:17 248:24 253:6 holiday 207:5 Holmes 1:24 101:25 102:1,3,12 102:15,20,25 103:3,5,9,12,16 103:21,23,25 104:2,4,6,11,13 104:15,20,22 105:1,8,18,21 106:1,6,11,15,22 106:24 107:3,6,11 107:14,23 108:2,5 108:9,11,14,16 109:3,12,25 110:10,19 111:4,7 111:25 112:3 113:14 114:16,19 114:22,25 115:2,4	115:23 116:1 117:18,21,25 118:3,6,10,23 119:19,23 120:3,5 120:8,11,14,16 Holsworth 2:7 175:25 176:9,14 177:15,17,20 178:5,9,14,22 179:4,6,9,14,25 180:6,16,23 181:1 181:7 182:15 183:1,4,9,14 184:18,25 185:8 185:18,20 186:1 186:13,25 188:9,9 188:19 189:11,19 189:23 190:10 191:3,11,15,23 192:11,18,23 193:2,10,15,18,22 193:24 194:6,16 194:20,22 195:1,6 195:9,17 196:7,10 196:15,22,25 197:15 holy 223:25 home 33:1,2,25 42:11,12 81:8 100:20 101:11,15 102:4 104:9 113:2 115:8,22 126:1 129:13 131:14 146:8,10 151:25 157:3,8 225:7 236:13,17,21,22 homeless 174:6 homeowner 42:13 44:8 124:13,14 126:16 150:22 homeowners 13:11 20:3 183:18 homes 124:17 179:15 185:21 214:11 225:2 honestly 177:1 hooked 143:8 hookup 50:2 hope 16:9 156:9
---	--	---	--	---

185:3 187:1,2 hopefully 22:5,18 36:11 96:15 122:14 126:21 127:11 155:4 173:4 174:10 186:23 207:1 213:7 225:21 hoping 25:11 30:21 204:6 212:25 horrible 177:8 185:10 hose 144:10 hot 161:6 224:16 hours 130:4,6,8 house 6:7 13:12 14:10 18:13,15 25:20,23 28:12 30:13,22 31:4,22 33:4,11 34:7,22 36:14,16 38:19 41:1 45:6,20 49:6 50:6,17 52:4,5,9 52:19,21 54:2,9 55:20,22 56:12,23 57:7,8,11 60:18 60:22 61:2 63:19 66:3 67:5,14 68:2 68:5,14,15,19,21 72:23,23 77:5,14 78:15 80:20,23 82:10 85:2 86:7 86:16 87:5,8,15 99:2 102:6,9,21 102:22 103:11,19 104:16,22 105:6 108:18 109:5 110:4,22 112:24 115:7 116:21 117:7 122:5 125:11,13,20 126:24 130:21,23 135:9,19 138:3 139:1,14 140:17 141:24 144:7 145:11,19 146:21 147:13,19,21,24 149:10 150:10 152:17 157:6,11	158:1,5,8,9,10,11 158:16 159:1,8 160:2,3,11 161:1 161:5,8,9 163:4,5 163:14 169:19,22 172:4 174:13,18 174:19,20,22 175:3 176:11,17 178:20 179:20 181:11,12,16,17 181:18,21,22 182:25 183:1,17 184:23 189:18 193:4,18,19 195:5 208:8,10,10,15 215:12,13 218:11 218:12 219:14,18 219:21 224:12 231:9,24 236:11 240:23 245:4 246:2,13,21 247:12 253:3,16 houses 35:11 58:1 63:6 72:22,25 73:6,24 74:4,6,7 82:14 117:22 142:3 158:21 176:1 178:21 184:15 215:15 224:13,15 226:10 226:15 241:2 Housing 41:10 Howard 3:21 197:19,21,23,24 198:7 Huantes 2:3 137:25 Hudson 3:12,13 164:18,19,22 165:4 235:9 Hughes 4:4 84:17 84:18 85:1 86:14 hundred 142:20 152:13 206:13 hung 158:22 Hunt 2:3 134:11,11 134:13,15,17,19 135:11,13,16,18 135:23,25 136:8 Huron 3:20 4:12	89:3,7,15 236:1 237:2 hurry 191:25 HVAC 195:20,24 <hr/> I <hr/> ice 93:20,23 idea 98:4,9 146:18 225:5 identify 81:6 imagine 94:3,9 improperly 140:20 141:11 improvement 33:1 33:2,25 146:10 incarcerated 188:13,25 incentive 62:25 include 171:13 including 59:19 income 42:13 63:5 incomplete 227:19 increase 225:20 INDEX 3:1 4:2 indicated 53:11 individual 12:19 individuals 183:17 inevitable 30:20 information 68:17 157:5 160:18 informed 102:7 185:1 Inglewood 4:15 237:10 initiated 11:7 inside 17:4,14 22:9 41:24 42:3 44:21 67:14 68:3 86:23 86:24 93:19 139:8 142:9 143:3,7 144:4 145:13 157:8 168:14 178:19,20 187:17 187:20 190:2,23 192:21 193:7 211:5 236:5,12 241:16 247:11 249:17 251:20 inside's 219:15	inspect 242:6 inspected 20:9 178:12 213:11,25 inspection 5:19 9:8 9:19,22,25 10:12 10:16,18 13:18 15:22 17:5 21:16 23:13 24:10 25:3 33:20 41:2 43:25 49:8,14,19 51:3,4 51:19,20 55:3 56:8 62:6 65:13 65:14 66:1,5,25 71:15,19 72:16,25 77:10 80:15 85:17 87:2,7,11 88:4,12 88:20 89:23 90:4 96:20,21 97:9,13 101:12,20 121:16 129:11,11,12,15 129:19 130:1 133:24 135:5 137:1 138:7 142:24 148:18 150:11,15 151:7 154:24 160:16 161:13,18 162:4,6 162:7 165:12,13 165:16 172:24 174:5 182:19 187:21,22 189:22 191:7,17 192:17 192:19,24 193:12 195:20 198:16,17 198:19 201:20 210:18 211:5 212:6 217:8,9,25 228:18 231:10 241:18 245:10 255:9 inspection's 134:20 inspections 7:9 17:18 19:19 44:2 53:11 55:16 59:1 68:16 71:20 77:13 78:4 84:23 95:19 121:19 122:19,21 123:7,15,22,25 125:5,6 128:17	148:19 155:1 173:2,22 187:24 188:1 190:8,8 193:9,11 208:2 213:13 214:10 215:15 217:19 inspector 1:5,14 58:9 87:14 inspectors 64:4 226:14 installed 54:25 65:13 77:6 116:15 128:20 140:19,20 156:20 210:16 installing 246:21 instant 113:7 instantly 113:2 insurance 163:4,6 intend 33:20 intends 137:4 intention 50:18 125:13,15 126:1 134:8 166:10 intentions 125:10 interaction 158:15 interest 5:21 37:18 37:24 146:15 interested 40:6 interior 23:10 45:5 71:12 121:11 138:12 140:1 148:12 198:9 239:17 interior's 43:20 89:17 232:16 233:10 236:4 237:12 238:4 244:13 245:24 247:12 248:6 252:14 253:5,25 interruptible 56:3 intoxicated 185:2 Introduce 44:7 involved 117:17 involvement 13:9 involving 110:3 irrelevant 175:16 island-type 188:22 issue 7:2 73:2 75:10
--	---	---	--	--

75:14,15 93:9,13 106:21 109:14 111:11 130:18 140:15 141:7 145:15 191:25 192:23 193:6 202:5 213:24 217:25 issued 13:24 49:9 55:10 195:10,24 issues 27:6 31:7 44:16 131:11 169:4,17 191:18 196:8,17 214:5 218:20 item 7:6,24 8:16 15:3 16:23,24 27:18 40:11 43:3 48:17 54:21 80:4 80:5 89:3 101:7 127:15 133:2 154:7 156:17 item's 40:12 items 5:11 6:4 87:16 254:12 256:5	213:15 217:13 219:3 <hr/> K <hr/> karma 256:12,15 keep 18:16 53:3,7 59:16,17 75:17 160:5 181:2 192:6 192:6,6 211:6,7 222:1 224:5 235:19 239:4 243:13 247:18 keeping 180:9 211:3 keeps 62:16 Kelli 1:24 122:4 Kennet 201:3 Kennett 4:9 200:24 201:2,5,14 kept 4:17 160:2 Kevin 1:11,14 6:22 26:23 40:17 58:10 71:4 89:10 99:24 101:4 112:7 119:11 120:24 132:19 136:16 154:15 164:24 172:15 173:9 185:19 186:21 189:12,12 192:25 193:15 198:2 201:8 207:16 209:13 222:17 225:12 235:21 237:5 239:9 242:12 244:23 249:9 254:22 256:20 key 224:11 kicked 160:1 175:11 kids 63:11 130:11 191:19 194:2 214:17 kill 39:4 kind 13:4 32:9 39:19 46:4 55:17 58:16 63:10 83:25 85:9 91:6 94:21	102:20 103:1,3 140:25 144:8 158:6,7,22 182:24 203:13 214:4 215:5 224:10 kinds 56:19 kitchen 15:18 19:22 21:17 50:5 56:10 98:19 122:15,16 181:8 182:21 185:16 188:22 218:2 Klopocinski 1:14 20:11 59:11 64:21 69:16 70:6 76:21 80:25 81:4,19,21 81:23 97:17 100:18,20 111:16 115:11 119:25 120:4,6,10 124:14 124:19 129:3 164:6 181:17 182:1,4,8 183:21 183:24 184:5,22 197:23 202:15 215:7 218:18 220:13 221:13 236:12,15,18,22 236:24 240:14,16 242:4 knew 146:21 176:12 178:16 185:24 knock 110:3 know 5:25 11:22 14:4,9,16 18:10 18:15 25:6 30:4,8 32:8 33:10,16 37:4,14,14,25 38:21,24 39:10,11 39:16 42:16 52:21 54:10 58:25 60:5 63:11,14,21 69:15 72:20 75:12,14,16 75:16,17 78:16,22 79:19 83:6 87:17 90:19 91:19 93:15 94:2 97:2 98:12 98:13 99:10,13,20	101:22 103:18,23 104:1 107:13,15 107:16 108:22 109:21 111:15 112:16 116:11 117:10,19,21 123:19 124:5 129:12 130:10,19 132:9,12 145:12 147:4,9,9 151:7 159:3,7,9 163:11 163:21 167:21 168:21 172:6 178:20 179:11 182:21,21,21 183:16 184:17 185:11 186:2 188:10 189:3 190:15,16 192:7 194:8 195:4 196:9 196:19,21,23 199:20 202:9 203:10 204:19,19 206:10,10 208:13 208:18 209:1 211:10 212:6,15 212:22 213:13 214:9,21,25 215:1 218:16 219:2 223:20,21,22,23 224:6,7,10,14,15 224:17,19 225:12 226:3,8 240:22,24 241:2 knowing 145:15 181:13 knowledge 128:18 knows 87:19 118:7 118:12 193:15 Kolbe 1:13 6:18,20 6:22,24 7:4,25 9:24 10:4,7,10,13 10:18,21 12:4 13:20,22,25 14:6 18:2,5 19:1,3 24:18,24 25:2 35:5 36:3,7,13,18 36:23 37:2,6,9 41:6,15 51:16,18	55:13 58:9,17,24 59:9,12 61:11,21 61:24 62:8 64:18 66:2 69:5,8 76:24 82:23,25 83:6,16 87:1,13,20 88:17 90:16 93:2,8,14 94:14,17 96:18,25 97:2,21 111:11 116:2,6,11 118:24 119:16,20 120:1 123:17 126:10 131:17,20 137:16 141:4 146:17 148:13,15 151:13 153:5 168:24 169:2 170:3,7 172:1,3,8 188:3 200:23 208:15,17 208:20 209:9 217:15,17 236:21 236:23 241:25 257:4 Krause 1:17 9:15 9:15,18,21 10:2,5 10:8 11:1,7,17,23 12:12,15,17,22 13:6,13 14:11,14 14:18 15:2 Kristin 2:7 Kroger 194:3 <hr/> L <hr/> label 169:10 lack 17:11 23:21 44:4 55:12 71:23 150:18 210:25 217:21 Ladies 5:8 lady 103:6 laid 118:13 Lake 4:4 32:24 229:8,18 Lakes 205:9,10,18 land 93:5 169:11 landfill 37:7 Landsberg 1:16 7:21,23 laundry 72:12,13
--	---	---	--	---

