

WINCHESTER/CLARK COUNTY  
ADMINISTRATIVE HEARING BOARD MINUTES

June 20, 2022

The meeting of Winchester/Clark County Administrative Hearing Board was held Monday, June 20, 2022, at 6:15p.m. in the Commission Chambers, City Hall, 32 Wall Street, Winchester, KY. Those present were:

Don McCarty, Board Member

Robert Pritchett, Board Member

George Carruba, Chairman

Dana Arnold, Board Member

Larry Long, Board Member

William Dykeman, City Attorney

Shanda Cecil, Planning and Zoning/Code Enforcement

Rebecca Power, Code Enforcement

Dianna Layne, Admin. City Manager

**CALL MEETING TO ORDER**

**Announced the present Board Members:**

Don McCarty, Robert Pritchett, George Carruba, Dana Arnold, Larry Long, and City Attorney, Bill Dykeman

**COMMENTS FROM THE GENERAL PUBLIC CONCERNING ITEMS NOT ON THE AGENDA**

**APPROVAL OF MINUTES** (May 16, 2022, meeting) -approved unanimously.

**Ms. Cecil, Ms. Layne and Ms. Power-** were sworn in.

## PUBLIC HEARINGS

**14 Cook Ave-** Tabitha Drame- to represent the owner (Richard Rice Estate) Ms. Drame was sworn in. Ms. Drame has gotten the roof and all other violations fixed. She still owes fines and taxes and will get with Dianna to arrange a payment plan. Mr. Pritchett made a motion to consider this property compliant. Mr. McCarty seconded the motion. Motion passed unanimously.

**125 French Ave.-** Allesandro English- owner. Allesandro English and his brother Jesse English were sworn in. Mr. English's brother came from Ohio to help him get the property compliant. Mr. McCarty made a motion to give Mr. English until the July 18<sup>th</sup> meeting to get everything done and the Board will for give the \$100/day fine but the \$500 fine from last month will stand. Mr. Pritchett seconded the motion. The motion passed unanimously with Mr. Long opposed.

**105 E Broadway, Broadway Baptist Church-** Marvin King sworn in to represent this property. Mr. King provide a structural engineers report. The goal for the church is full restoration. They are waiting on a comprehensive report. They are also trying to get the church officially listed on the historical registry. Mr. McCarty made a motion to table this until the October 17<sup>th</sup> meeting for an update. Mr. Pritchett seconded the motion. Motion passed unanimously.

**207 Mutual Ave-** Mr. Ralph Caudill – owner. Mr. Caudill and Caleb Pittman, an attorney, were sworn in. Mr. Caudill has a contract for sale with Todd Haas to purchase this property. According to Mr. Caudill, the realty company is aware of the issues and will take care of fixing them/demolishing the house. They closing date is July 6<sup>th</sup> and Mr. Caudill agreed to pay the City's fines out of the sale money. Mr. Pritchett made a motion that by the July 18<sup>th</sup> meeting the fines and taxes be paid and the new owner be aware what needs to be done on the property. Mr. Long seconded the motion. Motion passed unanimously.

**212 First St. –** Scott Rogers Estate – Mr. Bobby Gipson has had permission from the heirs to this property to store stuff on the empty lot. It is an eyesore filled with various mechanical and vehicular things in various stages of disrepair. Mr. Gipson was given until August 1st to have the land cleared. Mr. Pritchett made a motion to start Chapter 99 foreclosure on this property. Mr. Long seconded the motion. Motion passed unanimously.

**46 S Main-** Sergio Lopez -owner. No one here to represent this property. Mr. Lopez paid the \$388 fine on this property but has done nothing to fix the problems. Mr. Long made a motion that the \$100/day fine continue, and the property be tabled until the July 18<sup>th</sup> meeting. Mr. McCarty seconded the motion. Motion passed unanimously.

**131 Alabama St. -**Kentucky Housing Corporation- owner. No one here to represent this property. There was a \$250 fine issued by the Board in May. Ms. Arnold made a motion to start a \$100/day fine and someone is to appear at the July 18<sup>th</sup> meeting. Mr. Pritchett seconded the motion. Motion passed unanimously.

**12 Pocahontas Trail-** Timothy Cook- owner. No one here to represent this property. A \$100 citation was issued May 12th. Shanda will find out if there are utilities on at this residence. Mr. Long made a motion to table to July 18<sup>th</sup> and possibly start Chapter 99 foreclosure if no one comes to the meeting. Ms. Arnold seconded the motion. Motion passed unanimously.

**220 Pendleton St-** Darrell Stephens Estate- no one here to represent this property. This property is abandoned. Shanda will find out if there are utilities on at this residence. Mr. Pritchett made a motion to table this until the July 18th meeting and if no one responds, pursue Chapter 99 foreclosure. Mr. Long seconded the motion. Motion passed unanimously.

**BOARD COMMENTS-** None

**STAFF COMMENTS-** None

**MOTION TO ADJOURN-** Motion made by Mr. Long, Mr. McCarty seconded. Motion passed unanimously.

**Next regular meeting-** Monday, July 18, 2022, 6:15pm

Chairman signature George L. Carver

