

ORDER TO TAKE ACTION HEARING

AGENDA AUGUST 3, 2023

9:00 AM

Cases for Consideration:

Code Officer	Address	Requested Action
MT	905 ERWIN ST	DEEM VACANT & ABANDONED & DEMO (HOUSE & GARAGE)
TA	826 TIPTON DY	DEEM VACANT & ABANDONED & DEMO
BA	1803 FIELDHOUSE AV	DEEM VACANT & ABANDONED & DEMO
BA	2711 HAWTHORNE ST	DEEM VACANT & ABANDONED & DEMO
BA	1108 BENHAM AV	DEEM VACANT & ABANDONED & DEMO
BA	707 CHRISTIAN AV	DEEM VACANT & ABANDONED & DEMO
BA	1006 BENHAM CT	DEEM VACANT & ABANDONED & DEMO
MT	1315 CONE ST	DEEM VACANT & ABANDONED & DEMO

**LEGAL NOTICE OF PUBLIC HEARING WITH INTENTION
TO ORDER TO DEEM VACANT AND ABANDONED AND DEMOLISH**

To: Mark Michnick & Katherine Nicole Jensen JT TEN, 905 Erwin St, Elkhart, IN 46514
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC P.O. BOX 2026 FLINT, MI 48501
LENDER CENTIER BANK 600 E 84TH AVE MERRILLVILLE, IN 46410
SECRETARY OF HOUSING AND URBAN DEVELOPMENT 451 7TH STREET S.W.
WASHINGTON, DC 20410 ONE ADVANTAGE, LLC P.O. BOX 6200 SOUTH BEND, IN 46660
ELKHART COUNTY TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees, all persons or corporations having or claiming any rights, titles, or interest in the following real estate commonly known as 905 Erwin St Elkhart, Indiana, described as key number: 20-02-33-361-002.000-027.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023 at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana. You may appear with or without counsel, you may present evidence, cross-examine opposing witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the compliance agreement, or demolition order, if the property owners have not made the proper repairs to the house, garage, and any and all concrete slabs by the date of the hearing. If the compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the building and bill the property owners for the cost of the demolition plus administrative fees. If an asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is found during the inspection, then the City of Elkhart will remove the asbestos prior to the demolition of the building and bill the property owners for the cost of the asbestos removal plus administrative fees. The action required by the order and the exact terms may be obtained from the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St., Elkhart, Indiana, 574-294-5471.

**LEGAL NOTICE OF PUBLIC HEARING WITH INTENTION
TO ORDER TO DEEM VACANT AND ABANDONED AND DEMOLISH**

To: Thomas R Black, 826 Tipton St, Elkhart, IN 46516 FIRST FEDERAL SAVINGS BANK 301 EAST NINTH STREET ROCHESTER, IN 46975 CHRISTOPHER GRADEN WALTER 1051 EAST MARKET ST NAPPANEE, IN 46550 ELKHART COUNTY TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees, all persons or corporations having or claiming any rights, titles, or interest in the following real estate commonly known as 826 Tipton St Elkhart, Indiana, described as key number: 20-06-09-128-010.000-012.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023 at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana. You may appear with or without counsel, you may present evidence, cross-examine opposing witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the compliance agreement, or demolition order, if the property owners have not made the proper repairs to the structure and any and all concrete slabs by the date of the hearing. If the compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the building and bill the property owners for the cost of the demolition plus administrative fees. If an asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is found during the inspection, then the City of Elkhart will remove the asbestos prior to the demolition of the building and bill the property owners for the cost of the asbestos removal plus administrative fees. The action required by the order and the exact terms may be obtained from the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St., Elkhart, Indiana, 574-294-5471.

**LEGAL NOTICE OF PUBLIC HEARING WITH INTENTION
TO ORDER TO DEEM VACANT AND ABANDONED AND DEMOLISH**

To: JFS REAL ESTATE HOLDING LLC, PO Box 1397, Granger, IN 46530 PEOPLES BANK SB 9204 COLUMBIA AVE MUNSTER, IN 46321 ELKHART COUNTY TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees, all persons or corporations having or claiming any rights, titles, or interest in the following real estate commonly known as 1803 Fieldhouse Av Elkhart, Indiana, described as key number: 20-06-18-127-013.000-012.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023 at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana. You may appear with or without counsel, you may present evidence, cross-examine opposing witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the compliance agreement, or demolition order, if the property owners have not made the proper repairs to the structure and any and all concrete slabs by the date of the hearing. If the compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the building and bill the property owners for the cost of the demolition plus administrative fees. If an asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is found during the inspection, then the City of Elkhart will remove the asbestos prior to the demolition of the building and bill the property owners for the cost of the asbestos removal plus administrative fees. The action required by the order and the exact terms may be obtained from the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St., Elkhart, Indiana, 574-294-5471.