lawn 18:19 52:10 52:11	Lewis 3:8 22:21,24 23:7	150:18 153:23 156:24 158:21	34:24 36:14,15 38:19 57:8 77:14	81:19 98:19,25 110:5 117:13
lawsuit 197:18	licensed 199:19 200:7	161:16,19 163:15 163:20 165:19	77:24 85:24 86:2 86:3,4 98:24	139:8 140:8 159:12 177:8
layout 113:3,22 117:23	liens 107:22	173:24 174:24 175:18,24 178:3	130:20,22 138:25 144:17,20 145:16	179:15 204:20
leak 198:10,11	lift 18:10	178:17 179:5 188:8 197:7	160:10,11 168:14 169:21 176:7	looked 130:16 166:13
leakage 167:20 224:18	light 135:15 169:7 188:16,24	200:22 202:1 208:3 210:25	181:13 183:17 192:13	looking 27:1 29:12 36:19 59:13 63:18
leaking 28:10 207:23 234:18 248:5	lighting 91:20	213:14 215:14,18 217:21 221:20	LLC 72:8 95:25 126:7	159:14 163:9 167:21 204:3
leaks 39:13,14 80:10 221:15	lights 20:23 161:7	222:1 223:3 227:22,24 229:16	load-bearing 117:14	looks 5:6 34:19 37:12 39:12 41:25
222:23 229:10 231:24 233:9 239:17	limited 33:6 34:5	229:18 230:8,10 231:14,16 232:4,6	loaded 39:10	57:23 59:24 126:23 135:8
learned 96:7 99:4 99:14 186:1 189:4	limits 194:4	232:22,24 233:14 233:16 234:7,9,25	loads 234:20	141:2,6 178:20 179:16 187:25
learning 214:8	Lindsay 174:1	235:2,17,19 236:9 237:2,17,19 238:8	loan 146:14	221:21 236:10
lease 19:4	Lindsey 2:7 182:4 182:10	238:10 239:3,5,23 241:21 242:8	locate 58:5	loop 234:5 238:5 249:3
leave 65:20 105:7 109:23 112:9,11 219:12	lines 50:3 122:15 133:22 246:2 248:11 251:21	243:11,13 244:2,5 244:18,20 245:14	location 184:21	179:16 187:25 221:21 236:10
leaves 130:5,8	link 208:25	245:16 246:4,6,24 247:1,16,24	lock 189:15	losing 90:22
leaving 190:14	list 3:3,4,4,5,5,6,7,7 3:9,10,11,12,13	248:14 249:5,7,11 249:23,25 250:17	locked 15:21 44:12 89:21 128:12	lost 219:11
Lebaron 4:10 238:1	3:14,15,15,16,18 3:18,19,19,20,20	250:19 251:9 252:1,17,19 253:8	136:24 150:8 151:25 152:3	lot 6:4 22:16 35:21 41:21 42:3,10
left 19:7 67:23 106:4 122:15 172:3	3:22,23,24,24 4:4 4:6,7,7,8,10,10,11	253:10 254:3	156:21 160:24 198:15 208:1	45:16 56:20 59:21 62:20,23 63:7
legal 87:22 110:23	4:12,13,14,14,15 4:15,17 9:12	listen 5:17 194:25 195:1 226:12,16	210:17 217:5 221:17 231:8	68:17 82:5,6,6 141:23 161:14
LeGrande 3:10,18 182:9 187:4,7,15 188:10 238:19,20 238:21	17:11 23:21 26:19 28:18 36:1,10	lit 192:7	223:12 234:4,22 239:1,20 241:17	170:16,17 174:25 189:3 203:16
length 65:21	37:12 38:11,13 39:25 44:4 47:12	literally 31:2 105:13	246:19 247:13 249:2,20 250:14	189:3 203:16
leniency 73:13	47:15,23 49:11 52:24 53:4,7,21	live 18:13 25:24 34:25 38:20 57:6	251:24 253:25 255:7	lots 122:9 232:17
lenient 69:15 75:13 196:12,13	54:1 55:12 59:7 59:14 61:16 64:9	98:18 125:13,16 132:2 139:13	lollygagging 192:2	loud 112:4 224:10
Leo 2:3	65:21 70:12 71:23 74:23 75:25 76:11	168:20,20 208:11	long 18:7 29:15 46:9 58:15 78:1	love 179:9
let's 79:21 88:18 163:12 181:10 198:17 200:12 220:1 221:10 227:7	76:13,14 79:16,20 80:2 84:6,10,24	living 18:14 25:22 25:25 26:1 30:22	85:20 90:9 115:20 124:24 126:6,8	low 42:13 146:15
letter 82:14,23 87:9 103:7 115:20	85:10 87:7 90:2 95:19 98:1 99:18		129:23 144:18 158:8 212:15	luck 27:14 206:25
letters 99:1	100:1,11,13 101:18 119:10		236:24	Luke 2:7 188:9 193:3
letting 206:9	122:1 128:24 129:25 130:16 134:3 138:14		longer 41:11 49:17 94:6 96:4 129:22 158:22	lumber 227:18 232:18

M

ma'am 101:23
125:11 177:11
196:6
mad 192:3
Mae 9:16 11:18
13:8

Mae's 10:5	Mark 3:22 241:4,7 241:13	196:20	member 219:12	message 182:20
main 185:20	Markle 4:11 242:17 242:20 243:5,13	meeting 1:1,7 5:15 12:2,11 16:1 19:16 24:8 26:7 27:1 32:12,13,15 32:16 41:5,11,20 42:15,20 50:24 51:1,21 53:10 85:11,12 88:3 91:12,13 92:4 94:21 101:3 105:17 106:5 107:4 108:14 114:14 118:22 119:2,8 121:21 126:21 131:6,11 131:13,25 135:2,3 135:3 137:6,11,14 152:10,12 153:15 153:22 155:4,11 156:6 159:19,19 160:13,20 161:21 161:25 163:25 164:5 170:2,15,20 171:15 173:4,7 174:4,23 175:7,23 176:4 178:15,16 180:18,21 183:8 186:10,22 188:7 189:24 190:1,4,7 192:16 196:6,24 198:22 202:10,13 205:16 206:20 207:1 209:11 213:4,5 215:5 219:7 220:3,4,9,9 220:23 224:3 255:13 256:8,9,17 256:19 257:10 258:5	members 1:9 7:17 8:12 9:1 14:24 15:12 16:17 21:24 23:3 27:11 28:5 39:23 40:19 42:24 43:13 47:20 48:25 53:23 64:12 65:6 70:18 71:6 76:8 79:25 84:14 88:24 89:12 95:5,21 100:6 106:20 116:15,18 119:13 121:5 127:6 128:1 132:16 133:11 136:5,18 137:21 149:7,24 154:4,17 155:14 159:20 164:13 165:1 171:22 172:17 173:11 186:18 187:12 197:12 198:4 200:14 201:10 206:23 207:18 209:15 210:9 216:6,22 220:20 222:4,19 222:24 223:14 228:2,13 229:4,22 230:14,24 231:19 232:9 233:3,21 234:13 235:6,23 237:6,23 238:15 239:11 240:4 241:10 242:14 243:2,17 244:9,24 245:6,19 246:10 247:5,25 248:19 249:12 250:4,24 251:15 252:7,23 253:14 254:9,24 255:21 257:6	messages 190:14
maintain 95:20 211:13	Marshall 180:23,25 181:1		8:12 9:1 14:24 15:12 16:17 21:24 23:3 27:11 28:5 39:23 40:19 42:24 43:13 47:20 48:25 53:23 64:12 65:6 70:18 71:6 76:8 79:25 84:14 88:24 89:12 95:5,21 100:6 106:20 116:15,18 119:13 121:5 127:6 128:1 132:16 133:11 136:5,18 137:21 149:7,24 154:4,17 155:14 159:20 164:13 165:1 171:22 172:17 173:11 186:18 187:12 197:12 198:4 200:14 201:10 206:23 207:18 209:15 210:9 216:6,22 220:20 222:4,19 222:24 223:14 228:2,13 229:4,22 230:14,24 231:19 232:9 233:3,21 234:13 235:6,23 237:6,23 238:15 239:11 240:4 241:10 242:14 243:2,17 244:9,24 245:6,19 246:10 247:5,25 248:19 249:12 250:4,24 251:15 252:7,23 253:14 254:9,24 255:21 257:6	metals 40:24 128:10 173:20 229:11 233:9 235:12 236:4 237:13 243:22 244:14 245:24 247:11 250:11 251:6,22 252:13 253:24 255:5
maintained 154:22 178:9 224:20,21	Marshall 3:17 64:22 65:9 66:21		100:6 106:20 116:15,18 119:13 121:5 127:6 128:1 132:16 133:11 136:5,18 137:21 149:7,24 154:4,17 155:14 159:20 164:13 165:1 171:22 172:17 173:11 186:18 187:12 197:12 198:4 200:14 201:10 206:23 207:18 209:15 210:9 216:6,22 220:20 222:4,19 222:24 223:14 228:2,13 229:4,22 230:14,24 231:19 232:9 233:3,21 234:13 235:6,23 237:6,23 238:15 239:11 240:4 241:10 242:14 243:2,17 244:9,24 245:6,19 246:10 247:5,25 248:19 249:12 250:4,24 251:15 252:7,23 253:14 254:9,24 255:21 257:6	meter 15:21 19:6 23:11 49:7,7 55:22 77:5,6 89:21 95:17 128:11,11,12 133:20 136:24,24 150:8 156:21,22 165:10 179:19,25 180:1,2 198:14,15 210:17 217:5,6 231:8 234:4,22 235:15 246:1,19 246:21 247:14 248:8,10,10 249:2 249:19,20 251:24 255:7,7
maintaining 230:5	Mathews 15:7		116:15,18 119:13 121:5 127:6 128:1 132:16 133:11 136:5,18 137:21 149:7,24 154:4,17 155:14 159:20 164:13 165:1 171:22 172:17 173:11 186:18 187:12 197:12 198:4 200:14 201:10 206:23 207:18 209:15 210:9 216:6,22 220:20 222:4,19 222:24 223:14 228:2,13 229:4,22 230:14,24 231:19 232:9 233:3,21 234:13 235:6,23 237:6,23 238:15 239:11 240:4 241:10 242:14 243:2,17 244:9,24 245:6,19 246:10 247:5,25 248:19 249:12 250:4,24 251:15 252:7,23 253:14 254:9,24 255:21 257:6	meter's 15:21 84:22 84:22 89:21 95:16 133:21 173:21,22 180:4 208:1,1 221:17,18 222:25 222:25 227:20,20 229:13 230:5,6 233:12,12 234:4 235:14 236:6,6 237:15,15 238:5,6 238:25 239:1,19 239:20 241:17,17 243:8,8,24,25 244:15,16 245:9 246:1,19 247:13 248:8 249:2,18 250:14,15 251:7,7 251:23 252:15,15 253:25 254:1
Maintenance 9:8 10:18 15:22 17:5 23:13 41:2 43:24 49:8,18 51:3,19 55:3 65:14 71:15 77:10 80:15 87:2 87:7 88:4,11,20 89:23 96:19,21 97:9,13 101:12 121:16 129:18 133:24 135:5 137:1 138:6 140:13 142:24 150:11 154:24 160:16 161:13,18 162:4,6 165:12,16 172:24 174:5 182:19 187:21 192:19,24 193:11 198:16,17,19 201:20 210:18 217:8 218:18 228:18 231:10 241:18 245:10 255:9	Matter 214:13 215:16		119:17 174:15,17	meters 18:24 19:15 55:19 77:4 130:19 201:18,19 234:21
majority 213:20 214:6	Matthews 3:9 15:4 15:16		memory 50:24 119:17 174:15,17	
making 49:24 66:4 126:23 168:3 193:3 203:3	McKinley 3:6 243:20		men 174:6	
MALE 112:23 113:5,7	McNeil 3:21 197:23 197:24 198:7		mention 208:22	
Man 189:14 191:12 193:5	mean 29:19 30:14 30:22,25 31:1,23 33:15 36:6 37:17 37:18 41:24 56:25 56:25 58:15 62:3 63:10 68:8 109:18 112:5,8,9 113:20 114:5 168:12 174:22 194:6 209:9 214:6 219:5 219:14 240:8		Merrimac 3:19 244:12,20	
manage 63:6 99:10	means 64:3 66:18		mess 25:18	
management 99:9 99:11 211:15	meant 148:4			
managing 63:9	mechanical 10:15 14:2 17:17,22 20:2,4 24:15 25:2 40:25 65:17,18 71:20 101:14 115:11,15 123:23 135:21 138:9 142:7 144:1,2 148:16 150:14 165:17 166:9 170:5,9 189:6 210:21 217:10,12 218:5			
mandatory 130:4	mechanicals 15:19 40:22			
Manuel 1:17 16:12	Medina 2:4 150:21 150:21,23			
March 72:17,19	meet 192:8 194:14			
Margaret 2:8 202:3				

246:1	98:7 100:4 132:8	120:7,9 135:15	231:15,21 232:11	101:15,16 131:12
Michael 1:21 56:7	153:18 187:10	180:14 188:4	233:5,23 234:15	131:22
Michigan 1:7 5:1	193:12 210:7	mother 44:15 81:10	235:1,8,18,25	multiple 74:14
163:7 205:5	216:4 220:12	mother-in-law	237:4,8,22,25	75:23
microphone 5:23	225:12 229:2,20	219:23	238:13,13,17	Murphy 3:17 133:3
24:6 101:24	230:12,22 233:1	motion 6:6,7 7:12	239:6,10,13,24	133:5,6,15
middle 175:11	234:11 237:5	7:14 8:2,4,7,14,19	240:6 241:6 242:7	Muskegon 37:19
185:23	239:6 242:25	8:20 12:1 15:1,6,8	242:10,16 243:4	40:6
midnight 6:5	243:15 244:23	15:14 21:20,20	243:12,19 244:4,8	Muslim 158:6
Mike 118:16,19,23	246:8 247:24	22:23 23:5 27:5	244:11,22 245:1	
118:25 119:18	249:10 251:13	27:21,23,24 28:1	245:21 246:12	<hr/> N <hr/>
129:18,24 192:14	252:21 254:7	28:3 37:11 38:11	247:7,17 248:2,15	N 3:3,5,6,11 4:8
Mile 40:7	258:3,12	38:12 39:22 40:14	248:21 249:9,14	name 5:25 16:11
miles 98:24	Monday 119:16,18	42:19 43:7,10	250:6 251:1,10,17	23:25 41:9 43:8
millions 206:7	220:16	47:14 48:20,21	252:2,9,25 253:18	56:6 66:20 71:25
mind 160:20 224:4	money 21:14 29:20	53:3,6,18,18,25	254:4,11,15 255:1	72:4 74:9 81:6,9
mine 52:19 145:8	29:21 30:3 35:12	61:17,20,21,23	255:15,23 256:7	101:25 129:13
minor 1:23 56:11	35:21 38:7 44:17	63:24,25 64:2,14	256:17,18,21	150:20 151:1,2
57:25 90:3,3,21	48:4 59:20,22	64:24 65:1 69:3	257:8	155:7,7 157:2
91:2,5,7,10,15,18	61:3 90:22 96:11	69:11 70:7,9,20	motions 16:19	166:1 179:6
91:24 92:2,9,12	98:16,17 103:8	71:1 74:24,25	121:7 127:8	180:24 185:11
92:15 93:22,24	108:25 109:21	75:7,25 76:7,10	133:13	190:13 202:2
94:5,8,23,25 95:8	138:22,23 139:19	79:20 84:5,10,16	Motor 86:13	205:12 208:5,10
95:10	141:23 146:2,14	88:2 89:1,6 94:20	move 16:8 17:25	208:11,14,22
minute 123:11	146:15 152:6,7	95:7 99:17,23,25	18:9 29:18 32:9	209:2,3 217:23
148:23 162:9	166:12,16 170:17	114:13 118:9	69:18 119:3 126:1	name's 84:25 188:9
182:23 184:2	174:25 218:11	119:6,15 120:21	131:25 147:21	nasty 193:21
220:17,18	226:18,21	126:20 127:18	149:17 163:20	necessarily 37:20
minutes 202:13	monies 157:16	128:3 131:5 132:5	172:12 174:12	110:17
miscellaneous	163:8	132:19 133:6	180:8 184:14,20	necessary 11:10
49:23 169:2	monoxide 72:2,11	136:1,7,12 137:23	186:5 190:5	13:3 64:3 73:6
mismanaged 63:10	72:11	147:23 148:24	196:19 200:9,9	105:24
misreading 66:14	Monroe 1:24 122:4	149:17 153:14	225:10 227:7	need 18:23 27:24
missing 123:1	122:20 123:8,16	154:3,6,13 155:16	230:19	28:13 31:5 33:16
150:5 157:10	123:18,24 124:4	162:10,12 163:13	moved 152:23,25	60:6 63:21 68:8
160:19 173:21	124:23 125:1,9,12	164:9,15,21 167:6	153:1,2 200:6,8	69:13 76:14 81:11
183:6 187:18	125:17,20,24	170:19 171:13,17	moves 97:11	89:4 90:23 96:19
235:13 236:6	127:10,13	171:24 172:19	moving 41:17	106:2 110:14,16
239:17 245:4	month 102:11	173:6,13 186:9	42:14 131:15	110:17,17 112:18
248:11 253:3	107:4 137:8	187:7 197:14,21	163:16 181:3	112:19 113:14
255:6	182:16 208:11,11	199:3 200:5,16	188:13 207:4	115:4,6 116:17
mistaken 73:22	208:12 223:25	201:4,12 206:25	211:8	118:13,15 119:1
misunderstanding	months 32:8 47:9	207:13 209:10,17	mow 52:13	125:3 134:7
137:3	67:11 75:15 83:12	210:5,10 215:4	mowed 18:17 52:11	135:21 138:23
moderate 42:13	94:9,12,13 102:10	216:1,8,15 220:7	52:14,16,22 134:6	139:11,20 141:24
mom 169:13	160:19 195:13	220:8,18,22 222:6	243:7	142:4,8,13,14
Mona 1:11 2:11	214:7 218:8,10	222:10 223:7,16	mowing 18:19	143:17,23 147:1,2
6:20 8:10 16:16	219:11,12,13	228:4,8 229:6,24	mud 68:22	151:21 157:14
53:7 70:12 84:12	morning 10:6 14:7	230:16,19 231:1	multi-family	159:12 163:21

