

REGULAR SESSION

October 15, 2018

The Substandard Buildings Commission of the City of Athens, Texas met in Regular Session on **Monday, October 15th, 2018 at 5:30 p.m.** in the Conference Room of the Development Services Center, 501 Highway 175 West, with the following member's present, to-wit:

Cody Craig
Garret Hope
Tilo Galvan
Nick Rosenberg

Ralph Carrington, Building Inspector
Ryan Adams, Interim Development Services Director
Sheila Garrett, Development Coordinator

Constituting a quorum at which time the following proceedings were enacted, to-wit:

The meeting was called to order by Vice Chairman Craig.

DISCUSS/CONSIDER APPROVING THE MEETING MINUTES FROM MAY 21st, 2018, AS WRITTEN.

A motion was made by Member Hope, seconded by Member Galvan, to accept the minutes of the May 21, 2018, Regular Session as written. The motion carried unanimously.

DISCUSS/CONSIDER APPROVING THE MEETING MINUTES FROM AUGUST 20, 2018, AS WRITTEN.

A motion was made by Member Hope, seconded by Member Galvan, to accept the minutes of the August 20, 2018, Regular Session as written. The motion carried unanimously.

PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 203 HAWN ST., LOT 5, BLOCK 20, T PARMER SUR – LARGE LOTS OWNER – SHAWN STUTTS

Vice Chairman Craig opened up the discussion asking if representatives/owners were present for the hearing. The owner Mrs. Shawn Stutts and her husband were present. Mrs. Stutts stated that her husband could explain what they did and the history of the house. He explained they had just not been able to get the siding completed and were finally able to do so. Building Inspector Ralph Carrington stated that the house is now compliant and looks good.

DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 203 HAWN ST., LOT 5, BLOCK 20, T PARMER SUR – LARGE LOTS OWNER – SHAWN STUTTS

No Action taken. Case closed.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 725 MARYLAND DRIVE, LOT 5, BLOCK 8 – PARK HIGHLANDS SUBDIVISION
OWNER – GLENDA ISAAC**

Vice Chairman Craig opened up the discussion asking if representatives/owners present for the hearing. There were none. Building Inspector Ralph Carrington stated that the owner has been working on the structure to get it cleaned up and repaired and they have more building materials stored in front.

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 725 MARYLAND DRIVE, LOT 5, BLOCK 8 – PARK HIGHLANDS SUBDIVISION
OWNER – GLENDA ISAAC**

Vice Chairman Craig opened up the discussion on **725 MARYLAND DRIVE**. After discussion of the board there was a motion from Member Rosenberg and seconded by Member Galvan to continue to monitor progress and send the owner another letter requesting that they come in to our next meeting in November. The motion carried unanimously.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 311 BARKER, LOT 10B, BLOCK 46 – ORIGINAL TOWN SUBDIVISION
OWNER – JACQUELINE M. WILLIAMS**

Vice Chairman Craig opened up the discussion on **311 BARKER** asking if representatives/owners were present for the hearing. None were present. After some discussion Development Coordinator Garrett stated that she might have an alternative address for the owner and would get that to Building Inspector Ralph Carrington.

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 311 BARKER, LOT 10B, BLOCK 46 – ORIGINAL TOWN SUBDIVISION
OWNER – JACQUELINE M. WILLIAMS**

Vice Chairman Craig opened up discussion on **311 BARKER**. After discussion a motion was made by member Hope and seconded by member Galvan to send another letter and post it on the property. The motion carried unanimously.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 517 BRYSON AVE., LOTS 8B AND 9A, BLOCK 25 – PARK HIGHLANDS SUBDIVISION
OWNER – DON GORDON**

Vice Chairman Craig opened up the discussion asking if representatives/owners were present for the hearing. There were none. Building Inspector Ralph Carrington stated that the owner Don Gordon had come into the office to visit in person and let him know what the status of the property was and his plans for the structure. The owner Don Gordon stated that he had not been able to do the things to the structure that it needed in the past and that he had hired a person to make the necessary repairs to bring the structure up to the minimum requirements. The Building Inspector Ralph Carrington also stated that he saw repairs being made to the structure.

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 517 BRYSON AVE., LOTS 8B AND 9A, BLOCK 25 – PARK HIGHLANDS SUBDIVISION
OWNER – DON GORDON**

Vice Chairman Craig opened up the discussion as to what action to take. Member Galvan made a motion to monitor the progress month to month. Member Rosenberg seconded the motion. The motion carried unanimously.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 311 BARKER, LOT 10B, BLOCK 46 – ORIGINAL TOWN SUBDIVISION
OWNER – JACQUELINE M. WILLIAMS**

Vice Chairman Craig wanted to go back to discussion for **311 BARKER ST.** because the owner Jacqueline M. Williams did appear before the commission while the meeting was in progress. Ms. Williams stated that she wanted to know what exactly needed to be done to the structure. Building Inspector Ralph Carrington stated that there were several areas of the structure that were open to vermin and the elements and these were shown to Ms. Williams on the projection screen.

