

# Oak Ridge Board of Building and Housing Code Appeals (BBHCA) Municipal Building – Training Room

## AGENDA

September 10, 2015 @ 3:00 p.m.

- I. Roll Call
- II. Approval of Minutes from Previous Meeting Held – July 9, 2015
  - a. Approval of corrected minutes from previous meeting held on May 14, 2015 (Error – minutes were dated May 11, 2015 when they should have been dated May 14, 2015)
- III. Appearance of Citizens
- IV. Hearing of Cases
  - a. **Case# 15-03 (APPEAL): 1005 Oak Ridge Turnpike Oak Ridge, TN 37830 – Secret City Chrysler.** Legal Address: Map: 100A Grp: C Ctrl Map: 100A Parcel: 028.00 Pl: S/I: 000 Subdivision: BLOCK 0G16 LOT 497A. Owned by Cogdill Properties, LLC. 3100 Dryridge Rd Loudon, TN 37774. Appeal requested by Jacene England with Studio Four Design, Inc 414 Clinch Ave Knoxville, TN 37902. Commercial remodel project of existing car sales business currently in design review phase – Owners requesting consideration to eliminate vestibules at every entrance as required per adopted IECC 2009 § 502.4.7 and just provide one vestibule at main entrance as shown on submitted drawing. *Staff recommendation is to approve the request.*
  - b. **Case# 15-04: 147 Waddell Circle Oak Ridge, TN 37830** Legal Address: Map: 099C Grp: D Ctrl Map: 099C Parcel: 016.00 Pl: S/I: 000 Subdivision: BLOCK 0D13 LOT 0043. (Owned by: Rhianna M. Crabtree 9149 Cedarpark Ln Unit C Knoxville, TN 37923) Complaint: Unfit for Human Occupation or Use - Vacant 75% fire damaged 4 plex residential dwelling. Structure in violation of ORPMC §108.1.3. This dwelling lacks adequate ventilation, light, air, heat or sanitary facilities; it is in a state of dilapidation due to fire and vandalism. There are structural defects noted that have attributed to the structure becoming a public nuisance. This structure is dangerous to the health and safety of the general public. Per §108.1.3.1 non-structural repair exceeds 50% of property estimated value. Owner is interested in selling fire damaged property to the City. *Staff recommends dwelling be declared Unfit for Human Occupation or Use and requests an order for demolition within 90 days to allow for possible acquisition process.*
- V. Unfinished Business
- VI. New Business
- VII. Staff Communications
  - a. Rules and Procedures finalized and adopted