164:4 166:18,23 166:24 167:22 168:1,1 176:21 189:21 200:4 208:14 212:8 215:1 218:10,16 219:10 220:22 226:12 240:12	neighbor 144:13 neighbor's 144:8 neighborhood 42:10 47:8 98:6 98:19 111:10 142:3 189:8 226:3 240:18 neighbors 30:7 63:15,16 192:7 Network 41:10 Nevada 4:7,7 95:11 95:12 245:2,16 never 25:8 55:7 68:15 72:24 77:12 103:5 114:11 123:6 124:5 138:11 143:4 145:24 146:17 160:25 175:25 186:2 191:24 201:21 205:12 218:3 241:24,25 242:2,2,5 245:12	nonprofit 42:9 North 136:10,13,21 233:24 234:9 249:15,25 250:7 250:19 251:2 Norton 3:15,15,23 245:22 246:6,14 247:1,8,22,23 Norwood 204:25 205:1,14,15 notarized 87:4,22 115:20 note 8:1 188:2 208:17 notes 258:9 nothing's 31:11 37:12 123:9 196:2 notice 6:8 39:16 noticeable 22:14 noticed 18:24 135:14 179:19 185:22 notices 99:12 Nov 3:3,6,8,8,10,11 3:13,14,16,21,22 3:23,25 4:5,5,8,9 4:9,11,12,16 Novak 1:23 95:21 95:24,24 96:24 97:1,5 98:4,7,9,21 99:3,9,19,21 100:12,15,17,19 November 12:3,5 12:10 16:1 19:17 22:2,4 26:15 27:6 27:14 41:4,19 42:20 43:1 45:12 66:15 94:18 127:9 132:24 137:5,11 146:24 147:5 148:1,4 149:10 152:10 153:2 155:4 158:2 162:1 162:3 164:2,11 170:15,20 171:3 173:4,7 198:22 209:18 217:5 220:9,23 255:13	numerous 234:20	105:24 158:15 163:1,23 178:1 192:9 194:14 196:20 240:8
needed 8:3 9:9 10:11,16,22 11:4 14:4 15:23 17:6 17:17 33:4 34:4 41:3 55:5 56:9 71:16 72:3,12,14 78:6 89:24 90:7,9 133:25 159:9 176:6 187:23 193:7 198:23 199:9 210:19,21 217:11 231:11 242:5 245:12	new 41:6 42:5 54:25 61:5 65:12 77:6 88:7 91:23 91:25 122:7,7,8,9 122:11,15 133:22 156:20 160:1 168:24 189:1,2,2 198:19 210:16 217:6 245:9 246:21 253:16	noticed 18:24 135:14 179:19 185:22 notices 99:12 Nov 3:3,6,8,8,10,11 3:13,14,16,21,22 3:23,25 4:5,5,8,9 4:9,11,12,16 Novak 1:23 95:21 95:24,24 96:24 97:1,5 98:4,7,9,21 99:3,9,19,21 100:12,15,17,19 November 12:3,5 12:10 16:1 19:17 22:2,4 26:15 27:6 27:14 41:4,19 42:20 43:1 45:12 66:15 94:18 127:9 132:24 137:5,11 146:24 147:5 148:1,4 149:10 152:10 153:2 155:4 158:2 162:1 162:3 164:2,11 170:15,20 171:3 173:4,7 198:22 209:18 217:5 220:9,23 255:13	O O 12:24 Oakland 6:9 29:11 29:11 32:24 33:25 42:11 109:3 146:9 174:11 180:20 183:19,21 230:4 237:12 obligated 12:23 obnoxious 224:10 obtain 32:9 97:9,10 128:22 134:4 157:18 162:6 obtained 15:24 17:7 23:15 46:20 47:3 83:4 97:14 105:15 121:18 134:1,4 210:20 228:20 255:11 occasions 194:15 196:21 occupancy 26:2 62:4 204:2 occupied 63:13 87:16 occupy 91:4 occurred 10:1 October 17:9 72:18 72:19 155:21 offensive 193:21 offer 35:18 office 21:10 51:6,11 91:7,7,8,10 92:8 93:3,7,17 162:20 180:18 officer 1:14 5:18 29:5 50:14 55:14 55:15 58:18 59:3 78:14 80:21 85:9 165:25 178:24 officers 78:8 official 116:3 118:25 169:5 191:14 205:12 225:14 officials 69:14 74:22 83:18 84:6	oh 10:7,20 13:21 14:16 19:2 21:7 24:20 56:3,17 65:24 66:3,13 72:9 83:22 114:7 119:19 120:8 124:12 134:19 135:20 145:9 149:4 159:24 169:1 189:11 198:16 205:8 238:20 okay 5:4 7:1,5,11 8:1,8,19 9:13,17 10:4,7,23,24 12:8 13:16 14:21 16:2 16:15,23 17:12,20 18:4,12 19:11 20:7,14,17 21:7 21:19,22 22:4,10 22:12,19 24:7 27:15,17 29:6,14 37:10 39:21 40:9 42:8 43:7 45:21 45:25 47:5,16,18 48:6,14,16,20 50:15,20 51:10,13 52:3 53:2,6,15,17 54:7,16,19,20,21 56:4 57:14 58:10 59:19 60:2,7,13 62:14,22 63:23 64:6,10 65:4 66:14 69:14 70:4 70:16 71:24,25 74:16,18 75:4,11 75:24 77:20 78:12 78:18,20 79:9 81:8,14,24 82:11 82:20 83:5,11,17 84:1,9,12 87:10 88:22 89:10 90:3 91:6,8,17 92:7 95:1,8,23 98:7 99:16 100:9 101:7
needing 219:9 needles 179:4 needs 13:1 15:4 22:21 27:19 40:12 41:22 42:3 43:6 45:2 48:18 55:8,9 64:23 68:10,19 69:1 70:24 86:7 91:20 92:12 96:6 104:8 118:1 119:3 120:20 127:16 133:4 136:11 149:15 151:6 154:10 157:19 159:5 161:17 164:19 168:9,11 168:17 175:15 182:24 187:4 197:20 200:25 207:10 209:5 210:2 213:1 216:13 222:8 228:6 230:17 239:21 240:14 241:4 242:17 254:13 negative 196:22 negotiate 41:12	news 96:15 Newton 2:4 138:16 nice 35:13,17 60:25 135:8 145:5 218:7 236:10 niece 102:1 211:2,2 211:19,20,20 213:13 214:3 215:14 night 177:2 181:6 189:14 227:12 nine 32:8 Nods 123:16 171:19 nonconforming 110:24	number 196:21		

102:2 103:4	226:24 227:5,9,10	opens 51:11	option 35:3 61:11	243:7,23 244:15
104:14 105:3,19	227:15 228:11	operable 200:7	75:24 79:18	245:7,25 248:7,25
105:22 106:3	233:17 235:4,18	operation 63:3	111:22	249:18 250:12
107:1,9,9,13	237:21 238:12	opinion 114:23	options 28:15,15	251:6,23 253:4
108:6,13,23	242:9,19 243:12	opportunity 55:17	109:23	overgrowth 240:21
109:18,18 110:7	244:7,22 247:17	69:25 114:14	order 5:12,14 90:10	overhang 140:17
110:11,19 112:6	250:22 253:20	131:7	101:3 112:18	141:8,11
112:17,21 114:25	256:7,13,16	oppose 100:8	128:19 138:4	Overton 2:9 211:1
115:2 116:1 118:6	old 67:21 82:3 83:1	opposed 7:18 8:13	147:20 149:11	211:1,11,17,19,23
119:11,19,23	83:3 122:10 167:4	9:2 14:25 15:13	157:21 177:12,12	212:1,4,12,14,17
120:5,10,17,21	167:24,25 246:13	16:18 21:25 23:4	198:14 208:14	212:20,22 213:7
121:3 122:3	on-site 5:19	27:12 28:6 39:24	209:23 214:9	213:16,19 214:5
124:18 127:4,15	once 22:16 29:20	42:25 43:14 47:21	organizations	214:15,19 215:10
129:17 131:1	141:11 175:9	49:1 53:24 64:13	33:19 34:1	215:13,17,22,24
132:22 133:1,2	178:10 191:17	65:7 70:19 71:7	original 102:21	216:9
134:9 135:7,20,20	199:21 226:21	76:9 84:15 88:25	originally 23:8	Owen 1:22 84:25
136:3,9,12 137:9	240:17	89:13 95:6 100:7	Orton 3:3 207:10	owned 85:20 109:7
138:15,18 143:21	one's 56:1 141:18	119:14 121:6	207:12,13,21	183:19
145:9 148:7,20,21	191:3 240:15	127:7 128:2	Osmun 4:5 101:7,8	owner 11:3,7 16:13
148:23 149:12,13	one-by-six 219:18	132:17,18 133:12	outdoors 81:4	17:14 28:14 42:5
152:16 153:4	one-family 104:16	136:6,19 137:22	outlet 188:21	42:7 53:11 58:13
154:1,2 156:7,10	105:5 109:24	149:8,25 154:5,18	outlets 56:9,13,14	72:5,5,7 90:4
156:17 159:24,24	one-on-one 35:19	155:15 164:14	58:4,5 60:10,14	95:25 99:7 108:24
160:4,6 161:20,23	ones 63:20 158:24	165:2 171:23	61:9	122:4 129:9 134:8
162:11,12 163:1	185:8	172:18 173:12	outside 17:15 18:17	134:12,14 138:17
163:21,23,24,25	Oops 77:15	186:19,20 187:13	18:22 41:25 60:20	150:21 166:6
164:5,8 167:5	open 15:18 17:1	197:13 198:5	60:23 67:13,14,15	174:2
171:12,20 172:8,9	23:9,10 40:23,23	200:15 201:11	67:17,18 68:2	ownership 41:7
173:6,25 174:21	43:17,17,18 51:6	206:24 207:19	86:5 138:20	46:21,23 47:1,3
176:16 177:3,5,11	71:11 80:9,9	209:16 216:7,23	141:22 142:1	117:4,6
177:22 178:4	113:9 121:10,11	220:21 222:5,20	146:22 176:18	owns 213:20
181:21,23 184:9	121:14 128:6,7,13	223:15 228:3,14	209:21 211:6	Oxford 194:2
184:12 186:8,12	133:17 135:15	229:5,23 230:15	212:5	
186:21 187:6	173:19,20 192:5	230:25 231:20	outside's 22:10,12	<hr/> P <hr/>
191:13 192:21	198:8 201:16	232:10 233:4,22	145:4	P-R-E-C-I-A-D-O
193:6 195:3 197:9	207:23 217:2	234:14 235:7,24	overgrown 15:19	151:2
198:25 200:10,12	229:9 231:3,5,24	237:7,24 238:16	40:25 49:6 71:13	p.m 1:2 5:3 100:25
200:19 201:4	232:15 233:8	239:12 240:5	77:7 80:12 84:21	101:1 257:10
202:22 203:20	234:2,17 235:10	241:11 242:15	89:18 95:16 128:9	PAGE 3:2 4:3
206:16,17 207:2	235:11,15 236:2	243:3,18 244:10	133:19 136:23	pages 258:7
208:4,5 209:7,19	238:2,22 239:16	244:25 245:20	154:22 173:21	paid 102:8,16,20
209:22,23 212:3	243:22 245:5,23	246:11 247:6	198:12 201:17,18	103:1,8,9,10
212:19 213:6	247:9,10 248:4,24	248:1,20 249:13	207:25 210:14	106:8 141:23
214:22 215:3,13	250:9,9 251:4,5	250:5,25 251:16	221:17 229:12	146:19,20 214:10
215:17,22,24	251:20 252:11,12	252:8,24 254:10	230:4 231:25	214:11 215:15
216:1,10,15	253:22,23 255:3	254:25 255:22	232:1,16 233:10	241:19,25
217:23 220:12	opened 68:4,20	257:7	234:19 235:13	paid-for 146:21
221:1,3 223:6,12	116:19 154:23	opposes 100:9	236:5 237:13	paint 45:8 67:7,12
223:17,20 226:7	opening 116:9	132:19 186:21	238:4,24 239:18	67:15 68:3,22

