



**AGENDA
BUILDING STANDARDS COMMISSION
FOR THE PRE-MEETING AT 9:00 A.M., ON MONDAY, JULY 23, 2018
CITY COUNCIL CONFERENCE ROOM 290, CITY HALL
200 TEXAS STREET, FORT WORTH, TEXAS 76102**

I. Call to Order

Joshua Lindsay (Position 1)	Ronald Shearer (Position 2)	Paul Clark (Position 3)
Brian Black (Position 4)	Donald Mayes (Position 5)	Michael Unell (Position 6)
Michael Ward (Position 7)	Jeffery Postell (Position 8)	Jared Sloane (Position 9)

II. Review of previous month's minutes

- a. Discussion or questions pertaining to the June 25, 2018 meeting
- b. Changes submitted by Commissioners

III. Discussions or questions concerning cases on current agenda of the Building Standards Commission

- a. Any questions by Commissioners to clarify issues with cases

IV. Hazardous-Definition

V. Request for future agenda items

- a. Any requests by Commissioners

VI. Adjournment

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200 TEXAS STREET, FORT WORTH, TEXAS 76102**

I. CALL TO ORDER

Joshua Lindsay (Position 1)	Ronald Shearer (Position 2)	Paul Clark (Position 3)
Brian Black (Position 4)	Donald Mayes (Position 5)	Michael Unell (Position 6)
Michael Ward (Position 7)	Jeffery Postell (Position 8)	Jared Sloane (Position 9)

II. PLEDGE OF ALLEGIANCE

III. CONSIDERATION OF THE BUILDING STANDARDS COMMISSION MINUTES FROM JUNE 25, 2018

IV. PRESENTATION OF THE EVIDENTIARY PACKET FOR CASES ON THE CURRENT AGENDA

V. SWEAR IN THE INTERPRETER (IF APPLICABLE)

VI. SWEAR IN THOSE WHO PLAN TO GIVE TESTIMONY

VII. CASES TO WITHDRAW OR REMAND FROM TODAY'S AGENDA

VIII. THE COMMISSION WILL BREAK FOR A WORK SESSION AT APPROXIMATELY 12:00 P.M.

IX. RECONSIDERATION CASE-RESIDENTIAL

- a. **HS-18-67 (CD 8)** 1627 East Davis Avenue (Primary Structure) aka Lot 13, Block 1 of BELMONT ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the map thereof recorded in Volume 309, Page 50, of the Plat Records of Tarrant County, Texas. Owner: Martha Escalante. Lienholder(s): Washington Mutual Bank and Wells Fargo Bank.

X. NEW CASES-RESIDENTIAL

- a. **HS-18-121 (CD 9)** 2732 South Grove Street (Primary Structure) aka Lot 15, Block 5, of RYAN AND PRUITT ADDITION, to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 34, of the Plat Records of Tarrant County, Texas, together with the Corrected Dedication recorded in Volume 256, Page 571, Deed Records, Tarrant County, Texas. Owner: Dunn Lambert Legacy, LLC. Lienholder: Azben Limited, LLC.
- b. **HS-18-192 (CD 6)** 4459 Radstock Court (Primary Structure) aka Lot 5, Block 161, Wedgwood Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Volume 388-369, Page 36, Plat Records, Tarrant County, Texas. Owner: Hara Humberd aka Laurie A. Humberd aka Laurie Ann Humberd aka Hara Laurie Humberd. Lienholder(s): FGMS Holdings, LLC., and White, Zuckerman, Warsavsky, Luna, Wolfe, & Hunt, LLP.
- c. **HS-18-194 (CD 8)** 3341 Grayson Street (Accessory Structure Only) aka Masonic Home #2 Addition Block 4 Lot 7A, Fort Worth, Texas. Owner: Patricia Ann Lopez aka Pat Lopez aka Patricia A. Lopez. Lienholder(s): Mack Brooks, LLC., Capital One-National Association, and FGMS Holdings, LLC.
- d. **HS-18-199 (CD 5)** 4624 Sunshine Drive (Accessory Structure Only) aka LOT 15, MOUNT ZION ESTATES, AN ADDITION IN TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 388-11, PAGE 134, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner(s): Jeff Woods Estate and Possible Heirs. Lienholder(s): None.
- e. **HS-18-200 (CD 5)** 2208 Stalcup Road (Primary Structure) aka DAVIS, LIZZIE SUBD BLKS 10 & 12 Block 12 Lot 10, Fort Worth, Texas. Owner(s): Rodell Gee aka Rodell Gee Sr. and Clara Bell Gee. Lienholder(s): None.
- f. **HS-18-202 (CD 4)** 521 Beach Street (Primary Structure and Accessory Structure) aka Tract 9. 521 Beach Street, Fort Worth, Texas, described as: Being that certain lot, tract or parcel of land described in warranty deed recorded in Volume 1740, page 448, Deed Records, Tarrant County, Texas, per TAD: CROSS, ROBERT SURVEY Abstract 304 Tract 1C. Owner(s): Patricia Bowen Featherngill, LLC., R.W. Bowen, LLC., Pamela B. Anderson, LLC., and Bowen Trail, LLC. Lienholder(s): None.

