



**AGENDA  
BUILDING STANDARDS COMMISSION  
FOR THE PRE-MEETING AT 9:00 A.M., ON MONDAY, JANUARY 28, 2019  
CITY COUNCIL CONFERENCE ROOM 290, CITY HALL  
200 TEXAS STREET, FORT WORTH, TEXAS 76102**

**I. Call to Order**

Joshua Lindsay (Position 1)	VACANT (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 December 3, 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. Request for future agenda items**

- a. Any requests by Commissioners

**V. Adjournment**

**AGENDA  
BUILDING STANDARDS COMMISSION  
FOR THE MEETING AT 9:30 A.M., ON MONDAY, JANUARY 28, 2019  
COUNCIL CHAMBER, CITY HALL  
200 TEXAS STREET, FORT WORTH, TEXAS 76102**

**I. CALL TO ORDER**

Joshua Lindsay (Position 1)	VACANT (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 DECEMBER 3, 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-18-199 (CD 5)** 4624 Sunshine Drive (5 Accessory Structures Only) aka lot, tract, or parcel of land described as follows, to-wit; Lot Number Twenty-Two (22) of Tkacz Addition to the City of Fort Worth, Tarrant County, Texas. Owner(s): Jeff Woods Estate and Possible Heirs. Lienholder(s): None.

## **X. NEW CASES RESIDENTIAL**

- a. **HS-19-34 (CD 8)** 2915 La Salle Street (Primary Structure and Accessory Structure) aka Being a part of the B.E. Waller Survey in said County and State and said part particularly described by metes and bounds, (per TAD: WALLER, BENJAMIN E. SURVEY Abstract 1659 Tract 6C), Fort Worth, Texas. Owner: Helen Cox aka Helen F. Cox aka Helen Ferrell Cox. Lienholder(s): None.
- b. **HS-19-35 (CD 5)** 3413 Pate Drive (Primary Structure) aka Lot NINE (9) in Block "H" of MIDWEST ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Volume 388-T, Page 50, Plat Records, Tarrant County, Texas. Owner(s): Olivia Reed Estate and Possible Heirs. Lienholder(s): None.
- c. **HS-19-36 (CD 3)** 1315 Denver Avenue (Accessory Structure Only) aka Lot 8, Block 71, NORTH FORT WORTH ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 63, Page 149, Deed Records of Tarrant County, Texas. Owner(s): Jose San Miguel Tovar and Maria Josefina Tovar aka Josefina M. Tovar. Lienholder: Wells Fargo Financial Texas, Inc.
- d. **HS-19-37 (CD 5)** 5400 Cox Street (Accessory Structure Only) aka Lots 5 and 6, Block 12, Sunrise Addition to the City of Fort Worth, Tarrant County, Texas. Owner(s): Edna Smith aka Edna H. Smith aka Edna Hamilton Smith, and The Allen A. Smith Sr. Estate and Possible Heirs. Lienholder: John Peter Smith Hospital.
- e. **HS-19-38 (CD 8)** 2421 Las Brisas Street (Primary Structure) aka Lot 18, Block 1, out of the Las Brisas Subdivision, situated in the City of Fort Worth, Tarrant County, Texas, according to Plat recorded in Volume 388-70, Page 57, Deed records of Tarrant County, Texas. Owner: Paul Michael Dubose. Lienholder: The Durham Police and Fire Qualified Pension Fund Virginia Land Trust #2421.
- f. **HS-19-39 (CD 2)** 2507 Chester Avenue (Primary Structure) aka Lot 17, Block 41, DIAMOND HILL, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the revised Plat recorded in Volume 388-B, Page 150, Plat Records, Tarrant County, Texas. Owner: Laura Sommer aka Laura Stuart Sommer Verba. Lienholder(s): None.
- g. **HS-19-41 (CD 9)** 1300 West Drew Street (Primary Structure and Accessory Structure) aka Lot 7, Block 64, SOUTH FORT WORTH ADDITION, Tarrant County, Texas, according to Plat recorded in Vol. 204, Page 15, Plat Records, Tarrant County, Texas, being the same property conveyed from Wettengal to Marcos and Irene Flores by Warranty Deed recorded in Vol. 5523, Page 897, Deed Records of Tarrant County, Texas. Owner: Marcos Flores Jr. Lienholder(s): None.
- h. **HS-19-43 (CD 2)** 1608 Lagonda Avenue (Accessory Structure Only) aka Lot EIGHTEEN (18), Block ONE HUNDRED SEVEN (107), NORTH FORT WORTH ADDITION to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 63, Page 149, of the Deed Records of Tarrant County, Texas. Owner(s): George Nunez, Maria Herrera, Emilio Nunez, Elsa Montalvo, Jesse Nunez, Teresa Escobar, Tony Nunez aka Anthony Nunez, and Leticia Matinez. Lienholder(s): None.
- i. **HS-19-44 (CD 9)** 552 West Hammond Street (Accessory Structure Only) aka Lot 21, Block 24, SOUTH SIDE ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 204-A, Page 109, Deed Records of Tarrant County, Texas. Owner: Randy Reynolds aka Randy R. Reynolds aka Randy Raymond Reynolds. Lienholder: Department of the Treasury-Internal Revenue Service.