69:10 122:24 231:7 painted 67:13,14 67:17,18 68:2 painting 18:21 122:10 155:6 Palmer 4:14 80:7 82:18 paper 82:21 102:20 103:3 106:12 160:21 papers 85:2,15 paperwork 73:7 102:8,16 105:8 108:12,20 159:2 162:21 192:20,23 par 218:21 Pardon 48:8 86:1 117:1,5 120:15 132:11 148:14 part 14:12 37:9 96:18 107:2 138:6 167:20 170:23 189:7 200:5 202:20 212:5 partially 30:16 particular 212:17 225:2 party 180:8 pass 19:21,25 21:15 26:10 68:1 127:8 151:6 186:22 passed 8:14 17:7,8 20:10,19 23:18 55:17 56:25 69:7 69:9 71:19,20 72:1 172:19 173:1 195:15 passes 15:1,14 16:19 17:23,24 23:5 53:25 64:14 70:20 76:10 84:16 89:1 95:7 119:15 121:7 128:3 132:20 133:13 136:7 137:23 154:6 155:16 164:15 171:24 173:13 197:14	200:16 201:12 206:25 209:17 210:10 216:8 220:22 222:6 223:16 228:4 229:6,24 230:16 231:1,21 232:11 233:5,23 234:15 235:8,25 237:8,25 238:17 239:13 240:6 242:16 243:4,19 244:11 245:1,21 246:12 247:7 248:2,21 249:14 250:6 251:1,17 252:9,25 253:18 254:11 255:1,23 257:8 passionate 195:9 patch 68:21 69:10 patching 67:6 122:10 path 119:9 Patty 190:12 Paul 1:20 49:13 195:16 pay 29:20 53:11 59:6,8 102:18,19 105:10 106:13 107:7 111:1 144:9 166:23 182:15 192:24 242:2 paying 79:7 109:16 111:7 178:22 190:17 192:1 payment 145:25 Pearsall 4:10 248:3 peeling 231:7 pending 11:18 137:16,17 people 33:18 62:15 62:20,23 72:25 90:18 98:24 124:16 130:20,22 139:13 158:7 160:1 169:18 175:8 176:6 177:10 181:11,13 183:12 184:4,14	185:12 186:3 197:17 200:19 216:11 240:21 255:24 Peralta 1:21 66:20 66:20 67:13,16,18 67:22,25 68:20 69:1,7,9 70:1,3,5 70:22 percent 152:11,14 perfect 60:17,19 performed 9:9 15:22 23:14 25:4 43:25 55:4 71:16 77:11 80:16 89:24 101:13 121:17,19 133:25 137:2 138:7 150:12 154:25 165:13 187:22,24 198:20 210:19 217:19 228:18 245:11 period 74:3 permit 23:14,17,17 24:11 49:18,20 50:2,5 55:5 71:17 83:9 89:25 94:4 101:13,14,21,22 133:23 134:1,25 135:5 137:4,7,18 138:8,9,10 140:1 142:9 143:18,24 150:13 165:15,16 165:17,17 166:23 166:24 168:24 182:18 195:23 198:24 210:20,20 210:21 215:11 217:13 218:4,5 228:19 245:12 permits 3:21 9:7,9 9:10,10 10:11,15 10:22,25 11:6 12:20 13:5,11 14:2 15:23,24 17:6,6,15 23:11 24:4,12 41:3 43:25 44:1,2,13 44:14,18,19,21,24	47:3 50:19,25 51:15 55:2,5 65:15,16 71:16 72:15,17,18,18,24 72:24 77:9,11,12 78:6,9,12,13 80:16 82:12,13,16 83:2,3,7,12 87:17 89:20,24 90:12 96:22 97:4,10,14 101:10,16 109:10 109:11 114:11 115:10 121:17,18 121:20 122:12,14 122:21 123:9,10 123:19,25 124:1 125:3 126:14 128:17,22 131:24 133:25 134:3,5,5 134:20,21,24 135:22 137:2,6 138:4,7,11,21,23 139:22,23 140:20 142:7,13,14,25 143:13 147:1,23 147:25 148:11 149:11 150:6,12 151:10,12,17 153:20 154:25 155:22 156:21 157:17,18,22 162:4,6 165:6,19 166:9 170:8 172:25 187:18,23 187:23 192:1,20 195:10,10,23 198:22,23 199:8 209:3 210:17,19 212:7,8 213:22 217:4,11,21 220:14 227:19 231:11,12 246:22 255:10,10 permitted 203:14 person 73:3 77:24 113:9 153:12 188:25 197:3 personal 214:5 personally 176:24	177:15,18 180:19 223:24 Peter 1:19 28:19 petitions 1:5 225:5 Phase 203:8,8 phone 218:5 photo 31:25 67:21 110:5 photographs 203:5 photos 81:2,19 picked 10:5 14:6 18:16 49:14 picture 172:4 pictures 67:22,25 78:15,18 79:2,5 80:22,24 81:1 82:3,7 140:16 159:14 167:4,25 193:12,13 piece 37:19 106:12 157:10,10,12 189:13 219:19 pile 199:9 pillars 210:15 pipings 224:16 placard 128:20 place 10:19,20 34:25 38:20 58:6 75:25 84:19 108:2 108:3 109:25 126:4,16 133:22 181:3 190:16 214:6 217:7 252:2 258:5 placed 6:7 37:12 39:25 76:12 198:14 249:10 places 80:10 255:7 plan 18:14 25:22 83:7 93:15,16 146:1 215:7 planning 10:14 111:11 170:10 202:15,16,17,17 plans 92:22 110:15 110:21 112:10 166:8 201:22,23 204:11,13,16,17 207:3 218:4
--	--	--	---	--

219:21 245:12	227:7	165:4 172:21	pretty 39:2 41:25	165:7 187:17
plaster 169:3	pointers 45:16	173:17 187:15	49:24 67:5 68:5	210:14 231:5
plastic 165:7	poison 144:15	198:7 201:14	135:8 203:7	234:1 236:4
167:24	pond 185:23	207:21 210:12	previous 108:24	progress 3:13 4:16
player 205:16	Pontiac 1:1,7 5:1	216:25 217:4	previously 124:8	17:11 19:17 22:5
plead 224:8	5:18 57:19 74:11	221:14 222:22	price 37:3	23:21 44:4 55:10
please 5:9,22 23:25	179:16 185:13	226:22 227:16	principal 192:4	55:12 58:16 66:4
27:16 44:7,10	192:13 225:9,19	228:16 229:8	prior 11:7 46:18,19	71:23 94:22 95:19
56:6 78:21 80:4	pool 80:13 81:18,21	230:1 231:2,22	68:17 90:17 120:4	126:23 132:20
82:15 126:22	pop 193:2	232:13 233:7,24	Priscilla 1:24 102:1	148:2 150:19
150:20,25 155:7	Popcorn 193:1	234:16 235:9	probably 19:21	153:15,22 155:6
166:2 182:22	pops 120:14,16	236:1 237:10	36:8,16 45:10	156:2,5 163:2
184:13 191:10	porch 9:7 17:2	238:1,21 239:14	114:10 121:21	168:4 169:25
194:5 228:5 229:7	28:11,12,20,21,23	241:13 243:5,20	130:12 135:18,18	171:14 186:11
232:12 233:6	30:15 31:17,18	244:12 245:2,22	137:11 142:19	215:5 217:21
237:9	39:3,19,20 49:21	246:14,16 247:8	151:13,14 161:13	project 21:13,15
pleases 96:23	150:4,7 156:21	248:3,22 249:15	161:16 170:13	55:9 69:13 76:15
Pledge 6:11,14,14	159:15,23 179:7	250:7 251:2,18	184:13,20 195:16	139:20
6:15	183:6 188:16	252:10 253:1,21	196:4 204:4	projects 35:6
plenty 37:22	210:15 221:16	255:2	226:18	promise 190:22
plug 72:13	231:7 234:20	posting 65:10 66:7	problem 81:15,16	promises 203:4
plumb 45:7 195:14	243:24	postpone 16:4	94:25 104:21	proper 126:23
plumber 188:14	porches 15:20	26:25 41:4 136:2	105:18 107:6,10	138:4 140:20
plumbing 10:15	157:13,19	137:11,14 155:3	113:7 116:2 120:5	properly 92:8
14:2 17:7 18:3	portfolio 206:11	155:11 173:7	157:13 168:8	properties 63:9
20:2 23:17 26:12	portion 39:2	209:6 220:9	174:6 177:2	75:24 95:25 98:15
50:1 65:16,18	portions 171:13	255:16	178:22 184:25	107:19 202:6
68:4 71:18,19	position 5:25 37:14	Postponed 3:6,9,17	189:5	211:13,14 212:2
72:1 115:15 122:8	50:16 53:2 56:4	3:25 4:8,11,16	problems 163:3	213:10,19
123:23 135:22	118:12 138:19	postponement	185:9	property 3:1 4:2
137:4,7,16,17	164:11	15:25 25:10,11,12	procedural 106:21	5:20,22,24 6:1,2,7
138:9 143:6,20,22	positive 164:11	137:5 173:3	procedure 97:6	9:8,14 10:18 11:1
143:23 144:2	possibility 111:8	198:21 255:12,25	126:23	11:6,8,9,11 12:12
148:16 150:15	possible 152:15	postponing 30:19	procedures 128:22	12:19 15:22 17:5
195:14 196:3	246:15	posts 140:25	proceedings 96:7	20:16 21:4 23:13
210:20 212:9	possibly 46:6 63:21	power 234:23	99:15 228:22	27:2 37:19 40:6,7
215:11 255:11	post 66:2 98:14	246:2 249:19	258:4	40:22 41:2,7,13
plumbing's 189:2	100:16	precedence 111:19	process 11:11 46:16	41:14 43:24,24
Plus 130:10	posted 7:7 9:5	Preciado 2:4 151:1	56:20 63:9 73:8	44:11,18 47:15
plywood 95:14	15:16 16:25 23:7	151:1,5,16,20,22	75:6 92:23 122:25	49:8,18 51:3,18
PMI 4:4	28:9 39:17 40:21	151:24 152:6,11	161:15 175:9,10	55:3 57:12 59:17
point 22:7 25:14	43:16 49:4 54:23	152:15,18,22	175:24 190:5	60:7 61:7 62:2
31:8 37:11 53:1	65:9 71:9 77:2	153:2,6 154:1,9	208:12	64:3 65:14 66:21
58:20 73:12,17	80:7 84:18 89:15	preferences 188:23	produce 90:10	71:15 72:5,6 73:9
106:14 114:9	90:19 95:12 101:8	prepared 16:8	professional 114:23	75:9,10,21 76:19
121:24 151:11,12	121:9 128:5	151:23	program 124:15	77:1,10,18,22,24
153:8 165:18	133:15 136:21	prepped 122:11	programs 35:19,20	78:25 79:2 80:6,8
175:20 192:4	138:2 150:2	present 1:9,15 2:1	71:11 77:3 146:9	80:15 81:12,22,23
209:4 210:23	154:20 156:18	59:25 224:2,14	146:10 150:4	82:2 83:19 84:5

85:21 87:2,3,6	142:6 162:4,5	122:16 141:8,11	218:11 221:7	247:15 248:13
88:4,11,20 89:23	166:8 170:3,4,5,7	141:13 153:22	real 40:1 62:24	249:22 250:16
90:4 91:1 96:4,5,9	182:17 209:3	157:20 163:5,20	realistic 145:3,4	251:8,25 252:16
96:19,21 97:9,13	220:13	169:8,9,10 189:15	realize 190:12	253:7 254:2
98:10,13 99:10,13	pulled 3:21 9:10,11	208:7,8 218:22	really 20:4 22:14	recommendation
101:12 109:7	10:21,25 17:16	245:9 253:15	31:7 55:14 56:11	16:3 41:4 47:11
114:24 121:16	23:18 44:1,13,14	Putnam 3:11,16	67:9 81:11 112:4	52:23 65:20 74:21
124:20,21,22	47:3 51:15 55:2,5	16:24,25 248:22	113:1,14 114:17	84:7 90:17 121:24
129:18 133:24	72:17,18,24 77:11	249:7	122:14 153:21	134:2 137:5,13
134:6 135:5	78:12 82:11,13	putting 42:16	165:9 185:7,16	155:10 156:23
136:10 137:1	85:18 114:12	126:15 183:12	186:2 194:1 212:5	161:24 165:18
138:6 140:13	134:3,20,21,24		213:17,23 214:2	177:25 188:6
142:23 150:11	135:6 137:6,7,18	Q	240:18	190:5 197:6
152:5 154:24	138:8,9,10,11,11	qualify 146:13	reapplied 44:23,23	198:21 199:1,7
160:15 161:12,18	138:21 139:23	quarter 37:5	rear 15:17 40:23,24	201:25 206:19
162:4,5 164:11	140:1 147:23,25	100:23	71:11 77:7 133:19	214:23 217:20
165:12,15 172:24	148:11,17 149:11	question 13:17 59:5	198:9 201:16	221:25 227:23
174:4 175:18	151:15 153:21	73:18,20 78:3,19	232:15 236:3	228:23 229:17
177:17,20 179:1	165:20 187:24	106:7 108:7	245:4,5,24 247:10	232:5,23 233:15
181:24 182:18	195:11 198:22,24	111:13 112:23	250:9 253:3,6	234:8 237:1,18
183:22 184:1,5,6	199:8 210:21	115:23 157:9,24	reason 10:24 41:6	238:9 244:3,19
186:6 187:21	212:8 213:23	162:2 189:25	90:8 97:12,23	245:15 246:5,25
188:5,14 190:2,24	217:8,12,13	197:1	174:24 191:19	249:6,24 250:18
191:6,23 192:18	231:10,12	questions 5:24	208:17	252:18 253:9
192:24 193:11	pulling 126:15	126:9 202:7	Rebuilding 29:11	recommended 7:8
196:18 197:1,2,3	137:4 170:11	quicker 36:7	35:5	49:19 50:1,8
197:6 198:16,17	purchase 11:15	Quitclaim 172:7	rebuilt 28:21	255:16
198:19 201:20	126:11 175:3	quitclaimed 172:4	recall 67:7 83:24	recommending
209:1,2 210:18	purchased 102:4	quite 29:17,17	131:11 135:4	15:25 17:10 23:20
212:17 217:8	105:6 157:3	85:22 86:18 91:2	211:21	28:17 55:11 90:1
218:18 228:17	purchaser 12:23,25	119:17	receipt 129:13	101:17 128:23
231:4,10 232:1	purchasing 40:6	quorum 7:1	received 103:7	138:13 150:17
235:19 237:19	158:9		receives 14:9	155:3 173:3
238:10 240:9	purpose 5:15	R	recess 100:25	193:14 194:9
241:18 245:10	203:21	R 258:1	recited 6:15	228:21 232:3
255:9	push 204:7	Ramadan 223:25	recommend 9:12	233:13 236:8
prospective 12:25	pushed 121:15	raving 82:5	44:3 49:10 61:15	239:2 249:4
85:1,13,14 86:6	put 19:22,25 20:24	Raymond 1:16	71:22 84:24 95:18	255:12
protect 87:24	20:25 21:18 26:18	7:22	137:10 173:23	reconstruct 112:19
prove 218:23	29:20 33:8 34:22	Rd 4:6,9	178:2 208:2	reconstructed
provided 79:6 82:7	35:25 37:23,25	re-blueprint 107:8	210:24 221:19	116:14
providing 126:3	38:1,2,4,11,12	re-drywall 45:8	223:2 227:21	reconverting 114:3
181:8	41:18 48:2 54:2	re-tapping 145:23	229:15 230:7,9	record 26:14 67:24
public 184:16	59:7,14 60:16	Re-upped 142:15	231:13 232:21	172:8 256:10
pull 12:20 13:5,11	61:4 62:15,19	read 6:10 7:6	234:6,24 235:16	recorded 197:16
49:19 50:1,18,25	72:25 76:14 79:20	160:21 206:11	237:16 238:7	258:4
72:24 96:22 115:9	88:18,19 91:18	ready 26:12 58:2	239:4,22 241:20	records 53:10
126:14 131:23	107:20 112:25	67:7 86:10 90:13	243:10 244:1,17	101:15 104:25
135:21 139:21	113:8 122:9,13,16	123:24 174:12	245:13 246:3,23	105:4
		183:15 204:2		

