

**Construction Board of Appeals  
May 11, 2017  
MINUTES**

**MEMBERS PRESENT:** Jimmy Holt, William Stuckey, Melvin Huell Sr., Zannie Graham, John Rogers, & Hobson H. Milton.

**MEMBERS ABSENT:** None

**OTHERS PRESENT:** Rick Martin, Janet Grant, & Debra Grant

**I. Call to Order**

**II. Approval of Minutes: March 31, 2015;** Mr. William Stuckey made a motion to approve the minutes as written, seconded by Mr. Melvin Huell Sr., the motion carried unanimously.

**III. Consideration for demolition:**

1. In the matter of **1902 Winyah St. (TMS# 05-18-208)**, owner of record **Eula Mae Vanderhorst**, the City finds that this structure is an unfit dwelling for human habitation and imminent danger to human life or health.

**Rick Martin/City Staff** told the Board that his report was included in their packets.

Several Board members said they visited the location and found the Inspector's report to be correct.

**Mr. Janet Grant** said the owner was not present, however she spoke with her and she has no objections to the demolition.

**Public Input: None**

**Motion: Mr. Zannie Graham made a motion to approve the demolition, seconded by Mr. Melvin Huell Sr., the motion carried unanimously.**

2. In the matter of **703 N. Merriman Rd. (TMS #05-8-140)**, owner of record **Helen Browne Greene** the City finds that this structure is an unfit dwelling for human habitation and imminent danger to human life or health.

**Rick Martin/City Staff** told the Board that Ms. Helen Browne Greene is deceased and the home was purchased by Ms. Louise Baker. Rick said the home is in very bad shape. The Board members that visited the site agreed with the condition of the structure.

**Ms. Louise Baker** stated that after she purchased the property for taxes, she contacted the previous owner's grand-daughter and could not communicate with her. Ms. Baker said she does not object to the structure being removed. **Mr. Gene Baker (Ms. Baker's son)** said they will be responsible for taking the home down. **Rick Martin/City Staff** said the owners would need to take the structure down within 60 days.

**Public Input: None**

**Motion: Mr. Milton made a motion to approve the demolition by the City, but the owner will be allowed to do the demolition within 60 days, seconded by John Rogers, the motion carried unanimously.**

3. In the matter of **308 Alex Alford Dr. (TMS #05-22-88)**, owner of record **Charlena Franklin**, the City finds that this structure is an unfit dwelling for human habitation and imminent danger to human life or health.

**Rick Martin/City Staff** told the Board that the home owner is present and is in favor of the demolition.

**Ms. Charlena Franklin** said she wants the structure removed, because it is a hazard and not livable. The cost to bring the house up to code would be too expensive and it is a struggle to insure the structure. Recently there has been problems with the neighbors and nuisances.

**Mr. Milton** asked how soon the City will take the home down. **Mr. Martin** said it would be at the top of the list when it is cleared.

**Public Input: None**

**Motion: Mr. Milton made a motion to approve the demolition, seconded by Mr. Rogers, the motion carried unanimously.**

4. In the matter of **1912 Butts St. (TMS #05-22-204)**, owner of record **Louise Baker**, the City finds that this structure is an unfit dwelling for human habitation and imminent danger to human life or health.

**Rick Martin/City Staff** said that this home is owned by Ms. Louise Baker and the home has not had electrical power since 2004.

The Board members said they were not able to go in this home and did not know the condition.

**Mr. Gene Baker/owner's son** said he has not been on-site but does not dispute the City's findings. Mr. Baker said they would be willing to take the home down and would like additional time to do the demolition. Mr. Huell told the owner that if he goes in the home and wants to renovate it the City would issue a building permit. **Rick Martin/City Staff** said he did not have a problem with the owner doing the demolition, but would suggest that the back house be removed first.

**Public Input: None**

**Motion: Mr. Graham made a motion to approve the demolition, seconded by Mr. Stuckey, the motion was carried unanimously.**

5. In the matter of **1914 Butts St. (TMS #05-22-204-01)**, owner of record **Louise Baker**, the City finds that this structure is an unfit dwelling for human habitation and imminent danger to human life or health.

**Rick Martin/City Staff** told the Board that this house is in bad condition and has not had electrical power since 2001.

**Mr. Melvin Huell** and **Mr. Milton** said they went in the home and it is in bad condition, **Mr. Gene Baker/owner's son** said they will remove the home.

**Public Input: None**

**Motion: Mr. Graham made a motion to approve the demolition, seconded by Mr. Stuckey, the motion was carried unanimously.**

**IV. Adjournment:** With there being no more business the meeting was adjourned.

*Respectively,*

*Debra Grant*  
*Board Secretary*