**LEGAL NOTICE OF PUBLIC HEARING WITH INTENTION
TO ORDER TO DEEM VACANT AND ABANDONED AND DEMOLISH**

To: Sammie C & Henrietta Bush Attn. Kevin Howie, 2711 Hawthorne St, Elkhart, IN 46517
KEVIN T HOWIE 30107 WOLF AVE ELKHART, IN 46516 ELKHART COUNTY
TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees,
all persons or corporations having or claiming any rights, titles, or interest in the following real
estate commonly known as 2711 Hawthorne St Elkhart, Indiana, described as key number: 20-
05-13-427-019.000-002.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order
to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023
at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana.
You may appear with or without counsel, you may present evidence, cross-examine opposing
witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action
detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the
compliance agreement, or demolition order, if the property owners have not made the proper
repairs to the structure and any and all concrete slabs by the date of the hearing. If the
compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the
building and bill the property owners for the cost of the demolition plus administrative fees. If an
asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the
property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is
found during the inspection, then the City of Elkhart will remove the asbestos prior to the
demolition of the building and bill the property owners for the cost of the asbestos removal plus
administrative fees. The action required by the order and the exact terms may be obtained from
the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St.,
Elkhart, Indiana, 574-294-5471.

**LEGAL NOTICE OF PUBLIC HEARING WITH INTENTION
TO ORDER TO DEEM VACANT AND ABANDONED AND DEMOLISH**

To: Gloria J Jackson, 1108 Benham Ave, Elkhart, IN 46516 RIVER VALLEY ORTHOPEDICS & SPORTS MED. 320 LINCOLNWAY E OSCEOLA, IN 46561 ERIC LENON DIAMOND 405 WEST WAYNE STREET P.O. BOX 1875 SOUTH BEND, IN 46634 ELKHART COUNTY TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees, all persons or corporations having or claiming any rights, titles, or interest in the following real estate commonly known as 1108 Benham Av Elkhart, Indiana, described as key number: 20-06-08-279-003.000-012.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023 at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana. You may appear with or without counsel, you may present evidence, cross-examine opposing witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the compliance agreement, or demolition order, if the property owners have not made the proper repairs to the structure and any and all concrete slabs by the date of the hearing. If the compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the building and bill the property owners for the cost of the demolition plus administrative fees. If an asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is found during the inspection, then the City of Elkhart will remove the asbestos prior to the demolition of the building and bill the property owners for the cost of the asbestos removal plus administrative fees. The action required by the order and the exact terms may be obtained from the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St., Elkhart, Indiana, 574-294-5471.

**LEGAL NOTICE OF PUBLIC HEARING WITH INTENTION
TO ORDER TO DEEM VACANT AND ABANDONED AND DEMOLISH**

To: JAMES B POWELL & MARY H POWELL 707 Christian Ave Elkhart, IN 46517 URBAN FINANCIAL GROUP INC 8909 SOUTH YALE AVENUE TULSA, OK 74137 SECRETARY OF HOUSING & URBAN DEVELOPMENT 451 7TH STREET SOUTHWEST WASHINGTON, DC 20410 JEFFERSON CAPITAL SYSTEMS LLC 16 MCLELAND ROAD SAINT CLOUD, MN 56303 DAVID M WRIGHT 2700 STANLEY GAULT PARKWAY SUITE 130 LOUISVILLE, KY 40223 WILMINGTON SAVINGS FUNDS SOCIETY 14405 WALTERS ROAD HOUSTON, TX 77014 ROBERT S KRUSZYNSKI 8050 CLEVELAND PLACE MERRILLVILLE, IN 46410 THE SERGIO CORP DBA FIRST RESPONSE 1919 S MICHIGAN ST SOUTH BEND, IN 46613 ELKHART COUNTY TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees, all persons or corporations having or claiming any rights, titles, or interest in the following real estate commonly known as 707 Christian Av, Elkhart, Indiana, described as key number: 20-06-17-179-013.000-012.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023 at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana. You may appear with or without counsel, you may present evidence, cross-examine opposing witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the compliance agreement, or demolition order, if the property owners have not made the proper repairs to the structure and any and all concrete slabs by the date of the hearing. If the compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the building and bill the property owners for the cost of the demolition plus administrative fees. If an asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is found during the inspection, then the City of Elkhart will remove the asbestos prior to the demolition of the building and bill the property owners for the cost of the asbestos removal plus administrative fees. The action required by the order and the exact terms may be obtained from the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St., Elkhart, Indiana, 574-294-5471.