recycling 203:14	210:24 217:20	rent 57:7,9,10	97:3 140:23	226:12
redesign 107:12	221:19 227:21,24	126:4 131:3	213:12	Rick's 226:12
Redford 205:4,5	229:15,18 230:7	219:22	rescind 195:5 227:2	rid 174:11,25
redid 139:11	230:10 231:13	rent-to-buy 125:22	rescinded 190:6	178:25
redo 68:4 102:8	232:3,6,21,24	rental 57:12 96:1,2	residence 35:2	ridiculous 145:23
169:5	233:13,16 234:6,9	96:3 213:12	residential 111:16	right 11:12,20
redoing 167:16	235:16 236:8	rentals 57:15	residents 98:18	14:13 16:21 17:14
redone 167:22	237:2,16,19 238:7	renter 90:25	resolved 188:12	22:20 26:3 27:18
refresh 174:15,17	238:10 239:2,22	renters 62:19	respect 5:16	28:22 30:11,22
refund 166:11	241:20 243:10	renting 125:13,18	responsibilities	31:20,22 33:5
regarding 5:19	244:17,20 245:13	125:20,25,25	73:6	36:18 37:21 38:8
regards 99:12	245:16 246:3,6,23	repair 5:16 28:13	responsibility 11:4	39:13 40:10 42:14
213:9	247:1,15 248:13	31:5 33:11 49:20	responsible 223:21	43:2 44:14,19
register 6:9 182:17	249:4,7,22,25	49:22	rest 28:23 84:2	46:25 48:15 49:12
registered 6:8	250:16,19 251:8	repaired 157:11	138:22 142:6	51:16 52:9 59:23
74:12,14 176:9	251:25 252:16,19	repairs 11:4,11	147:22	62:5,21 65:1
179:3,12 213:10	253:7,10	16:1 96:5,7,13	restaurant 92:10	66:17 75:20 81:25
213:21 215:15	remains 3:3,4,4,5,6	169:2,3	93:7	82:19 83:11,15
registering 178:14	3:7,7,9,11,12,13	replace 61:9 157:19	restored 150:10	86:14 91:24 92:5
214:10	3:14,15,15,16,18	218:13 219:17	179:24	92:5 93:8,18
registration 213:12	3:19,19,20,20,22	replaced 157:12,14	results 188:3	95:11 100:15,22
rehab 65:15,22	3:23,24,24 4:4,6,7	157:16 159:25	retail 92:8	101:2 102:14
71:17 87:15	4:7,8,10,10,11,12	168:10	retain 98:11	107:1 109:9 112:5
138:12 150:13	4:13,14,15,15	replacement 49:20	retained 98:10	113:5,10 116:16
231:12 255:13	17:21 223:2	report 10:2 13:23	return 35:23	117:12 118:2,21
rehabbed 9:6	234:24 244:1,4	13:25 14:5,9	reviewed 11:18	119:11 120:19
101:10 138:4	254:2	49:14 50:11 51:22	rewire 45:7	123:5 124:23
165:5	remember 129:16	REPORTED 2:11	rework 115:7	132:23,24 141:16
rehabbing 85:3,16	129:24 141:20	represent 81:14	rezone 102:8 111:2	142:10,18 144:12
126:4	160:12 169:14	95:25	111:4,5	144:14 148:7
rehashing 105:16	175:9 193:16	representative	rezoned 92:25	149:14 151:22
reinspected 58:2	reminded 78:6	81:13	106:3,5 111:21,24	155:5 158:25
reiterate 97:6	remove 8:21 19:23	request 11:12	112:1 114:24	159:2,6,24 160:12
relationship 140:11	89:6 136:13 187:7	82:22 96:9 121:19	rezoning 103:2	162:14 167:8
religion 158:7	225:19	requested 96:20	111:3,6	169:15 171:11
relocked 234:22	removed 3:21 19:7	218:22	Richard 2:6 3:25	172:9 174:10
remain 9:12 17:10	19:15 81:21 89:4	requests 96:13	154:10,12,20	180:8,17 184:24
23:20 28:17 44:3	116:18 136:11	require 11:6 87:16	Rick 1:5,14 5:18	187:3 191:12
47:12,15 49:10	141:5 187:19	93:15 116:4	6:10 7:5 9:4 15:3	192:5,13 194:1
52:24 53:20 55:11	renew 24:11,12,14	required 12:23	22:20 23:6 28:8	195:21 203:7,9
71:22 74:22 84:5	24:22 44:17,24	13:2 14:3 20:12	35:4 40:20 43:15	206:9 207:5,8
84:10,24 90:2	renewal 25:1	44:1 87:8 96:22	49:3 65:8 71:8	212:14 214:7
95:18 98:1 99:18	renewals 24:18	101:14 121:17	121:8 128:4	215:25 218:14
100:1,12 101:17	renewed 24:4,21	137:2 138:8	133:14 136:20	221:2,4 225:17
121:25 128:23	122:13 142:16	150:12 154:25	150:1 154:19	226:11 240:25
134:2 138:13	151:21	162:7 165:16	166:13 167:12	256:16,20
150:18 156:23	renovated 90:6	172:25 228:19	187:14 201:13	right-hand 212:11
173:23 178:3	renovation 42:11	255:10	207:20 218:2	212:13
188:7 202:1 208:3	140:2	requirements 91:19	219:15 220:15	right-of-way

184:16	250:12 253:4	Santiago 1:17,21	184:13 186:14,15	220:4 221:10
riser 141:13	rotten 46:3	16:10,12,12,14,21	197:8 199:5	236:12 238:18
Road 32:24 40:8	rotting 128:8	66:20	200:11 209:12	240:18,21
Robert 1:23 95:24	238:23	sat 46:8 199:23	216:19,20 220:11	seeing 36:6
Robinwood 4:16	rough 17:7 18:3	satisfied 168:4	223:5,10,11,12	seen 124:5 145:24
216:12,13,17,18	20:19 23:18 65:24	saving 138:22	229:19 230:11	175:25 176:2
216:25	66:1 69:5,8 71:19	saw 32:2	231:17 232:25	226:1 241:1 242:3
Rodriguez 2:7	91:16 122:21,21	saying 26:6 51:15	233:18 235:3,5,20	selected 41:19
199:13,17,20,23	123:6,22,25 125:5	63:4 76:7 103:7	237:3 244:6,8,21	sell 37:21 40:8
200:2,6,9,17	125:6 148:18	104:16 107:14	246:16 248:10,17	42:12 96:5
Roger 2:3 134:11	150:14 151:7,11	108:2,17 111:25	250:20 252:4	selling 11:12
roll 6:16	155:1 173:1	112:13 118:10	253:11 254:17,22	send 33:20 82:23
roof 28:10 31:6,12	187:25 188:1	140:9 145:1 148:7	seconded 121:3	sending 178:24
39:2,5,12 42:1	189:22 191:24	159:7 164:12	171:15 173:9	sense 34:23 123:13
55:6 71:13 80:10	195:14,19,19	220:19	244:23 249:10	209:8
121:12 128:7,8	227:18 255:11	says 19:3 47:2	250:22 254:20	sent 99:1
138:22 141:4,14	roughs 26:11 65:17	123:19 151:24	seconds 23:1 40:17	separate 126:1
143:1 150:4 157:8	65:25 68:11 189:5	152:11,22 219:15	153:18 209:13	September 41:19
165:8,9 166:14	195:25 196:1	scam 158:7,8	220:12 229:20	64:18,19 70:6
167:7,10,16,19,19	round 221:8	Schafer 124:10,16	233:1,19 235:21	97:17 198:23
168:1,2,9,21,22	rubbish 93:25	schedule 24:8	section 168:18	199:8
168:25 169:10	rude 193:20	66:25 119:2	171:6,7,7	serious 28:13 31:5
170:17,24 171:4,6	RULING 3:2 4:3	scheduled 9:25	secured 42:11	40:1 61:7,8 62:2
179:17 196:16	run 68:21 122:15	10:13 17:19 49:10	44:11 80:14 95:14	96:8 97:22 98:14
207:23,24,25	143:9 161:5 202:6	55:7 67:2 191:8	201:17	Seriously 61:9
221:15 222:23	runaround 101:21	192:10,11,17,18	securely 203:16	served 180:11
229:10 231:23,24	102:10	201:21	see 11:25 14:1	serves 50:24 119:17
232:15 233:9	running 22:6 57:5	scheduling 214:12	16:19 19:24 20:22	service 50:2 54:25
234:2,18 239:17	128:14 144:10	215:16	22:1,5 27:13	65:12 77:5,6
245:5 248:5,5,25	199:22 232:19	school 166:11	31:12,13,19,20	95:17 122:7
253:2,4,16	runs 203:12	192:6 194:2	32:2 33:21 35:22	133:22 141:10,11
roofing 28:11	rushed 192:5	scope 142:11	37:1 42:18 43:1	141:12 143:8
138:11 222:23		218:17	52:4 80:22 82:3	150:9 173:1
roofs 197:17	S	screws 189:16	94:14,18,21 98:14	179:23,24 210:16
room 181:23	S 3:7,17,19 4:14	sealed 44:12,13	99:17 102:9 105:4	217:15,17 231:8
rooms 143:9	safe 30:13 192:6	90:7	105:23,24 110:19	235:15 245:9
Roseville 57:21	203:11	second 7:15 12:6,7	116:2 126:24	set 48:11 79:5
rot 31:7 182:14	safely 203:15	21:21 22:24,25	127:8,11 134:8	119:21 216:8
rotted 28:11,11	safety 38:23 49:14	27:8,24 29:3,4	137:12 140:15	258:6
43:20 71:14 80:11	Saginaw 4:8 249:15	39:22 40:15,16	147:22,23 148:2	Setback 140:23
84:20 121:13	249:25	42:21 55:1 70:15	153:15,21 157:4	setbacks 140:24
133:18 150:4,4,8	sale 13:7 41:12	84:11,17 88:5	161:16 163:2	settling 89:19
156:19 187:18	87:22	95:2 115:24 119:4	171:14 178:23	210:15 248:5
207:25 217:2	salt-deteriorated	119:5 121:1 127:1	181:10 186:10	seven 47:9 130:3
221:16 222:23,24	49:23	127:3 129:2,3	190:22 192:3	156:1
229:13 230:3	Sanchez 2:9 216:12	136:3 148:3	193:2 198:17	Seventeen 57:18
231:25 232:15,17	216:17 217:23,24	149:19,22 153:17	203:1,6 207:1	seventh 122:1
234:18 243:23	219:10,23,25	162:13 170:21	209:17 213:17	shape 28:21,23
245:5 248:5	220:6,15 221:2,4	171:16 173:8	215:5 219:24	29:8 39:2 41:25

42:2 165:9 218:14 219:14,19	shutoff 50:4	75:5,6 76:3 79:4,7	27:17	114:21 137:6
Sharnae 2:9 211:1	sic 222:11	82:12 85:21 90:21	smoke 50:6 188:19	140:13 142:8
shed 56:18	sick 191:19	91:11 92:8 94:24	188:20	156:7 163:19
sheet 14:1 76:23	side 31:14,19,21,22	99:18 112:8	snowball's 111:15	168:3,4 171:9
Sheffield 3:14 8:17	32:3 45:22 52:5,8	129:10 134:10	Snowmobiling	214:24
9:5	121:15 159:15	138:15 139:2,22	153:11	soup 181:7 182:20
shelf 106:12	206:2 207:22	141:19 143:16,19	so-so 22:10	185:16
shelter 185:2	251:4 255:4	144:4 145:7	soaked 59:20	South 64:22 65:9
Sheppard 2:6	siding 22:11,13	155:19 157:25	soffit 219:15	66:21 77:1 98:3
166:1,3,3,5,5,7,10	42:1 49:6,20 86:5	159:12 162:24	soffits 121:12	230:1,9 233:7,16
166:20,22,25	101:9 121:12	163:10,23 177:18	133:18 150:7	space 218:25
167:2,4,11,15,18	122:10,11 128:8	177:22 182:23	156:20 187:18	speak 76:2 174:10
168:15,19 169:8	133:17 138:21	184:18 191:16,24	217:2 235:12	202:4,23,24 215:8
169:13,15,20,23	143:1 157:19	192:11 194:9	250:11 255:5	speaking 190:12
170:12,16 171:19	169:3 173:21	197:1 203:25	soft 204:7	special 56:13 93:5
171:25 172:2,6,9	227:17 248:7	209:18 211:23	sold 12:12,19 102:4	specifically 78:5
Sheriff 184:10	255:4	216:24 220:5,17	103:16 104:15,22	specifications
Sheriff's 184:7	siding's 17:3 84:20	223:17 225:1	124:21,22	41:17
185:1	89:17 234:2 238:3	sit 47:7 118:16	solid 203:4	specified 190:1
Sheriffs 174:11	238:23 249:17	119:1 171:8	Soltus 72:7	specify 213:23
180:20 184:3	253:3 255:6	178:24 182:14,16	solution 226:19,20	specs 201:23
shingles 150:5	sight 103:20	182:20	somebody 12:13	speech 177:6
167:21,22 231:6	sign 5:12,14 172:7	site 93:15,16	39:5 62:18 63:21	speed 221:7
253:3	sign-in 76:23	sitting 90:22 141:3	77:21 107:8	Spencer 1:10 6:18
Shirley 3:3,5 250:7	signed 5:9	181:2	108:24 113:14	spend 111:14
250:19 251:2	signify 76:7 164:12	situation 82:1,2	116:24 118:8	226:18
Shores 57:22	220:18	125:22 138:5	135:10,12,19	spending 96:10
short 3:5 6:3 41:12	signing 87:10	147:8 174:6,9	175:18 191:11	spent 108:25
70:24 71:9 72:1	Silverdome 179:16	180:22 184:11	199:24 225:7	174:25
75:1,3,4 79:18	similar 188:11	190:15,16 202:7	somebody's 77:13	split 44:14
158:8	simple 113:4	225:6	someplace 147:17	spoke 41:10 78:5
show 5:5 35:20	simply 96:12 99:21	six 94:9,11,13	son 17:13 160:2	99:3 174:7 182:1
66:4 82:7 108:21	sincerely 223:18	156:1	185:10	192:14
118:1 132:20	224:8	Sixteen 195:13	soon 18:15 60:8	spot 111:9 167:12
191:18 220:23,25	single 72:23,23	sixth 122:1	85:2,15 180:7	167:13
255:24	single-family 19:10	size 45:6 179:17	182:19 215:8	spring 93:24 171:5
showed 108:20	19:12,14 101:11	sketch 91:16 116:8	sorry 9:20 23:25	204:5
189:12 191:1,5	104:9,12,18	skier 153:10	63:23 66:14 72:9	square 36:16,19,24
192:12	110:22 111:9,18	skills 117:19	78:16 147:6 166:4	59:9,11,12 100:17
shower 183:5	111:20,23 112:9	skylight 77:3	174:16 204:12	157:9
shown 110:6	112:12,18,20	sleep 189:14	205:1 212:20	squared 142:5
shows 249:19	113:2 114:3 115:8	sleeping 130:12	214:22 221:23	squat 184:23
Shrader 1:20 44:8	131:14 132:1,3	slim 111:20	223:7	squatter 130:25
44:8,11 45:3,9,13	sink 253:6	small 167:20	sort 116:8	188:12 196:7
45:15 46:6,12,20	sinks 50:3,4	Smith 1:18 23:22	sound 61:7 62:2	squatters 174:18
46:25 47:6,24	sir 21:4 27:4 40:9	23:23 24:1,1,3,7	225:8	176:10 179:21
48:6,9,14,16	50:10 56:4 62:11	24:12,21 25:5,13	sounds 59:23 60:3	181:4 183:23
shut 128:15 251:22	63:14,23 64:15	25:16,24 26:6,16	63:8 94:23 97:25	246:16
	69:11 73:18 75:2	26:20,22 27:4,15	112:24 113:25	St 3:3,5,5,6,7,8,9,9

