

**TOWN OF BEVERLY SHORES  
BUILDING SITE AND BUILDING COMMITTEE  
MEETING MINUTES  
AUGUST 10, 2024**

The meeting was called to order at 8:30 a.m. at the Administration Building.

Roll call:

Present:           Scott Vliek, Chairman  
                      Brian O'Neil, Vice Chairman  
                      Mark Lies, Secretary  
                      David Wagner, Building Commissioner  
                      James Nolan  
                      Council Liaison, Matrona Malik

- I. Roll Call. There is a quorum.
- II. Title VI forms are available online for attendees.
- III. Minutes – Motion Lies, second Nolan, to approve minutes of June 8, 2024.  
Minutes approved.
- IV. Building Commissioner Report –
  - A. List of active permits/project status – Building Commissioner reports on status.
  - B. Inspections conducted in previous month – Building Commissioner reports.
  - C. Communications received from residents
    1. Questions about ordinances – None
    2. Questions about procedures to add on or remodel - None.
  - D. New permits on the horizon – Building Commissioner reports on communications from realtors. There is a potential for four more houses in the near future.
- V. New Permit Applications –
  - A. 417 E. Lake Front Drive – Owners are present with architect, Mark Weber. The owners originally obtained a permit in February, 2022, but the project never went forward. The original house on the property was torn down in 2019. The architect reports there are no changes in the specifications that were approved by the Committee for the prior permit. As part of the project the existing parking pad on Lake Front Drive will be removed. Chairman Vliek and Building Commissioner advise that new permit will be issued under the requirements of the Building Code in effect in 2022 at time of prior permit. Building Commissioner advises of the duration of the permit and that owners can apply for two 90-day extensions in accordance with the prior code. Owners request extension of the start date for the permit. Motion Lies, second O'Neil, to issue permit under the Building Code conditions in effect in 2022 at the time of issuance of the original permit with

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extension of the start date. Building Commissioner advises owners to contact him if there are any changes in the plans or specifications approved.

VI. New Business –

- A. 214 S. Pearson – Property owners present. Owners are seeking an interpretation of the Building Code regarding the structural footings for the deck on the property. The structural support columns for the deck are not located on the centers of the footings. The owner was informed by the contractor that the structural columns for the deck were not required to be constructed on the centers of the footings. The contractor has now abandoned the project and has refused to remediate the condition. Building Commissioner provides his interpretation of the Building Code that the structural columns do not meet the Indiana Building Code requirements. The Committee was polled and the members are in agreement with the interpretation that the Building Code requires the structural columns to be centered on the footings. Owners thanks Committee for providing its interpretation.

VII. Old Business – None.

VIII. Public Comments – None.

- IX. Discussion – Member Nolan comments on questions about the discussion on the non-compliant deck footings and the ability of the Committee to seek remedies against contractors who fail to comply with Building Code requirements and fully perform the project.

- X. Adjournment – Motion Lies, second Wagner, to adjourn meeting. Motion approved. Meeting adjourned at 9:21 a.m.

*Scott J. Verke*  
*9/14/2024*