



## **Building Trades Board Meeting Agenda**

***Tuesday, August 26, 2025 - 12:00 PM***

Newton City Hall - Council Chambers  
101 W 4th St S  
Newton, IA 50208

- I. Roll Call
- II. Review of Minutes of Previous Meeting: June 19, 2025
- III. Notice and Order Appeal, 1506 West 4th Street South, Lindley
- IV. Adjourn

**Members:** Rebecca Decker, Carroll Depenning, Antonia Sicilia, Jack Topp, Bill Yeager

**Minutes of Meeting**  
**Newton Building Trades Board**  
**City Hall Council Chamber**  
101 West 4<sup>th</sup> Street South  
Newton, IA 50208

***June 19, 2025***

**Roll Call.**

The meeting was called to order by Chair Decker. At 5:00 PM

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COMMISSIONERS PRESENT: Decker, Depenning, Topp, Yeager

COMMISSIONERS NOT PRESENT: Sicilia

STAFF AND ELECTED OFFICIALS PRESENT: Erin Chambers, Community Development Director  
Mike Flahive, Building Inspector

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**Review of Minutes from Previous Meeting.** Previous meeting minutes, October 14, 2024, were reviewed and approved unanimously.

**Review of City Code 152.05- Swimming Pool Enclosures/Covers**

Community Development Director Chambers reviewed the prepared staff report- considering adopting the 2015 Swimming Pool and Spa Code (International Code Council) in lieu of the City's local rule on swimming pools, addressing the when an enclosure is required.

The 2015 SPSC allows for exceptions to the fence requirement when there is an installation of a powered safety cover of a pool that complies with ASTM F 1346.

There was board discussion. Building Inspector Mike Flahive indicated he would be comfortable with the 2015 SPSC, should the board recommend approving it.

Rob Kahn, 1104 S 5<sup>th</sup> Avenue W, spoke in favor of the proposed amendment. Kahn also answered questions and provided details on the powered cover he is proposing at this property when a new pool is installed.

**Motion** by Topp, **Seconded** by Yeager recommending approval of replacing local codes regulating swimming pools with the 2015 edition of the International Code Council Swimming Pool and Spa Code (SPSC).

**Adjournment.** Meeting Adjourned at 5:42 pm.

Russell A. Lindley  
407 North St.  
Reasnor, IA 50232

08.29.25

Community Development Building  
Division, City of Newton

Appeal Regarding Notice for Repairs  
at 1504 W. 4th St S Newton, IA 50208

Dear Community Development Building  
Division,

I am writing to appeal the recent notice concerning the condition of my property at 1504 W. 4th St S Newton, IA. I understand the City's concern, but I am currently in the process of actively selling the property and am requesting a temporary deferral from making repairs.

As the home is listed for sale as-is, I am trying to avoid further investment

into repairs that would ultimately be handled by the future owner. I am maintaining the property in a secure and safe condition during this period and will ensure it does not become more of a public nuisance.

I respectfully request consideration for a short-term suspension of any enforcement actions while I complete the sale. I can provide documentation of the active listing if needed.

Thank you for your time and understanding. Please contact me at 641.521.3377 or by mail at 407 North St. Reasnor, IA 50232 if you need additional information

Sincerely,  
Russell Lindley

CITY OF NEWTON  
COMMUNITY DEVELOPMENT DEPARTMENT  
BUILDING DIVISION  
**N O T I C E   A N D   O R D E R**

RECEIVED  
2025 JUL 24 AM 9:19  
JASPER COUNTY CLERK

TO: Russell Lindley  
407 North St  
Reasnor, Iowa 50232  
Via Certified Mail

SUBJECT: Dilapidated House at 1506 W 4<sup>th</sup> St S  
**LEGALLY DESCRIBED As: GUTHRIE'S SD S ½ LOT 1 BLK B**

The purpose of this letter is to make you aware of violations of City Code (Chapter 150.001) and Uniform Code for the Abatement of Dangerous Buildings that exist at the Property listed above.