3:10,15,15,17,18 3:19,20,20,21,22 3:23,24 4:5,8,8,12 4:16,16 57:21 stabilize 45:23 Stacey 1:24 101:19 105:7 108:8 109:8 109:11,17,20 112:11,15 116:23 116:25 117:2,5,8 117:24 118:2,4 Stacy 101:19 staff 193:23 stage 151:11 155:1 stair 49:21 stairs 55:1 110:3 122:9 stairway 250:10 stand 53:1 standard 73:7 Stanley 4:11 172:10,12,21 star 189:15 start 85:3,16 211:21,24 214:2 215:19 started 19:22,23 32:4,23 46:14 56:17 66:15 68:16 68:16 85:4 93:24 141:24 159:16,21 185:21 211:12 217:24 219:2 224:3 starting 5:6 31:8,13 starts 5:6 175:9 state 5:25 15:20 152:21 163:4 197:16 stated 57:3 108:20 110:25 statement 98:16 stating 115:21 stay 35:15 52:3 116:17 139:16 147:13,18,21 162:25,25 163:22 163:24 165:19 189:17 190:14	194:7 242:7 257:1 257:2 staying 130:25 169:16 179:1 stenographic 258:8 stenographically 258:4 step 49:22,22 93:7 Stephens 2:8 208:5 208:6 209:19,22 stepping 36:7 steps 9:7 28:11,20 28:21 71:13 96:25 131:8 229:11,12 Sterling 57:21 Stevens 24:14 Stewart 1:11 6:22 6:23 7:15 8:6,20 12:7 14:12 16:3 21:1,3,7,21 26:24 27:8 29:2 40:16 42:21 46:1,3,8,17 47:7,11,14 50:12 50:23 51:5,10,13 51:21 52:3,7,10 52:13,16,20,23 53:2,13,15,20 58:12 59:5,13,16 59:19,23 60:3,6 60:23 61:1,6,13 61:20,23 62:1,5,7 62:10,14 63:8,17 63:20 64:1,7 65:3 67:11,15,17,19 68:7 69:4,11,21 70:2,4 71:3 72:8 73:1,4,18,20,22 74:1,3,5,7,9,16,18 74:20,25 75:8,12 75:22 79:21,23 80:3 81:3,5,8,11 81:18,20 82:11,17 82:20 83:3,5,11 83:14,17,22 84:1 84:4,9 85:20 86:13,16,18,22 87:23 88:5,10 89:9 91:11,17,22 91:25 92:5 93:18	93:23 94:2,19 95:2 97:25 98:11 99:16,20,22,25 100:16 101:5 102:11,14,18,24 103:4,8,14 105:16 105:19,22 106:2,7 106:23 107:1,4,9 107:13,15,19,24 108:4,6,10,13,15 108:23 109:15,18 109:21 111:5 112:8,13 113:18 113:24 115:16 119:5 120:23 124:2,5,9,12,18 124:21 125:10,18 125:22 126:5,17 126:19 127:3 132:18 135:10,12 135:14,17,20 136:3,15 137:13 137:17,24 139:21 140:7,9 144:4,6 144:17,20 145:6,9 145:13,18 146:4 147:6 152:4,8 154:14 155:10 157:24 158:3,14 158:19 159:6,12 159:18,24 160:4,6 160:9,12,23 161:2 161:11,20,23 162:3,14,24 163:22 164:3,16 164:23 165:21 167:1,3,5,7 168:1 168:14 169:11,14 170:1,10,21 171:16 172:14 173:8 176:5,12,16 176:21 177:3,5,25 178:4 181:15,18 181:20 182:3 183:16 185:24 186:5,20 189:25 190:23 191:2,4,6 191:9,13,16,21 192:8,16,21 193:1	193:6,14 194:9,13 194:19,21,24 195:3 196:5,9,11 196:17,23 197:5 198:1 199:5 201:3 201:7 202:9,14,16 202:22,25 203:20 206:6,18 207:15 208:16 209:5,12 219:9 220:1,4,8 221:9,25 222:12 222:14,16 223:5,9 223:11 227:23 228:10,23 229:17 230:9 231:17 232:5,23 233:15 234:8 235:3,20 236:13,16,20,25 237:18 238:9,20 239:8 240:7,12,22 240:25 241:22 242:11 244:3,6,19 245:15 246:5,25 248:17 249:6,24 250:18 252:4,18 253:9,15,20 254:17,21 256:18 sticker 98:8 stipulation 170:23 Stirling 4:14 77:1 stolen 183:2 236:5 251:23 stop 126:18 128:19 186:4 194:5 198:14 stopped 78:4 189:12 192:25 203:17 storm 2:11 219:16 258:3,12 story 31:19 150:24 158:8 street 85:1 89:15 135:9 144:11,12 184:24 234:16 236:1 237:2 243:20 244:12,20 245:22 246:6,14 247:8,22 249:15	249:25 250:7 251:2 253:21 254:18 255:2 stripped 15:19,19 17:3 22:11 40:22 40:24 42:3 43:23 49:7 52:5 56:12 84:20 121:12 122:10 128:8,11 133:18 173:20 229:11 233:10 234:3 237:13 238:3 239:18 243:23 244:14 245:24 247:11 248:7 249:18 250:11 251:6 252:14 253:24 255:6 structural 31:7 116:15,18 Structurally 22:12 structure 5:20 6:2 7:8 9:6 15:17 17:1 23:8 28:10 38:23 39:1 43:17 49:5 54:24 59:10 77:2 80:8 84:19 89:16 91:20 95:13 95:20 99:8 100:18 100:19 121:10 128:6 131:12 133:16 136:22 138:3,12,13 150:3 154:21 156:19 165:5 172:23 173:18 187:16 198:8,13 201:15 207:22 210:13 217:1 221:15 222:23 227:17 228:17 229:9 230:2 231:3,23 232:14 233:8 234:1,17 235:10 236:2 237:11 238:2,22 239:16 239:21 241:14 243:6,21 244:13
---	--	---	---	--

245:4,23 246:15 247:9 248:4,6,23 249:16 250:8 251:3,19 252:11 253:2,22 255:3,14 structures 5:17 185:5 struggle 190:19,21 stuck 158:21 studs 31:13 239:18 248:6 stuff 17:16 27:7 49:25 56:11,19,20 57:25 68:10 123:4 134:7 140:14 153:24 158:11 160:3 163:11 167:25 183:12 189:10 197:17 208:14 212:11 stumped 113:15 stupid 57:1 Subcontracted 206:6 subcontractors 206:15 subfloor 218:21 submit 91:25 201:22 245:12 submittal 90:17 submitted 82:14,21 90:8,15,16 submitting 92:22 substantial 4:16 148:2 successfully 184:4 sud 248:6 sudden 66:3 sue 177:21 sufficient 34:4 93:17 suggest 87:1 108:4 108:7,8,10 suggested 38:6 208:24 suggesting 161:11 suggestion 226:9 summer 214:4 Sunday 185:10	support 8:8,9,22,23 14:22 15:10 16:5 16:15 27:25 28:4 38:14,15 43:11 47:16,17 48:23,24 53:5,7,18 64:6,10 65:2,3 71:2,3 76:1 76:4 79:22,23 84:12 88:22 89:7 89:8,9 95:1,3 98:1 100:2,3 106:18 120:22,23 121:2 127:2,22,23 132:6 132:7 133:7,8 136:14,15 137:15 137:19 148:3,25 149:23 154:13,14 155:12 164:10,22 164:23 171:17 172:13,14 187:8,9 197:25 198:1,2 199:4 200:10 201:6,7 206:21 207:14,15 210:5,6 216:2,3 218:24 219:1 220:10 222:2,15,16 223:4 227:25 228:9,10 228:11,25 229:1 230:21 232:7 233:17 234:10 237:20,22 238:11 238:13 239:7,8 240:1,2 241:8 242:10,11,23,24 243:14,15 245:17 246:7 247:2,19,24 249:8 250:1,21 251:12 252:20 253:12 254:6,19 254:21 255:17,18 256:21,22 supported 148:24 247:3 250:2 252:5 254:23 supports 8:10,24 71:4 89:10 100:4 119:12 120:24 127:24 132:8	133:9 136:16 149:1 154:15 164:24 172:15 187:10 201:8 207:16 210:7 216:4 222:17 229:2 230:12,22 234:11 237:5 239:9 242:12,25 246:8 251:13 252:21 254:7 255:19 256:24 suppose 86:10 supposed 36:13,15 73:8 78:11 102:21 106:5 109:5 123:7 139:3,7 174:4 180:14 191:20 202:4,21 supposedly 126:7 sure 10:1 11:23 13:5 14:8 26:16 28:2 34:13 38:5 41:19 110:8 116:10 119:21 134:22 153:20 156:9 159:1,4 190:13 193:3 199:20 201:23 surgery 18:8 surprised 30:15 195:15 surprising 240:19 surround 225:21 surrounding 183:6 Swan 2:5 155:5,8,8 155:17,20 156:1,3 156:5,9,12 sworn 87:4,21 system 218:23 systems 219:2 <hr/> T <hr/> T 258:1,1 table 8:4,5,6,18,21 9:3 11:12 12:2 14:22 15:5,7,9 21:20 22:22,24 27:5,20 28:7	38:17 40:13 42:20 43:6 48:19,22 49:2 64:23,25 65:2 70:25 71:2 86:22 88:2 89:5,7 94:20 96:12 106:17 113:12,17 114:13 118:21 119:7 120:20 126:20 127:17 131:5 132:5 133:5 133:7 136:11,13 148:1 149:16,18 149:20,21 153:14 154:11,13 161:20 161:22,24 164:20 164:22 170:19 172:11,13 181:10 186:10 187:5,7 197:20,22 200:25 201:5 206:19 207:11,13 209:10 210:3,5 214:24 215:4 216:14 222:9 228:7,9 230:18,20 241:5,7 242:18,22 254:14 254:16,18 tabled 3:3,8,8,10 3:11,14,16,22,23 4:5,9,9,12,16 7:24 32:10 53:10 186:22 tabling 164:10 tackle 215:21 tailor 61:13 take 5:10,13,15 10:19 13:2 15:8 29:19 31:2 33:3 35:7,12 36:2 39:4 45:23 46:12 48:4 48:21 54:3 64:2 68:5 76:13,22 79:10 82:24 94:11 94:13 99:7 100:21 106:16 126:6 140:21 141:25 145:2 146:22 147:11 157:21,21	166:16 168:21 169:17 172:12 180:21 184:14 193:12,13 213:20 216:16 219:17 241:6 254:15 257:3 take-out 92:10 taken 7:10 32:21 42:15 51:8,14 58:15 65:22 77:25 85:3 100:25 108:15 152:5 157:20 165:11 175:1 178:7 214:2 214:14 215:23 258:5 takes 157:18 162:17 181:3 212:11,16 talk 24:5 35:19 38:9 54:10,12,17 112:4 131:16 146:3 162:15 224:3 talked 180:15 talking 33:18,19 36:17 52:21 60:23 61:1,2 63:15 75:1 75:6 82:17 123:3 129:24 167:13 190:11 194:21 tall 65:11 tamper-resistant 58:5 60:10 tamper-resistant 56:9 tank 161:6 224:16 tank's 189:2 tanks 183:14 tarps 207:24 taxes 107:22 141:22 Taylor 2:7 174:1,1 174:3,16,19,22 175:4,6,12,14,17 175:21 176:3,8,10 176:15,17,23 177:7,14,24 178:7
---	--	--	--	--

