
BOARD OF BUILDING STANDARDS MEETING MINUTES

December 6, 2017

8:15 a.m.

BOARD OF BUILDING STANDARDS (BOBS) OF THE CITY OF ABILENE, TEXAS COUNCIL CHAMBERS, CITY HALL

Members Present: Dr. Wayne Paris
Mr. Delbert Allred
Mr. Anthony McColum
Mr. David Beard
Mrs. DeAnn Yeilding
Mr. Lloyd Turner
Mr. Wayland Schroeder

Members Absent:

Staff Present: Mr. Clay Door, Interim Code Compliance Manager
Mr. Odis Dolton, Assistant Director of Neighborhood Services
Mr. Tim Littlejohn, Chief Building Official
Mrs. Meagan Baker, Admin. Secretary/Code Compliance
Mr. Chace Craig, Assistant City Attorney

Others Present: Ms. Kathy Jean Ellis Councilman Steve Savage
Councilman Bruce Kreidler Ms. Stephanie Lindsay
Officer Aaron Langham Mr. Brandon Barr

Item One: Call to Order

Mr. Beard called the meeting to order at 8:15 a.m. and declared a quorum present.

Item Two: Approval of Minutes

Mr. McColum moved to approve the minutes from the previous meeting. Mr. Allred seconded the motion. The vote was approved by seven (7) with none in opposition.

AYES: Paris, Allred, McColum, Beard, Turner, Yeilding and Schroeder
NAYS: None

Item Three: Staff Presentation and Recognition of Service Award:

- a. Mr. Taurus L. Freeman provided information to the Board in regards to changes in the new condemnation procedures

Item Four: Agenda Items & Public Hearings:

- a. **Case No. 17-02333** – 1257 Jeanette ST (Fairmont Outlot 17, Lot 14, Abilene, Taylor County, Texas) Owner(s): Shannon Mullins

Mr. Beard opened the public hearing.

APD Officer Langham provided the Board with illegal activities at this property to date.

Councilman Savage explained this property might be a good property for Habit for Humanity.

The Board decided not to follow staff's recommendation (order owner to repair – 30 days to obtain all permits and provide plan of action including a timeframe for repairs and costs estimates, and if this is done, 60 days to obtain rough-in inspections, and if this is done, all final inspections shall be completed by the expiration of all permits) due to the illegal activity and heighten nuisance.

Mr. Schoeder made the motion to declare the property a public nuisance in that it is a hazard to the public health, safety and welfare. Mr. Allred seconded the motion.

The votes were approved by seven (7) with none in opposition.

AYES: Paris, Allred, McColum, Beard, Yeilding, Turner, and Schroeder
NAYS: None

Mr. Shoeder made the motion to demolish or appeal the order to district court within 30 days or the City may demolish. Mr. Allred seconded the motion.

The votes were approved by seven (7) with none in opposition.

AYES: Paris, Allred, McColum, Beard, Yeilding, Turner, and Schroeder
NAYS: None

b. **Case No. 17-02343 – 2234 Palm St (Mac Bower REP of Bower Addn, Block 4, Lot 5, Abilene, Taylor County, Texas) Owner(s): William Chandler - Executor**

Mr. Door explained to the Board, this property was recently sold and new owner provided a copy of deed; however, new owner has not contacted this office about future plans for repair.

Mr. Beard opened the public hearing.

There being no one present and desiring to be heard the public hearing was closed.
The Board decided not to follow staff's recommendation (order owner to repair – 30 days to obtain all permits and provide plan of action including a timeframe for repairs and costs estimates, and if this is done, 60 days to obtain rough-in inspections, and if this is done, all final inspections shall be completed by the expiration of all permits) due to the heighten nuisance.

Mr. McColum made the motion to declare the property a public nuisance in that it is a hazard to the public health, safety and welfare. Mr. Schoeder seconded the motion.

The votes were approved by seven (7) with none in opposition.

AYES: Paris, Allred, McColum, Beard, Yeilding, Turner, and Schroeder
NAYS: None

Mr. McColum made the motion to demolish or appeal the order to district court within 30 days or the City may demolish. Mr. Schoeder seconded the motion.

The votes were approved by seven (7) with none in opposition.

AYES: Paris, Allred, McColum, Beard, Yeilding, Turner, and Schroeder
NAYS: None

c. Case No. 16-025 – 1217 Pecan St (OT Abilene, Block 208, Watson & Russell 1-B, Lot N45 LT 38, Abilene, Taylor County, Texas Owner(s): Johnny Trinidad, Lois Trinidad, Elida Zapata, Irene Trinidad, Daniel Trinidad

Mr. Beard opened the public hearing.

There being no one present and desiring to be heard the public hearing was closed.

Mr. Allred made the motion to follow staff's recommendation and declare the property a public nuisance in that it is a hazard to the public health, safety and welfare. Mr. Schoeder seconded the motion.

The votes were approved by seven (7) with none in opposition.

AYES: Paris, Allred, McColum, Beard, Yeilding, Turner, and Schroeder
NAYS: None

Mr. Allred made the motion to demolish or appeal the order to district court within 30 days or the City may demolish. Mr. Schoeder seconded the motion.

The votes were approved by seven (7) with none in opposition.

AYES: Paris, Allred, McColum, Beard, Yeilding, Turner, and Schroeder
NAYS: None

Item Four: Adjourn

The Board of Building Standards meeting was adjourned at 9:00 a.m.

Approved: Daniel D Beard 2-7-18
Chairman