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 311 BARKER, LOT 10B, BLOCK 46 – ORIGINAL TOWN SUBDIVISION
OWNER – JACQUELINE M. WILLIAMS**

Vice Chairman Craig opened up discussion for action on **311 BARKER.** After discussion with Ms. Williams she stated that she would get the necessary repairs done. Vice Chairman Craig asked her what time frame she could get the repairs done and it was agreed that it could be done in 60 days. A motion was made by member Rosenberg and seconded by member Galvan. The motion carried unanimously.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 401 REYNOLDS, LOT 1, BLOCK 4 – T PARMER SUR, PINEOAK SUBDIVISION
OWNERS – BRANDON & CHERRY POWELL**

Vice Chairman Craig opened up the discussion asking if representatives/owners were present for the hearing. None were present. After discussion about the letters and the citation it was suggested that the Building Inspector Ralph Carrington check with the court to see what the disposition was from the citation that had been issued and go from there. Vice Chairman Craig closed out the Public Hearing for **401 REYNOLDS.**

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 401 REYNOLDS, LOT 1, BLOCK 4 – T PARMER SUR, PINEOAK SUBDIVISION
OWNERS – BRANDON & CHERRY POWELL**

Vice Chairman Craig opened up discussion on **401 REYNOLDS**. Interim Development Services Director Ryan Adams stated that we need to check and see if the occupant of the property can be cited or only the owner. It was discussed that maybe we also cite the property for other nuisances that are visible at the property and Interim Director of Development Services Ryan Adams stated that we should make contact directly with the occupants to discuss this situation about the structure and the nuisance issues as well. Vice Chairman Craig stated to do all of these things. After discussion a motion was made by member Rosenberg and seconded by member Hope to speak directly with the occupants, send another letter to the owners and research other possible contact information for the owners as well as contact the lien holder and revisit this in 30 days. The motion carried unanimously.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 706 WEST SCOTT ST., LOT 2, BLOCK 1, AB 797, T PARMER SUR, WEST HEIGHTS SUBDIVISION
OWNER – MARIA ANGUIANO**

Vice Chairman Craig opened up the discussion asking if representatives/owners were present for the hearing. None were present. Vice Chairman Craig stated that they had agreed that 30 days was enough time to get the structure cleaned up and secured. Vice Chairman Craig closed us out of the Public Hearing for **706 WEST SCOTT ST** and move into the Action phase.

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 706 WEST SCOTT ST., LOT 2, BLOCK 1, AB 797, T PARMER SUR, WEST HEIGHTS SUBDIVISION
OWNER – MARIA ANGUIANO**

Vice Chairman Craig opened up discussion on **706 WEST SCOTT ST**. Member Hope made a motion to issue a citation and send a letter requesting they attend the next meeting in November. The motion was seconded by Member Rosenberg. The motion carried unanimously.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 408 MAPLE, LOT 1A AND 2A, BLOCK 3 - WEST HEIGHTS SUBDIVISION
OWNER – RICHARD AND ROCIO REYES**

Chairman Murphree opened up the discussion asking if representatives/owners were present for the hearing. None were present. Vice Chairman Craig closed us out of the hearing section for **408 MAPLE**.

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 408 MAPLE, LOT 1A AND 2A, BLOCK 3 - WEST HEIGHTS SUBDIVISION
OWNER – RICHARD AND ROCIO REYES**

Vice Chairman Craig opened up discussion on **408 MAPLE**. Member Galvan made a motion to do more research on owner contact information, send another letter to attend the November meeting, post the letter in the yard and check with the court on the disposition of the citation that was issued. The motion was seconded by Member Rosenberg. The motion carried unanimously.

**PUBLIC HEARING CONCERNING SUBSTANDARD STRUCTURE LOCATED AT 209 HAWN ST., LOT 6, BLOCK 20, T PARMER SUR – LARGE LOTS
OWNER – ROY LACY**

Vice Chairman Craig opened up the discussion asking if representatives/owners were present for the hearing. None were present. Building Inspector Ralph Carrington stated that the post office sent back the certified mail showing that the owner was deceased. Development Services Coordinator Sheila Garrett stated the city has been mowing this property for an extended period of time now. Vice Chairman Craig closed us out of the hearing section for **209 HAWN ST.**

**DISCUSS/CONSIDER ACTION ON SUBSTANDARD STRUCTURE LOCATED AT 209 HAWN ST., LOT 6, BLOCK 20, T PARMER SUR – LARGE LOTS
OWNER – ROY LACY**

Vice Chairman Craig opened up the discussion and it was discussed that more research be done on who now has ownership responsibility for the property and that we secure the structure if no owners are found. Interim Director of Development Services Ryan Adams suggested that we do a title search for the property. Member Rosenberg made a motion we do the title search and revisit this in 30 days. Motion was seconded by member Galvan. The motion carried unanimously.

OPPORTUNITY FOR CITIZENS TO EXPRESS ITEMS OF CONCERN

(Citizens appearing during this item will be allowed to present their concern, however, members of the Substandard Building Commission are prohibited from entering into deliberation and the item may be referred to a future agenda for discussion.)

NONE PRESENT

DISCUSS DEMOLITION PROCESS

Process was explained by Development Coordinator Sheila Garrett.

REQUEST FOR FUTURE ITEMS

A friend of Member Hope had asked about **209 HAWN ST.** which is being addressed already by board

ADJOURN

The meeting was adjourned.

PASSED AND APPROVED THIS 19th DAY OF NOVEMBER, 2018.

Billy Murphree, Chairman

ATTEST:

Ralph Carrington, Building Inspector