178:11,13,15 179:8,13,21 180:1 180:3,5,13,20,25 181:5 182:7,13 183:3,19,25 184:10,24 185:19 186:24 188:18 191:8 192:10,14 192:17 193:8 194:17 196:3,13 team 134:20 tear 46:6 48:5 Technically 36:13 televised 189:3 tell 19:17 45:17 68:18 77:25 78:24 87:14 90:24 113:14 118:3,4 150:20,24 162:20 163:12 164:4 176:24,24 253:19 telling 87:23 204:4 206:10 tells 215:1 ten 130:5,8 tenant 91:9 tenants 96:3 tentative 91:15 tenth 70:2 155:25 terms 12:22 13:9 90:6 91:19 92:13 92:19 testimony 6:3,4 14:1 50:14 258:5 Thank 7:20,21 8:15 15:1,2 16:21,22 22:18,19 24:2 40:9,10 43:2 48:15 54:20 64:16 64:17 70:22,23 80:3 88:1 89:2 95:9,10 122:3 127:10,14 136:8 137:24,25 149:12 149:13 154:8,9 155:9,17,18 156:10,11,12 164:16,17 166:6 171:25 173:15	195:6,6 200:17,18 203:20 207:2,7 209:19 216:9 221:1,4,5 226:7 227:9,10,11 Thanks 7:22 113:10,10 120:12 132:23 209:24 them's 85:9 They'd 33:8 thing 20:9 63:2 96:19 102:7 120:7 131:7 158:4 160:20 162:22 166:14 185:20 188:12 214:17 219:11 226:12,19 things 18:23 35:5 57:1 63:7 67:3 151:6 161:18 163:17 169:10 185:10 195:16,17 196:8 204:7 214:2 223:20,21 224:4,4 224:6,7,25 think 12:2 19:8,18 34:13,15,17 35:9 37:10 41:13,20 42:14 61:6 73:8 92:21 93:8,12 94:7 96:16 109:22 112:7 117:24 118:2,15 123:14 126:3 129:19 131:10,12,24 142:14 158:18,20 161:12,22 168:7,7 168:7 170:14,22 185:13 196:11,18 199:11 201:21,22 204:1 214:16 218:10 240:20 thinking 52:18 thinks 118:6 third 4:6 106:12 165:23 251:18 252:3 thirty 64:15 70:11 79:11,13,14 88:15	88:16,17 Thirty-day 69:3 Thorpe 3:14 48:18 48:22 49:4 thought 24:9 25:3,5 103:6 145:23 146:6 153:9 190:11 214:3 thousands 98:23 three 24:4,12 29:2 49:16 52:17 55:19 55:25 65:24 73:11 83:12 94:14,17 102:10 130:11 141:25 142:20 145:22 151:6 158:1,3 165:24 172:3 188:6 190:25 191:22 194:15 206:12 232:18 three-dimensional 253:15,16 three-team 90:4 throwing 98:15,16 225:7 Thursday 159:20 182:11 tied 59:1 tight 180:10 240:17 Tilden 98:3,3 tile 122:17 218:22 time 5:21 10:9 11:3 14:20 16:1,20,25 21:1,8 25:14 36:11 37:3,14 41:5 46:25 48:4 51:6,7 52:14 54:3 58:22 61:4 65:21 66:7,9,10,22 67:8 67:23 68:1 70:2 71:10 73:12,14 76:16 77:16,17 78:14,22 83:10 88:4 89:22 90:9 90:19 96:6,12,23 97:24 101:3 102:3 105:9,23 111:13 113:13 114:3	119:8 122:1 124:2 124:4 129:2,3 130:11 132:20 138:23 139:17,17 139:17,18 141:23 155:25 157:4,5 158:19 165:23 168:18 169:13 171:6,7,14 175:20 177:12,23 189:13 189:21 191:19,24 193:16 196:18 208:14,18 209:5 210:23 211:9 215:1 219:9 236:11,16 246:17 246:20 258:5 times 28:25 29:4 75:20 78:5,7 128:25 155:18,23 165:21,24 188:6 189:4 190:25 191:21,22 224:25 Tiseo 1:10 6:24,25 7:14 8:23 9:20,23 10:12,17,20,23 12:1,5 13:15,17 13:21,23 14:4,8 14:15,20 15:8 16:8,11,13 17:21 18:6,24 19:2,4,11 19:16 20:1,7,14 20:17,20 22:9,25 23:25 24:2,5,11 25:1,22 26:1 27:16,23 28:2,24 29:8 30:1,4,8,12 30:18,25 31:3,10 31:12,17,20,23 32:2,5,10,12,14 32:16 33:10,15 34:9 35:14,21 36:15,21 37:1,4 37:23 38:1,4,9,12 38:16,22,25 39:4 39:8,10 40:7 41:22,24 42:5,8 42:18 43:10 44:5 44:7,9 45:2 46:2	46:23 47:5,9 48:21 51:20,25 53:9,14,16 54:10 55:19,23 56:1,6 57:6,23 58:2,7,22 59:15 60:8 62:3,6 62:24 63:2,5,25 64:15,20 65:23 66:1,11 67:21 68:10,13,18,24 69:19,22 70:7,13 70:15 75:3 76:11 76:22 77:15,18,21 77:25 80:17 81:13 81:16,22,24 83:12 85:5,13,17 86:3,6 86:9 87:11 88:2,8 88:11,16,19 90:14 90:25 91:4,6,8 92:14,17 93:6 94:3,6,13,16,20 95:9 97:20 100:8 100:11,23 103:2 103:11,15,22,24 104:1,3,5,18,21 105:12 106:14,16 106:21 109:2,6,10 110:5,8,13,16,25 111:6,18,24 112:1 112:17 113:3,6,12 113:22 114:2,13 114:18,21,23 115:1,6,14,17 116:4,10,16,21,24 117:1,4,6,10,12 118:9,18,21 119:4 119:7 121:1 122:19 123:2,5,11 123:21 125:3,6,15 126:8,20 127:11 127:23 129:5,7,9 129:15,17,25 130:5,8,12,15,22 131:1,5 132:5,11 132:14 133:8 134:10,12,14,16 134:24 135:1,7,21 135:24 142:21 144:1 145:1 147:1
---	---	--	--	--

147:18 148:4,9,19 148:25 149:3,17 149:21 150:20,22 150:24 151:4,8,19 151:21,23 152:9 153:10,14,20 154:8 155:7,9 156:11,15 160:15 162:9,12,15,23 163:2 164:2 166:2 166:4,6,8,18,21 166:24 167:14 168:3,13 169:1,24 170:5,14,19 171:9 171:12,17 174:2 174:15,17,21 178:12,18 179:19 180:2,4,11 181:10 181:19 182:24 183:7,23 184:2,6 184:9,16 186:9,14 187:1 189:21 195:10,13,20,23 196:1 197:8 199:1 200:8,11 203:21 203:24 204:1,8,21 205:1 206:5,21 208:19 209:10 213:2,5 214:24 215:4 216:19 218:16,25 219:4 219:21 220:3,25 221:6,21 223:7,10 226:21 230:19 231:15 233:18 235:1 236:10 239:24 241:6 242:7 244:4 247:22 248:15 250:20 251:10 253:11 254:4,15 254:20 255:18,24 256:1,4,22 257:1 257:3 title 87:3 208:19,20 today 25:1 49:15 69:7 81:2 129:14 174:8 203:5 told 25:8 54:15	67:11 80:21 99:14 102:5 126:19 130:2 169:9 175:19 190:18,19 190:20 208:8 236:16 Tom 182:21 193:13 205:16 tomorrow 163:23 170:13 178:25 180:12 tonight 5:11 6:4 73:10 96:11 163:11 202:4 203:6 tonight's 256:9 tools 183:15 top 218:22 tore 36:2 45:4 47:24 torn 36:1 Torok 1:19 28:19 28:19 29:7,9,16 29:23 30:5,10,21 32:19,22 33:2,6 33:12,18,24 34:3 34:13,17,20 35:1 35:16 37:16,18,24 38:2,6 39:1,6,14 39:16 40:2,5,10 total 65:15 71:17 150:13 231:11 totally 52:5 98:17 114:17,20 139:10 touch 162:25 163:22,24 211:3 tough 225:4 town 184:8 218:3 track 224:5 trades 123:15 148:13,15 transaction 11:14 11:24 13:7 transcript 258:7,8 Transfer 41:14 translate 151:3 trash 175:1 178:11 trashed 43:21 71:12 121:12	232:16 236:4 238:4 247:12 252:14 253:25 treacherous 212:24 trees 82:8 134:23 209:23 Tregent 3:7 43:3,4 43:5,9,10,16 trespass 23:9 40:23 43:18,18 71:11 80:9,10 121:10,14 128:7 133:17 173:19 198:9 201:16 207:23 229:10 231:4 232:15 233:9 235:11 236:3 238:3,23 239:16 245:23 247:9 248:24 250:9 251:4,20 252:11 253:23 255:4 triangular 157:12 tried 194:13,14,14 196:20 197:5,5 trim 230:3 troubles 176:22 truck 95:15 true 114:7 258:8 try 22:15 48:11 148:22 157:16 167:17 170:18 196:10 211:6 218:5 226:16 trying 17:25 18:15 29:9 30:8 38:8 39:19 40:4,8 56:24 60:9 75:6 96:4 102:25 162:17 163:12 181:2 182:13 184:11 190:14,17 194:1 196:12 208:12 211:8,13 224:8 225:8,18 226:14 tub 72:13 Tuesday 119:25 120:1,3,17,18	turn 43:22 104:9 109:23 111:23 turned 108:24 130:20 145:21 147:3,24 twenty-five 236:25 Twenty-three 74:6 74:7 two 18:24 19:19 29:2,4 33:19,25 46:17 49:16 52:17 55:21 57:24 66:19 68:6 73:15,19 76:21 78:5 88:14 134:22 135:25 142:21 160:18 170:12 175:8 182:5,11 189:7 203:9 206:12 218:7,10 219:10 219:12,13 224:15 225:25 226:1 246:1 two-family 102:5 103:17 105:2,5 108:3,25 109:4,4 110:23 two-prong 58:4,5,7 60:14 type 93:10 158:7 194:11 205:6 211:12 226:19	uncomfortable 180:6 undermining 128:9 150:7 233:11 235:14 237:14 238:25 245:8 246:18 249:1 250:13 underneath 50:4 understand 26:21 28:16 30:12 38:22 63:17 69:24 70:5 77:13 91:2 96:18 98:15,21 99:22,22 105:1 107:23 110:13 123:12 126:22 137:3 162:23 204:15 226:5 understanding 9:18,21 75:13 87:5 105:20,23 130:24 understands 86:7 151:17 underway 41:20 unfair 76:17 unfinished 227:17 unfortunately 67:1 UNIDENTIFIED 112:23 113:5,7 unit 101:9 United 43:21 128:14 130:19,19 198:10 232:19 251:21 units 40:25 56:2 University 4:12,13 252:10,19 253:1 253:10 unkempt 15:20 28:12 40:25 43:19 49:6 71:12 77:7 80:12 84:21 89:18 95:16 121:14 128:9 133:19 136:23 150:5 201:18 207:25 210:15 217:3
U				
Uh-huh 19:1 32:11 35:24 44:6 47:6 59:21 94:5 102:24 107:3 110:10 126:5 213:16 221:9 Um-hmm 78:23 103:16 222:14 236:23 un 31:5 unannounced 192:25 unattached 99:7 uncle 120:13,14,16 unclear 113:16				

221:17 227:19
 229:12 230:4
 231:7 232:1,17
 233:11 234:3,19
 235:13 236:5
 237:14 238:4,24
 239:18 243:7,24
 244:15 245:7,25
 246:17 247:13
 248:7,25 250:13
 251:7,23 252:14
 253:4,25
unlawful 87:2
unsafe 31:6 41:1
 55:1 77:8 133:20
 248:25
unsecured 80:13
unseen 103:20
update 44:9 202:8
updated 56:13
upkeep 98:12
upper 31:19 231:5
upper-story 165:8
 252:13
upstairs 183:3
usage 91:23 92:15
use 39:19 54:4 90:6
 92:1,14,16,17,18
 93:5 157:7
usually 66:5 93:6
 112:21
utilities 146:7

V

vacant 9:6 15:17
 17:1 23:8 40:22
 46:17 49:5 54:24
 65:11 71:10 77:2
 80:8 84:19 89:16
 95:13 96:6 121:10
 128:6 133:16
 136:22 150:3
 154:21 165:5
 172:22 173:18
 176:9 178:14,24
 179:3 182:17
 198:8 201:15
 207:22 210:13
 217:1 221:15

222:23 227:17
 229:9 230:2 231:3
 231:23 232:14
 233:8,25 234:17
 235:10 236:2
 237:11 238:2,22
 239:15 243:6,21
 244:13 245:3,23
 246:15,16 247:9
 248:4,23 249:16
 250:8 251:3,19
 252:11 253:2,22
 255:3
vacated 241:14
vacation 119:18,23
 211:4
valid 77:8
value 34:9 225:20
valves 50:4
van 3:21 199:16,18
 200:5
vanity 183:1
vehicle 62:10,12
 145:6 198:12
vehicles 231:7
 234:20
veneers 221:16
verbiage 169:4
Versus 59:19
viable 225:24
view 153:8
violated 140:22
violates 141:10
 145:16
violations 50:21
 99:2
Virginia 3:10
 173:16,17 181:2
visible 165:9
visit 193:1 248:9
visiting 215:7
volunteers 203:16
vote 6:6 35:25
 61:19,21 76:6
 106:16 118:21
 195:5 197:10
 200:13 257:3

W

W 3:13,20 4:9,12
wait 26:10 123:11
 148:23 162:9
 182:23 240:10
waiting 21:17
 62:21 84:2 85:10
 85:15 121:21
 122:20 123:10
 139:19 166:12
 174:10
waiver 115:1
walk 82:4,6,9 85:12
wall 45:24 89:19,20
 110:9 112:25
 221:21 245:5
wall's 207:24
walls 2:5 19:22
 20:22 86:24 110:4
 116:8 133:19
 143:21 157:2,2
 158:1,4,25 159:2
 159:11,17,22,25
 160:5,8,10,14,17
 160:25 161:4
 162:2,8,11,16
 163:3,14,17,21,25
 164:8,17 239:17
 245:6 247:12
want 6:5,11 12:20
 14:8 25:18,21
 50:10 54:17 62:9
 73:23 76:13 88:7
 88:13 90:23,24
 94:9 96:14 97:15
 97:16 98:19
 101:21 104:23
 106:1 107:7,24
 108:21,23 111:1
 111:13 112:8
 113:12 114:16
 116:7 118:3,17
 125:25 132:3
 146:2,19 153:21
 159:3 161:20
 163:2 171:14
 177:8 181:10,12
 194:22 203:9
 204:19 225:6
 226:11,18 238:18

241:22
wanted 12:8 20:22
 20:24 57:2 83:6
 85:11 88:8 101:22
 118:11 146:19,20
 192:21 203:18
 220:5
wanting 131:13
wants 85:3,16
 86:11 107:7
 118:20 177:6
 221:12
wash 85:11
Washington 3:24
 253:21
wasn't 33:22 76:17
 108:11 129:21,23
 153:6 174:12
 188:6 224:2 242:4
waste 115:3 130:12
wasting 90:22
watched 160:12
water 32:3 43:21
 43:21,22 50:2
 107:21 128:13,14
 128:17 130:19,20
 144:4,5,6,9,16
 145:16,21 146:5
 147:2,6,12,24,25
 161:3,4,6 183:14
 189:2 193:25
 198:10,10 224:16
 224:18 232:18,19
 232:19 248:11
 251:20,21,21,22
 253:5
way 29:15,24 37:21
 45:17,17 54:5
 61:14 109:25
 126:12,13 144:15
 161:8 168:23,23
 175:10 189:4
 190:17 215:20
 224:13 226:25
wayside 214:4
we'll 5:13 16:19
 22:1 41:21 42:12
 43:1 55:16 58:19
 113:11 127:8

136:1 153:22
 182:15,18 207:1
 209:23 227:7
 239:22 253:7
we're 8:2 15:25
 17:9,10,14,25
 18:15 19:5 23:20
 28:17 29:24 30:19
 32:7 36:16 37:10
 38:10 41:16,17
 42:7,9 50:13
 55:11 56:19 58:18
 66:4 75:1,2,5
 82:17 101:17
 102:6 105:16
 111:7 113:15
 122:20 123:10
 125:1 128:23
 138:13 150:17
 155:3 156:8
 163:16,19 173:3
 178:14 180:6
 200:3,23 203:7,8
 204:3,6 211:7
 214:21 219:4,5
 225:7,8,13 228:21
 232:3 233:13
 236:8 239:2 249:4
 255:12
we've 6:3 17:15,16
 18:18,18 21:5
 27:2 37:17 42:10
 42:15 50:11 73:13
 75:13 102:9 122:7
 175:25 180:8,9
 193:10 197:5,5
 203:3,16 209:22
 211:13 225:4
weather 22:6 75:14
 75:16 86:11
website 205:21,23
Wednesday 1:2,8
 5:2 182:12
weeds 65:11 98:12
 241:3
week 19:20,21
 21:11 23:23 24:3
 24:10,15,15,16,23
 26:8 41:18 42:17