**YOU ARE HEREBY NOTIFIED THAT:**

- (1) The Building Official of the City of Newton, Iowa, has found the house located at the above described property to be a nuisance, eyesore and a dangerous structure pursuant to Section 302 of the Uniform Code for the Abatement of Dangerous Buildings, 1997 Edition. This determination has been made based upon the following factors.
- a) The building siding, soffit, and fascia, because of lack of maintenance is rotted/missing and structurally deficient.
  - b) The building is manifestly unsafe for the purpose for which it is intended and appears to be abandoned.
  - c) The building is in such a condition as to constitute a public nuisance.

**YOU ARE HEREBY ORDERED TO TAKE THE FOLLOWING ACTION:**

Based on the findings set forth in Section 1 of this Notice and Order, and you are hereby ordered to abate the danger by repair of the siding, soffit, and fascia by August 12<sup>th</sup>, 2025.

All permits necessary for this structure(s) shall be obtained from the Newton Community Development Department, 303 W. 4<sup>th</sup> St. N. Suite 501 Newton, Iowa 50208.

**IF YOU FAIL TO TAKE THE ACTION AS ORDERED WITHIN THE TIME SPECIFIED:**

- (1) File a municipal infraction, which may be punishable by the following penalties: (i) first offense not to exceed \$750. (ii) each repeat offense not to exceed \$1000. Court Costs and attorneys' fees may be awarded against you.

**YOUR RIGHTS AND REMEDIES:**

As record titleholder or individual/entity having a legal interest in the property, you may appeal this Notice and Order to the Board of Appeals, in writing as provided in Section 501 of the Uniform Code for the Abatement of Dangerous Buildings, 1997 Edition, **within 10 days** of service of this Notice and Order. Appeals shall be filed at the Newton Community Development Department, 303 W. 4<sup>th</sup> St. N. Suite 501, Newton, IA 50208.

Failure to appeal within 10 days from the date of service of this Notice and Order will constitute a waiver of all rights to an administrative hearing and determination of the matter.

A copy of the Uniform Code for the Abatement of Dangerous Buildings, 1997 Edition, may be obtained from the Newton Community Development Department.

Dated this 12<sup>th</sup> day of June, 2025.

*Mike Flahive*

Mike Flahive, City of Newton Building Inspector Representative  
303 W. 4<sup>th</sup> St. N. Suite 501, Newton, IA 50208-1926

Officially served by registered mail.

# Return of Service

## IN THE IOWA DISTRICT COURT IN AND FOR JASPER COUNTY

CITY OF NEWTON  
VS  
RUSSELL LINDLEY

Case Number: 0  
Civil Number: 25-001066  
Date Received: 07/24/2025 @ 10:05  
Date Printed: 08/06/2025 @ 8:30

STATE OF IOWA  
JASPER COUNTY

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I hereby certify that I served a copy of:  
NOTICE

To: LINDLEY,RUSSELL at 407 NORTH ST, REASNOR, IA 50232

on 08/05/2025 @ 09:19 Type of Service: OTHER

Remarks: AFTER 8 ATTEMPTS SERVICE WAS MADE BY POSTING AT 407 NORTH ST, REASNOR, IOWA 50232

ATTEMPTED ON 8-5-25 @ 9:19AM - NO ANSWER/POSTED

ATTEMPTED ON 8-3-25 @ 11:06AM - NO ANSWER

ATTEMPTED ON 8-2-25 @ 9:50AM - NO ANSWER

ATTEMPTED ON 7-30-25 @ 16:50PM - NO ANSWER

ATTEMPTED ON 7-29-25 @ 9:30AM - NO ANSWER

ATTEMPTED ON 7-27-25 @ 14:40PM - NO ANSWER

ATTEMPTED ON 7-25-25 @ 18:25PM - NO ANSWER

ATTEMPTED ON 7-25-25 @ 10:05AM - NO ANSWER

Case Notes: NOTICE & ORDER

### Fees:

Service Fees:	30.00
Mileage:	123.20
Copies:	0.00
Total:	153.20

BRAD M. SHUTTS, SHERIFF  
JASPER COUNTY

By: IS/ DEPUTY MICHAEL SPRAY

Paid By: CITY OF NEWTON  
Date: 07/31/2025  
Check #:

Property Photos by Building Inspector Mike Flahive:









