

City of Tipton Board of Public Works and Safety meeting held on February 10, 2025, at Tipton City Hall, Council Chambers, Tipton.

Members: Mayor Schmicker, Clerk-Treasurer Clark, Councilmen Ehman, and Kring.

Others: Diana Tomlinson, Mike Netherton, Jacob Wyatt, Anna Tragesser, Judy Coker, Evan Piske, and Todd Batt.

Mayor Schmicker opened the February 10, 2025, BOW meeting.

Minutes: Councilman Kring motioned to approve the January 27, 2025, BOW Executive Session Memorandum, seconded by Councilman Ehman, with all in favor. Councilman Kring made a motion to approve the January 27, 2025, BOW minutes, seconded by Councilman Ehman, with all in favor.

Amend Agenda: Nothing to report.

Old Business: Nothing to report.

New Business:

CCMG 2024-1 – Midwest Paving Change Order - Bridge Patching: Mayor Schmicker stated this is the road work at Buck Creek. The paving forced it to buckle, so they added a rubber material to fix the problem. Councilman Ehman made a motion to approve the Change Order, seconded by Councilman Kring, with all in favor.

Cemetery: Cemetery Manager Tomlinson commented there were seven burials, three cremations, and two lots sold at \$1,400.

Park: Park Superintendent Tomlinson stated she received the cost of the cameras for the trails, and she contacted the Grant Writer for help with funding as well as the grants for lighting of the trails. She also stated she has ordered trash cans and other items for the trails, and the signs have been installed for them. Tomlinson commented that the utilities have completed the sewer line in the park, and the next phase will be the clean-up portion of the landscape. She also commented that they will start dismantling the playground equipment that will be replaced this spring. Tomlinson stated she will get quotes to replace the monkey bars if the budget allows a new piece of equipment. She also stated the bands have been hired for this year's Summer Concert Series in the Park on May 10<sup>th</sup>, June 28<sup>th</sup>, July 12<sup>th</sup>, August 9<sup>th</sup>, and September 13<sup>th</sup>. The question was asked if all the bands were new. Tomlinson stated all but one. Tomlinson commented that the recreation group is working on the master plan for the park. She also commented that she was contacted about a bad tree at 528 N. East Street, it's not in the City Easement and asked what the Board suggested to do, it needs to come down. Mayor Schmicker stated it's on private property, a letter can be sent through the Planning Dept. Councilman Kring stated it's not the City's liability and asked if we trim it back and then bill the homeowner. Mayor Schmicker asked how big the tree is. Tomlinson stated less than \$1,200. Councilman Kring stated this is not a part of the Tree Committee, also, where do we draw

the line. There were a few questions on the signs for the trails and the monkey bars. Mayor Schmicker stated we will take 528 East Street under advisement.

Planning Department – Enforcement Division: Commissioner Coker commented that there was no BZA meeting this month due to a lack of agenda items. She also reviewed the permit reports and stated the annual report shows what the office worked on in 2024. Evan Piske, Enforcement Officer, reviewed the Enforcement Report with the Board. He stated that Mr. Byal sent a letter stating that he lives in Jefferson some of the time and that his utilities and taxes are paid. We are ready for the Hearing on 327 ½ N. Independence. Enforcement Officer Piske stated this is a rental property, and it's not in good shape; the renter is here, Jacob Wyatt. There was a brief explanation of all the issues of this property. Mr. Todd Batt, the Property Manager/Maintenance for 327 ½ N. Independence. Mr. Batt explained what he had done. Councilman Ehman asked Mr. Batt, a property manager, how many units. Mr. Batt stated 30 units. The Board asked if you would inspect these units before renting them. Mr. Batt stated no. Councilman Ehman asked if our Enforcement people could inspect the other rentals here in town and what they would find. Mr. Batt stated you can examine them. Commissioner Coker stated there are 19 units in Tipton and 14 different issues. Councilman Kring motioned to have the Planning Dept. inspect as soon as possible and enforce the fines per violation, seconded by Councilman Ehman. Coker stated he is not the property owner; Mr. Six is, and he hasn't called the office. Mr. Batt is the Representative. We need to make sure Mr. Six is aware. The motion was passed with all in favor. Councilman Kring made a motion to inspect voluntarily or involuntarily all the properties owned by Mr. Six either, seconded by Councilman Kring, with all in favor. Coker stated we will send a letter and, if it is involuntary, we will get a court order. She also stated she would give Mr. Batt the office number to work on a schedule. Enforcement Officer Piske stated the next property is 461 N. Conde. He also stated we have been in the process of demolishing for quite some time. The first letter to order the demo was July 2024. Commissioner Coker stated Mr. Netherton is here. It was stated that to avoid a demo by the City means, you would need a contractor, a permit and a timeline to finish to remodeling. There was a lengthy discussion on what Mr. Netherton would like to do to his property and what the Board would like to see happen. It was stated the property has been in disrepair for a long time. Mayor Schmicker stated there are three options: 1. you tell us to fix it, 2. Demo it, 3. Selling it for someone to bear the fiscal burden to fix it. Mr. Netherton stated he would rather have it done than to have a lien on the property. Councilman Kring made a motion that Mr. Netherton has 30 days to finalize the bids and demolish 461 N. Conde and submit them to the Planning Office, seconded by Councilman Ehman, with all in favor. Commissioner Coker stated she has a list of contractors that do that type of work. There was a brief discussion regarding Mr. Byal's property. Enforcement Officer Piske asked Mr. Byal if anyone lived there. Mr. Byal told Pisk sometimes, and he stopped by the property. It was also reported we site him every year for mowing. Piske asked if the Board wanted him to appear. Councilman Kring motioned for an order to appear in one month for Mr. Byal, 525 E. Jefferson, seconded by Mayor Schmicker, with all in favor.

Mayor Schmicker stated he would see City Attorney Quigley and Attorney Steve Unger to be at that meeting.

Street: Mayor Schmicker stated Municipal Services Superintendent Dietrick is sick, but his report is in the packets.

Tipton Arts Commission: Member Anna Tragesser updated the Commission's 2025 plans. She also stated there are five appointments to the Commission, Anna Tragesser, Shelly Powell, Chad Huff, Kindra Tragesser, and Abigail Overdorf. Tragesser advised the Board of the Commission's priorities. She also commented that they will meet at the library on Wednesday, the 4th; the next meeting is on February 26<sup>th</sup>. Anna Tragesser stated they are working on a grant with the Grant Writer for sculptures along the trails. Councilman Ehman thanked her for sharing what arts does for the community. Councilman Kring stated he is fully supportive. Councilman Ehman asked if they have contacted other organizations so you can all work together, such as Main Street and the Community Theater. Ms. Tragesser stated Chad represents the Tipton Community Theater, Kindra represents the downtown businesses, Abi represents the local community, and Shelly represents Main Street and the Library. Tragesser asked in the future meeting what would you want to hear. Councilman Kring stated the next steps and provided a debrief of the plans.

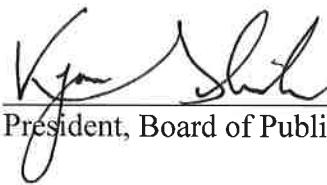
Mayor's Report: Mayor Schmicker stated he had nothing but would have a few items for this evening.

Adjournment: With no further business, Councilman Kring called for adjournment, seconded by Councilman Ehman, with all in favor.

Submitted by Tamera Clark, Clerk-Treasurer.



Tamera Clark, Clerk-Treasurer



President, Board of Public Works and Safety