52:15 67:5 68:5,6 68:23,23 129:19 129:21 130:4 156:24 178:10,10 182:5,7 192:15 196:4 215:9,9 224:1 weekend 52:15 weekly 52:12,22 weeks 21:11 49:16 49:16 52:17 57:24 68:6 88:14 94:4 96:8 134:22 135:17,25 170:12 182:5,11 Welcome 5:8 went 32:23 36:10 36:20,21,22 44:17 44:23 105:17 108:25 161:9 175:23 176:1 180:15 191:6 218:20 224:4 246:20 weren't 67:3 140:25 193:17 West 42:16 89:15 200:24 201:2,3,5 201:14 236:1 237:2 239:14 whatnot 188:21 whatsoever 80:19 Whittemore 4:8 254:13,16,17 255:2 wide 82:5 wife 67:1 Willard 3:22 40:12 40:15,21 Williams 1:20 49:13,13 50:15,18 50:21 51:2,9,11 51:24 52:1,6,8,11 52:14,18,22 54:5 54:8,14,19 211:3 Willie 205:14,15 willing 35:22 118:11 Wilson 4:5 209:25	210:2,4,12 212:4 wind 179:18 window 71:12 98:20 236:3 windows 15:18 17:1,2,4 23:9,9,12 40:24 42:2 44:12 54:24 55:6 61:5 80:9 84:22 95:15 121:11 128:7,10 136:22 138:21 143:1 156:20 165:7,8,10 167:23 173:19,19 187:19 187:19 207:22 217:1,3 218:13,14 219:24 221:17 224:18 229:12 230:3,4 231:5,24 232:2 234:3 235:11,11,14 236:6 237:15 238:5,23,24,25 239:19 241:15,16 243:8,22 244:14 245:8,25 246:17 246:18 247:10,13 248:8,24 249:1,17 250:9,10,13 251:5 251:23 252:12,13 252:13,15 253:5 253:24 255:4,6 windstorms 49:15 winner 153:7 winter 72:19 75:15 93:19 94:10 152:20,23 153:6,9 153:25 155:21 171:3 176:18 199:24 204:5,6,6 212:25,25 213:2,3 winters 212:23 wintertime 152:21 158:6 wire 188:18,19,20 231:8 wires 68:21 246:20 wish 5:22 62:8 witnessed 185:9	woman 190:13 women 179:2 185:11,14 wondering 98:2 wood 82:7 110:11 157:12 167:23 189:14 230:3 Woodward 1:7 word 157:7 words 39:8 161:9 163:6,9 work 11:5,8 18:10 18:11 19:5 20:5 22:9 25:16,20 29:10 30:10 33:17 41:21 42:4 44:21 45:2 51:12 67:9 68:19 69:13 77:8 89:20 90:12 94:7 109:2,6 114:18 116:21,23,25 117:2,3,6 120:11 122:8 125:7 126:22 128:19 139:19 142:12 145:12 146:16 150:5,6 152:20 153:21 156:13 158:9 159:8,21 160:2 166:15,18 171:2,13 181:12 182:24 185:10 187:17 198:14 199:18 209:20 210:22 211:5,8,12 212:7,20,24 213:21 217:4 218:7,17,19 220:24 225:11,16 227:18 work's 30:1 183:7 worked 23:10 40:4 66:23 119:9 185:14 206:5 225:17 workers 212:23 working 17:16 19:8 19:11 24:14 26:8 97:18 126:13	130:3 135:19 155:2 158:10 171:5 185:11 203:8 204:16,17 204:22 208:9 211:12 224:16,16 works 117:21 worried 17:14 38:22 46:7,10 worry 18:1 110:22 162:24 183:12 worse 31:16 worst 31:18 worth 34:23 wouldn't 96:10 98:19 103:24 111:13 181:12 183:13 192:8 195:8 wrong 19:23 20:5 145:21 157:8 167:19 223:20,22 wrongs 224:23 wrote 134:2 <hr/> X <hr/> X 146:14 <hr/> Y <hr/> yard 56:16 63:11 82:3,4,9 95:16 145:6 175:1 178:9 178:11 224:20 253:6 yay 52:10 yeah 6:13 7:23 10:10,14,16 13:22 18:14,18 19:5,13 20:12 21:14 22:8 25:24 26:16 27:25 28:24 30:17 31:3 31:10,20,23 32:2 34:10,18,21 36:8 36:21 37:6,16 39:14,15,15 46:2 46:4,20 48:11 51:25 52:6,6,7,18 53:9,13 54:12 55:21 59:23 60:9 60:25 63:1,4,14	67:22 69:4,4 70:13 74:25 76:24 79:21 87:19,21,25 88:8,10 92:11,18 116:6 118:18 120:1,2 123:21 124:4,7,12,12 125:17 126:11,18 127:13 130:10,14 131:4,22 132:14 134:13,22 135:14 137:17 138:16 139:23 140:6,18 141:16 144:25 145:3,14 148:6,17 149:4 151:16 162:5 167:4 169:2 169:20 170:7,25 172:2,6 182:3 184:22 185:8 190:25 193:10 196:15 199:13 200:20 202:9 203:3 205:8,20 209:7,9 212:21 214:21,21 215:14 216:12 219:10 220:8,15 226:23 240:11 253:20 256:3 year 18:6 27:3 32:5 32:6,7,21,23 35:8 36:2 44:5 46:15 46:15,21,22,24 85:6 96:2 99:5 122:6,6 139:20 144:19,21 145:2 150:17 190:21,22 195:12,13 208:7 217:5 years 31:2 36:5 46:18 66:19 85:23 141:25 142:21 158:2,3,22 175:8 214:20 225:18,25 226:1 236:13,25 237:1 yep 45:9 73:1 107:18 142:17
---	--	---	---	---

144:22 145:14
156:14 257:4
yesterday 9:19,22
10:1,13 23:16
24:13 41:13 49:15
51:23,25 90:8
92:23 121:20
165:15,20 174:7,7
187:25 190:9
yesterday's 52:2
Yohannes 2:8
young 103:6
youth 203:18,23,24

Z

zone 103:1
zoned 92:7,20
101:14 104:10,18
108:3
zoning 92:8,19 93:2
93:11 102:7
105:14 109:13
111:9 140:22
202:11,11,14
zoning's 93:12

0

00 3:21

1

1-10 47:2
1-21 154:25
1-22 47:4
1-30 217:9
1,400 59:11,12
111:14
1,500 36:16
10 36:17
10-1 17:8
10-16 80:16
10-18 77:11
10-25 138:7
10-8 9:9
100 3:15 4:7 246:14
247:1
101 3:16 248:22
249:7
103 3:16 149:15,18
150:2
105 3:17 64:22 65:9

66:21
10th 121:18 126:10
158:2
11 3:3 52:1,1
207:10,12,13,21
11-14 83:4
11-28 172:25
12 65:15 172:25
12-13 65:15
12-18 55:4
12,000 36:17
120 4:5
122 3:17 133:3,5,15
127 3:23
129 3:18 27:19,22
28:9
13 9:9 17:6,8 23:14
23:15,18,18 32:4
43:25 46:14,15
77:11 80:16 83:4
83:14 121:17
150:12 154:25
187:22 228:18
132 3:8
136 3:17
137 3:6
14 7:7 15:16,23
16:25 17:9 23:7
23:16,17,19 28:9
40:21 41:3 43:16
44:2 47:2 49:4,9
54:23 55:8 65:10
65:16 71:9,18,21
77:2 80:7 84:19
89:16,25 95:13
101:8,13 121:9,18
128:5 130:4
133:15,25 134:1
136:22 137:2
138:2 150:14,14
154:20 156:19
165:4,13,14,15
173:17 187:15
198:8,20 201:15
207:22 210:13,19
210:22 216:25
217:9,10,13
221:14 222:22
227:16 228:17

229:9 230:2 231:3
231:11,23 232:14
233:8,25 234:17
235:10 236:2
237:11 238:2,22
239:15 241:14
243:6,21 244:13
245:3,11,23
246:15 247:9
248:4 249:16
250:8 251:3,19
252:10 253:2,22
255:3
145 3:18 238:21
149 4:16
14th 148:1,5,7
15 3:3,14 179:1
250:7,19
15,000 36:19
152 3:19 244:12,20
153 3:19 233:7,16
154 3:16
155 3:25
16 3:9
160 3:20 236:1
237:2
161 3:20 222:8,11
222:22
164 4:9
165 3:21 197:19,21
198:7
167 3:22 241:4,7,13
16th 198:18
171 3:13,22 40:12
40:15,21
173 4:11
18 34:14 55:6
18,000 34:15,16,17
183 3:23 247:8,21
247:22,23
186 3:10
19 3:4 231:22 232:6
195 3:23 120:19,22
121:9 126:2
197 3:10
19th 3:17 12:3,5,10
16:1 19:17 22:2,4
26:15 27:6,14
42:20 43:1 45:12

127:9 132:24
136:2 146:24
148:4,6,7,7,10
149:10 152:10
162:1,3 164:2,11
170:15,20 198:22
220:23
1st 44:1 96:8 99:4
99:15 198:23
199:8

2

2-18 231:11
20 1:2,8 5:2 74:4
85:23,23
2008 66:11
2012 55:4 66:12,15
71:16 138:7
198:18,19
2013 18:5 46:24
2014 1:2,8 5:2,7
101:6 126:10
148:1
2016 36:8,11 37:13
203 3:24 253:21
207 4:9
209 3:3
20th 5:7 64:19,20
64:21 70:6 97:17
101:6 122:12
123:9,20
21 3:4 157:3 158:10
232:13,24
213 3:24 227:14,16
227:24
216 4:5
22 3:5,11 251:2
221 4:16
222 4:17
223 3:20
227 3:24
228 3:25 154:10,12
154:20
229 4:4,13
230 3:7
231 4:15
232 3:4
233 3:4,19
234 3:11

235 3:9,12
237 3:20 4:15
238 4:10
239 3:18
240 3:13
241 4:4 84:17,18
85:1
242 3:22
243 4:11
244 3:6,19 98:3
245 4:7
246 3:15
247 3:15,23
248 4:10
249 3:16
250 3:3 4:8 63:6
73:24
251 3:5
252 4:6,12
253 4:13
254 3:24
255 4:8
258 258:7
27 3:8
288 4:4 229:8,18
29th 11:3,19 13:8
13:15

3

3-18 165:13
3-6 71:17
30 3:12,17 4:4
11:13 61:11,15
62:3 64:5,18 69:2
69:12,17,19 70:9
70:23 79:15 85:4
88:20 92:4,4,6
97:8,10,13 135:3
135:4 170:1 220:5
237:1
306 209:25 210:2,4
212:4
306/308 4:5 210:12
308 210:2
35 3:5 70:24 71:2,9
72:1 75:1,3,4
79:18
3rd 198:18

4

4-10 46:14
4-15 150:12
4-16 217:10
4-26 17:6
4-4 101:13
4-4-14 255:10
4-8 15:23 187:22
40 3:18
404 4:5 101:7,8
42 3:6 243:20
43 3:6,7,22 136:10
 136:13,21 230:1,9
438 4:6 7:7
4460 2:11
47450 1:7
475 4:6 251:18
 252:3
48 3:7

5

5-1 71:21
5-15 165:14
5-16 137:2
5-19 210:19
5-23 41:3
5-28 210:20,22
5:00 1:2
5:05 5:3
5:08 5:7
50,000 34:19
500 182:15
506 4:7 95:11,12
510 4:7 245:2,16
524 4:8 249:15,25
526 4:8 254:13,16
 254:17 255:2
53 3:7,8 43:3,8,16
 127:20,21 128:5
54 3:8,14 22:21,24
 23:7
546 4:9 156:18
56 3:9 15:4,7,16
585 4:9 200:24
 201:1,5,14

6

6-24 49:9
6-30 245:11
6:37 100:25
6:46 101:1

6:48 101:5,6
60 3:9 75:16 125:1
 220:2,5 234:16
611 4:10 248:3
63 3:10 187:4,6,7
 187:15 188:10
64 3:10,12 173:16
 173:17
641 4:10 238:1
666 4:11 242:17,20
 243:5,13
680 4:11 172:10,12
 172:21
69 3:11 16:24,25

7

7 4:6 37:4
7-11 49:9
7-23 133:25
7-25 134:1
7-3 23:14
70 3:17
71 5:10
72 3:11 233:24
 234:9
74 3:12 235:9
752 4:12 89:3,7,15
754 4:12 252:10,19
756 4:13 228:6,16
 228:24
76 3:5
77 3:12 54:22,23
78 3:13 164:18,19
 164:22 165:4
79 4:14

8

8-12 65:17
8-17 150:14
8-19 23:15,15,16,17
 23:19 65:17,18
 89:25 165:15
8-20 43:25 71:16
 121:17
8-21 23:18
8-22 65:16
8-27 23:18
8-5 55:8
8-6 7:7 15:16 28:9
 40:21 43:16 65:9

71:9 77:2 80:7
 84:18 95:12 101:8
 121:9 128:5
 136:21 138:2
 150:14 156:18
 198:7 207:21
 210:13 216:25
 221:14 222:22
 227:16 229:8
 230:1 231:2,22
 232:13 233:8
 234:16 236:1
 243:20 245:2,22
 246:14 247:8
 248:3 250:8 251:3
 252:10 253:1,21
 255:2

8-7 16:25 23:7 49:4
 54:23 89:15
 133:15 154:20
 165:4 173:17
 187:15 198:20
 201:14 228:16
 233:25 235:9
 237:10 238:1,21
 239:15 241:13
 243:5 244:12
 249:16 251:18
8-7-14 9:5 150:2
 172:21 248:22
8:00 186:7
808 4:13 253:1,10
809 4:14 80:7 82:18
811 4:14 77:1
823 4:15 230:17,20
 231:2

827 4:15 237:10
835 4:16 216:12,13
 216:16,25
84 3:13 4:14 239:14
853 4:16 138:1,2
88 4:4
896 4:17 221:13,14

9

9-13 228:18
9:00 25:3 221:11
9:08 257:10
9:10 257:9

90 24:24 82:25 83:9
 94:19 152:11
 192:1
92 3:14 48:18,22
 49:4
94 3:14,15 8:17 9:5
 245:22 246:6
95 4:12
9th 217:13