## **XI. CONTINUED NEW CASE RESIDENTIAL**

- a. **HS-19-00 (CD 8)** 1241 East Baltimore Avenue (Accessory Structure Only) aka Lot NINETEEN (19), Block FORTY-EIGHT (48), HIGHLAND PARK ADDITION to the City of Fort Worth, Tarrant County, Texas. Owner: Altha Lauderdale aka Altha M. Lauderdale aka Altha Mae Lauderdale. Lienholder(s): None.

## **XII. NEW CASE HISTORIC RESIDENTIAL**

- a. **HS-19-45 (CD 8)** 1600 College Avenue (Primary Structure) aka Lot 1, Block 1, LEACH'S SUBDIVISION of Block 2, LAND M, in the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Vol. 204, page 3, of the Deed Records of Tarrant County, Texas. Owner(s): Santiago D. Hernandez, and The Andrea Hernandez Estate and Possible Heirs. Lienholder(s): None.

### **XIII. ADMINISTRATIVE CIVIL PENALTY CASES RESIDENTIAL**

- a. **ACP-19-46 (CD 8)** 4509 Rolling Hills Drive aka Lot 4, Block 10, ROLLING HILLS ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 388-C, Page 101, of the Plat Records of Tarrant County, Texas. Owner: Darla Davis aka Darla T. Davis aka Darla Trischelle Davis. Lienholder: Wells Fargo Home Mortgage, Inc.
- b. **ACP-19-47 (CD 8)** 2751 Belzise Terrace aka Lot 6, Block 7, SUNRISE PARK ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to plat thereof recorded in Volume 388-C, Page 6, Plat Records of Tarrant County, Texas. Owner(s): Cezar A. Loma aka Cezar Alejandro Loma and Maria Loma. Lienholder(s): JTREO, Inc.
- c. **ACP-19-48 (CD 9)** 2250 Hurley Avenue aka LOT 39 and 40, BLOCK 28, FAIRMOUNT ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDS IN VOLUME 63, PAGE 25, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner(s): Fernando Galvan and Enedina Dominguez. Lienholder: Maria Martinez.
- d. **ACP-19-49 (CD 9)** 2252 Hurley Avenue aka Lot 37 and Lot 38, Block 28, FAIRMOUNT ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Volume 63, Page 25, Plat Records, Tarrant County, Texas. Owner(s): Fernando Galvan and Enedina Dominguez. Lienholder(s): None.
- e. **ACP-19-50 (CD 4)** 4768 Wineberry Drive aka BEING LOT 7, BLOCK 121 OF PHASE VII, SUMMERFIELDS, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 388-11, PAGE 92, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner: Gregory McDonald aka Gregory S. McDonald aka Gerggory Scott McDonald. Lienholder: Midland Funding, LLC.

### **XIV. AMENDMENT CASES RESIDENTIAL**

- a. **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 388-39, Page 36, Plat Records, Tarrant County, Texas. Owner: Hara Humberd aka Laurie A. Humberd aka Laurie Ann Humberd aka Hara Laurie. Lienholder(s): FGMS Holdings, LLC. and White, Zuckerman, Warsavsky, Luna, Wolfe, & Hunt LLP.
- b. **HS-18-203 (CD 3)** 5632 Humbert Avenue (Primary Structure) aka Lots Nos. Twenty-three (23) and Twenty-four (24) in Block No. 100, Chamberlain Arlington Heights, Second (2<sup>nd</sup>) Filing, according to the plat thereof recorded in the Deed Records of Tarrant County, Texas. Owner(s): William G. Server and Ronald D. Server. Lienholder(s): None.

### **XV. AMENDMENT CASE MULTI-FAMILY**

- a. **HS-18-233 (CD 2)** 1617 Clinton Avenue (2 Buildings) (aka 1615 Clinton Avenue and 1617 Clinton Avenue) aka LOT 25 AND THE SOUTH 20 FEET OF LOT 24, BLOCK 102, OF THE NORTH FORT WORTH ADDITION, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 63, PAGE 149, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner: Joseph K. Yammine aka Joseph I. Yammine aka Joseph Imad Yammine aka Imad J. Yammine. Lienholder(s): S & F Funding, LLC. and AFI Mortgage.

### **XVI. AMENDMENT CASES ADMINISTRATIVE CIVIL PENALTY-RESIDENTIAL**

- a. **ACP-18-184 (CD 8)** 1605 Ash Crescent Street aka Lots 2 and 3, Block 2, Graham Park Addition, Fort Worth, Tarrant County, Texas. Owner: Jacob Cortez aka Jacob M. Cortez aka Jacob Manuel Cortez. Lienholder(s): None.
- b. **ACP-18-238 (CD 3)** 10812 Fandor Street aka LOT 30, BLOCK 12, CHAPEL CREEK RANCH PHASE I-A, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 388-208, PAGE 34, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner: Mary Wright aka Mary K. Wright aka Mary Kathryn Wright aka Mary Meis aka Mary M. Meis. Lienholder: Bank of America FSB.

**XVII. 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.

**XVIII. 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, January 14, 2019 at 3:00 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

*Mary J. Kayser*

City Secretary for the City of Fort Worth, Texas