**LEGAL NOTICE OF PUBLIC HEARING WITH INTENTION
TO ORDER TO DEEM VACANT AND ABANDONED AND DEMOLISH**

To: 1006 BENHAM COURT LAND TRUST C/O JOSE ACOSTA & EMMA BRAVO 1006 BENHAM CT ELKHART, IN 46516 JOSE GUADALUPE ISLAS ACOSTA 53654 COUNTY ROAD 7 ELKHART, IN 46514 EMMA CECILIA VARELA BRAVO 1006 BENHAM CT ELKHART, IN 46516 CHARISSA BARNES 4019 COLORADO ST TEXARKANA, TX 75503 ELKHART COUNTY TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees, all persons or corporations having or claiming any rights, titles, or interest in the following real estate commonly known as 1006 Benham Ct Elkhart, Indiana, described as key number: 20-06-08-276-001.000-012.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023 at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana. You may appear with or without counsel, you may present evidence, cross-examine opposing witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the compliance agreement, or demolition order, if the property owners have not made the proper repairs to the structure and any and all concrete slabs by the date of the hearing. If the compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the building and bill the property owners for the cost of the demolition plus administrative fees. If an asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is found during the inspection, then the City of Elkhart will remove the asbestos prior to the demolition of the building and bill the property owners for the cost of the asbestos removal plus administrative fees. The action required by the order and the exact terms may be obtained from the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St., Elkhart, Indiana, 574-294-5471.

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To: Ron Davidhizar, 203 Middlebury St, Goshen, IN 46528 CITY OF GOSHEN, INDIANA 202 S 5TH STREET GOSHEN, IN 46528 DONALD RAY SHULER 118 NORTH MAIN STREET GOSHEN, IN 46526 GOSHEN CITY PLAN COMMISSION 204 E JEFFERSON STREET SUITE 2 GOSHEN, IN 46526 INDYRE, LLC 17962 FOXBOROUGH LANE BOCA RATON, FL 33496 LEWIS MAUDLIN 2611 W 16TH STREET SUITE 384 BEDFORD, IN 47421 ELKHART COUNTY PLANNING & DEVELOPMENT DEPARTMENT 4230 ELKHART ROAD GOSHEN, IN 46526 JAMES W KOLBUS 118 NORTH MAIN STREET GOSHEN, IN 46526 ELKHART COUNTY TREASURER 117 N SECOND ST #201 GOSHEN, IN 46526 to any unknown heirs or devisees, all persons or corporations having or claiming any rights, titles, or interest in the following real estate commonly known as 1315 Cone St Elkhart, Indiana, described as key number: 20-02-32-432-011.000-027.

PLEASE TAKE NOTICE that you are hereby ordered to be present at a hearing before the Order to Take Action Hearing Officer, Building and Code Enforcement Department on August 3, 2023 at 9:00 a.m. in the Elkhart City Common Council Chambers, 229 S. Second St., Elkhart, Indiana. You may appear with or without counsel, you may present evidence, cross-examine opposing witnesses, and present arguments. If you fail to appear, the Hearing Officer may take action detrimental to your interests in your absence. At this hearing, the Hearing Officer may affirm the compliance agreement, or demolition order, if the property owners have not made the proper repairs to the structure and any and all concrete slabs by the date of the hearing. If the compliance agreement or demolition order is affirmed, the City of Elkhart will demolish the building and bill the property owners for the cost of the demolition plus administrative fees. If an asbestos inspection is required prior to the demolition, then the City of Elkhart will bill the property owners for the cost of the asbestos inspection plus administrative fees. If asbestos is found during the inspection, then the City of Elkhart will remove the asbestos prior to the demolition of the building and bill the property owners for the cost of the asbestos removal plus administrative fees. The action required by the order and the exact terms may be obtained from the Building & Code Enforcement Department, Elkhart Municipal Building, 229 S. Second St., Elkhart, Indiana, 574-294-5471.