

**BOARD OF BUILDING STANDARDS
MEETING MINUTES
April 03, 2019 8:15 a.m.
BOARD OF BUILDING STANDARDS OF THE CITY OF ABILENE, TEXAS
COUNCIL CHAMBERS, CITY HALL**

Members Present: Ms. Betty Bradley
Mr. David Beard, Chairman
Mr. Anthony McColum
Mr. Wayland Schroeder
Mr. Lloyd Turner
Mr. Gary Webb

Staff Present:
Mr. Michael Rice, Assistant City Manager
Mr. Mike Warrix, Director of Planning and Development Services
Mr. Tim Littlejohn, Building Official
Mr. Chace Craig, Assistant City Attorney
Mr. Odis Dolton, Assistant Director of Neighborhood Services
Mr. Clay Door, Community Enhancement Division Manager
Mr. Carl Collum, Code Compliance Officer
Mr. Josh Mares, Code Compliance Officer
Mr. Robert Marsh, Code Compliance Officer
Mr. Robert Norton, Code Compliance Officer
Ms. Catina Betoncur, Office Assistant

Others Present: None

CALL TO ORDER

Mr. Beard called the meeting to order at 8:15 a.m. and Ms. Betoncur recorded the minutes. A quorum of members was present, and the meeting proceeded.

APPROVAL OF MINUTES

The minutes of the last meeting, February 06, 2019 were provided in advance to Board Members for review.

Mr. Turner made a motion to approve the minutes as written and was seconded by Mr. Schroeder, motion carried.

AYES: Ms. Bradley, Mr. McColum, Mr. Schroeder, Mr. Turner

NAYS: None

ABSTAIN: Mr. Webb and Mr. Beard

AGENDA ITEMS & PUBLIC HEARINGS

Case for Rehabilitation, Demolition, or Civil Penalties - Case No. 18-05033: 1281 Sycamore St. (NORTHINGTON W/2, BLOCK C, LOT N25 S105 W193 N25 S80 W134 E7 W134 S55)
Owner, Torres Roberto & Maria Delnegra (deceased), Melissa Rodriguez (heir)

Mr. Door presented the case, staff recommendation is as follows:

Mr. Door read staff findings into record.

Pursuant to Chapter 8; Sec. 8-554 the following conditions exist:

- (1) Inadequate Sanitation (a, c, d, e, l and p)
- (2) Structural Hazard (b, c and d)
- (3) Nuisance Chapter 19
- (4) Hazardous electrical wiring
- (5) Hazardous plumbing
- (7) Faulty weather protection (b, c, d)
- (8) Fire hazard

Order owner to repair: 30 days to obtain all permits and provide plan of action including a time frame for repair and cost 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.

Public Hearing:

Mr. Beard opened the public hearing.

There being no speakers, Mr. Beard closed the public hearing.

The Board discussed communication between the owner and the staff. The Board inquired about the heir's legal interest in the property. Mr. Craig clarified by explaining that potential owners and possible heirs are notified through research of available records and provided the required notification of the Board's proceeding under state law.

Mr. Schroeder made a motion to accept the staff recommendation to order owner to repair, 30 days to obtain all permits and provide a plan of action including a time frame for repair and cost estimates, and if this is done, 60 days to obtain rough-in inspections, and if this done all final inspections shall be completed by the expiration of all permits and was seconded by Mr. Turner, motion carried.

AYES: Ms. Bradley, Mr. Webb, Mr. McColum, Mr. Turner, Mr. Schroeder, Mr. Beard

NAYS: None

The Board discussed outstanding property tax on the property, and Mr. Door stated that he did not know the tax status regarding the property.

The Board discussed the securement of the property and mowing being kept in code compliance. Mr. Door confirmed both were up-to-date through monthly inspections by code officers.

Mr. Beard adjourned the meeting.

ADJOURNMENT

There being no further business to come before the meeting, the Board of Building Standards meeting was adjourned at 8:33 a.m.

X *David D Beard* 6-5-19

Approved, Chairman