

PROPERTY ENHANCEMENT COMMITTEE
Landlord Managers Meeting
MEETING MINUTES
May 24, 2023

Present: Chair Bill Schmidt, Paul Gasiiecki, Jim Hilborn, Trustee Chester Pojack

Also Present: *Staff liaison:* Tom Bialas, Steve Kalish, Mayor Chodri Ma Khokhar

Absent: Trustee Mohammed Siddiqi (Excused)

Chair Bill Schmidt called the meeting to order at 6:30 PM.

Minutes

The April 26, 2023 minutes were approved.

Discussion Items:

- Code Enforcement concerns – Long Grass. Lead Code Enforcement Officer Steve Kalish and Operations Supervisor Tom Bialas provided a review of the Villages Weed Control Ordinance, Title 5, Chapter 4. Discussion included:
 - The prohibition of noxious weeds as defined in the ordinance, which includes weeds and grass exceeding eight (8) inches in height.
 - The requirement on owners and occupants of property with parkways to maintain weeds and grass on such parkways.
 - Limitations on vegetable gardens restricting them to rear, side and corner yards, with the ordinance prohibiting such gardens from being in the front yard.
 - That, upon identification of a violation, Community Development and Police Department personnel are authorized to issue a notice to abate the violation. Such violation notices can be mailed or posted at the property.
 - Violation Notices provide three (3) days to come into compliance to avoid a ticket being issued for failing to comply with the ordinance.
 - The ordinance also establishes that once a violation notice has been issued to a property, subsequent violations during the calendar year can result in issuance of a ticket without further notices being issued.
 - Tickets are subject to the Adjuration Hearing process should the recipient decide to challenge the ticket. Tickets are \$100.00 if paid prior to the Hearing date, after which additional fines and fees can apply. Failing to pay or appear will result in a default ruling against ticket recipients.
 - In addition to ticketing, the ordinance includes the ability for the village to abate the long weed/grass violation resulting in owners being subject to paying for all related costs and the Village filing a lien to recover costs. Such steps are typically utilized with abandoned/vacant properties when responsible parties cannot come into compliance after notice.

Topic of Discussion – Miscellaneous Discussion by Committee

- No items discussed.

Next Meeting:

- The next regular Property Enhancement Committed Meeting is June 28, 2023 at 6:30 pm in the Floyd Brown Room, 1st Floor of the Village Hall.
- The next Property Enhancement Committed Meeting with the Landlord/Managers Meeting will be August 23, 2023 at 6:30 pm in the Council Chamber at Village Hall.

Adjourn: Chair Bill Schmidt adjourned the meeting at 7:06 PM.