

## Ogden Dunes Plan Commission

Regular Meeting August 20, 2020 - 7:00PM

### Members of the Ogden Dunes Plan Commission

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<input checked="" type="checkbox"/> Scott Stolarz Chair / Citizen Member (312) 446-8150	<input checked="" type="checkbox"/> Arman Sarkisian Secretary / Citizen Member (312) 590-2732	<input type="checkbox"/> Nate Ball Town Council Member (219) 762-1319	<input checked="" type="checkbox"/> Mike Falk Citizen Member (219) 764-4676
<input checked="" type="checkbox"/> AJ Bytnar Vice Chair / Citizen Member (219) 741-5040	<input checked="" type="checkbox"/> Douglas Cannon Town Council Member (219) 763-2786	<input checked="" type="checkbox"/> Roger Rhodes Citizen Member (219) 764-2680	<input checked="" type="checkbox"/> Patrick Smith Building Commissioner (219) 929-7746

### 1. Call to Order

Call to Order at 7:10 by SS. Attendance noted above with an "X" for present.

### 2. Minutes

A. July 16, 2020 regular meeting

**AB** moves to approve without any changes or corrections. **AS** seconds. Motion carries 6-0.

### 3. Correspondence

None.

### 4. Building Commissioner's Report

A. Permits Issued

A 3<sup>rd</sup> party reviewer is reviewing submitted plans for a new construction residence on Chestnut.

B. Nuisance Properties

25 Hillcrest – Town Council approved demo bid and prep work is to begin on or around the 1<sup>st</sup> of September.

5 Shore Drive – Work is progressing favorably. However, there are some disputes whether the appropriate permits were pulled or not. Owner hired counsel to explain the work that has been done.

24 Shore Drive (Fence without permit and unregistered contractor) – Homeowner paid the fines for permit violation(s). Fence obstructs the neighbors view. The fence is too high in violation of town code. **RR** Moves that we provide homeowner with two options: (1) remove the fence or (2) apply for a variance within ten (10) business days. Fence may remain pending variance approval or disapproval. **AB** seconds. Motion carries 6-0.

20 Shore Drive – Home flooded; Contractor (HP Construction) began work without license; Work being performed may have been beyond the scope of water rehabilitation; PC would like this contractor come and explain the scope of work to Plan Commission. **SS** is going to invite the contractor to the next Plan Commission meeting to review the scope of work and process.

# MEETING MINUTES

## C. Miscellaneous

Workspace for the Building Department - There is an opportunity to create additional workspace on top of the pump house. Building Department would share the build cost with Water Department and share the space. Discussion to continue regarding a budget for Building Department and/or approval by Counsel for funds for building out additional workspace and storage.

Lakeshore – Stone is still going into the water. The project is moving along smoothly. There was a temporary issue with DNR that paused work for a few days. May be able to begin refurbishing some access paths.

Town Water / Drainage System Assessment – Need to begin discussing a long-term action plan for the Town's stormwater and drainage system. Committee to be formed.

## 5. Ordinance Planning

None.

## 6. Building Code Review Committee Report

### A. New Building Permit Format and Fee Discussion

Waiting for feedback from Building Code Review Committee Report on the proposed form and fee structures.

## 7. BZA Report

No meeting was held by BZA.

## 8. Old Business

A. 25 Hillcrest Rd – Bid Opened and Town Council Meeting – Discussed in building commissioner report.

B. 24 Shore Drive – Fence Issue – Discussed in building commissioner report.

C. Mr. Tom Frain License Status – BZA Appeal Hearing is set for September 10, 2020. **AS** to appear and represent Plan Commission.

D. Water Table / Drainage – Suggestions for a Committee to be organized to review and assess the situation. With regard to budgeting, commission discussed some type of tax or fee with regard to storm water in order to begin fixing this issue. This should be a committee issue to be discussed as well. **RR** and **PS** volunteer to be a part of the Water Table / Drainage Committee.

# MEETING MINUTES

## 9. New Business

Plan Commission Meeting Schedule – 2<sup>nd</sup> or 4<sup>th</sup> Wednesday of Month at Fire Department.  
Will review at next Plan Commission Meeting and consider moving the date for future meetings.

## 10. Public Comments

None

## 11. Member Comments

None

## 12. Adjourn

**MF** Motions to adjourn. **AB** Seconds. Motion carries 6-0



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Chair: Scott Stolarz



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Secretary: Arman Sarkisian