XI. NEW CASE-COMMERCIAL

- a. **HS-18-205 (CD 9)** 2904 Stanley Avenue (Primary Structure) aka LOT 23, BLOCK 11, PROSPECT HEIGHTS ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 63, PAGE 59, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner: Dawn Michelle Poitevent aka Dawn M. Poitevent aka Dawn Poitevent. Lienholder(s): Department of the Treasury-Internal Revenue Service, Brant C. Martin and John Martin c/o Wick Phillips.

XII. ADMINISTRATIVE CIVIL PENALTY CASES-RESIDENTIAL

- a. **ACP-18-209 (CD 3)** 5136 Bonnell Avenue aka CHAMBERLAIN ARILINGTON HTS 2ND FILING, Block 56, Lot 14 & 15, Fort Worth, Texas. Owner: Juan Rodriguez aka Juan H. Rodriguez aka Juan Hilario Rodriguez. Lienholder(s): None.
- b. **ACP-18-210 (CD 9)** 1605 Sharondale Street aka Lot 3, Block 1, GREENBRIAR ADDITION, to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 388-I, Page 43, Plat Records, Tarrant County, Texas. Owner: Belia Vasquez aka Belia Q. Vasquez. Lienholder(s): None.
- c. **ACP-18-212 (CD 4)** 3200 Kimbo Road aka Lot A of a Revision of Lots 12 and 13, McDONNEL SUBDIVISION of a portion of the (SOUTH) J.C. McCOMAS SURVEY in Tarrant County, Texas, according to the plat recorded in Volume 388-D, Page 415, Plat Records, Tarrant County, Texas. Owner: Nelvin Lodrigue.

Lienholder: Wells Fargo Bank.

XIII. ADMINISTRATIVE CIVIL PENALTY CASE-COMMERCIAL

- a. **ACP-18-188 (CD 5)** 3300 Fite Street aka A tract of land situated in the KITTY HOUSE SURVEY, Abstract No. 678, Tarrant County, Texas, CONTAINING approximately 1 acre of land as set forth by metes and bounds, Fort Worth, Texas. Owner: Emanuel Milledge aka Emmaneul Milledge. Lienholders: Department of the Treasury-Internal Revenue Service, The Quilcrete Companies, Inc. c/o guest and Associates, PC., Texas Workforce Commission, S & H Equipment Services, LP. c/o Craig J. Luffy, and Hi-Standard Equipment & Supply Co. DBA Builders Equipment & Supply Company c/o Matthew T. Taplett of Pope, Hardwicke, Christie, Schell, Kelly, & Taplett, LLP.

XIV. AMENDMENT CASE- RESIDENTIAL

- a. **HS-18-71 (CD 7)** 7812 Charter Oak Court (Primary Structure) aka Lot 14, Block 2, of Lake Country Estate, an Addition to the City of Fort Worth, Tarrant County, Texas, According to the Map or Plat Thereof Recorded in/under Volume 388-67, Page 5, of the Deed Records of Tarrant County, Texas. Owner: Sancar Holdings, Inc. Lienholder(s): None.

XV. AMENDMENT CASES-ADMINISTRATIVE CIVIL PENALTY-RESIDENTIAL

- a. **ACP-18-131 (CD 8)** 2527 Glencrest Drive aka LOT 9, BLOCK 2, GLEN CREST ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 204, PAGE 78, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner: James A. Bank. Lienholder(s): None.
- b. **ACP-18-152 (CD 2)** 4309 Poinsetta Drive aka Lot ELEVEN (11) in Block SIX (6) of BROOKSIDE ANNEX ADDITION, an addition to the City of Fort Worth, Tarrant County, Texas. Owner(s): Tommie Buck Walker Estate and Possile Heirs. Lienholder: Office of the Attorney General-Texas.

XVI. EXECUTIVE SESSION

The Building Standards Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of the Texas Government Code, which are related to any case appearing on this agenda.

XVII. ADJOURNMENT

Fort Worth City Hall and the City Council Chamber are wheelchair accessible as well as hearing impaired assistive. Access to the building and special parking are available at the south end of the building off of Texas Street. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for person who are deaf or hearing impaired, readers, or large print are requested to contact the Code Compliance Department at 817-392-6567, FAX 817-392-2249 or call the Executive Secretary (817) 392-6391 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

Es accesible con silla de ruedas. Se solicita a las personas con discapacidades que planean asistir a esta reunión y que necesitan acomodaciones, ayudas auxiliares o servicios tales como intérpretes, lectores o impresiones con letra grande, que se comuniquen con el Coordinador de la Asociación Americana de Discapacitados (ADA) de la Ciudad llamando al teléfono (817) 392-6567 o por correo electrónico a ADA@FortWorthTexas.gov por lo menos 48 horas antes de la reunión, de modo que puedan hacerse los arreglos adecuados. Si la Municipalidad no recibe una notificación por lo menos 48 horas antes de la reunión, ésta hará un intento razonable para proporcionar las acomodaciones necesarias.

I, the undersigned authority do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official website and official bulletin board, places convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time **Monday, July 09, 2018 at 5:00 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.



City Secretary for the City of Fort Worth, Texas