



**AGENDA
BUILDING STANDARDS COMMISSION
FOR THE PRE-MEETING AT 9:00 A.M., ON MONDAY, JUNE 25, 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 May 21, 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, JUNE 25, 2018
COUNCIL CHAMBER, 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. PLEDGE OF ALLEGIANCE

III. SWEAR IN BRIAN BLACK TO THE BUILDING STANDARDS COMMISSION

IV. CONSIDERATION OF THE BUILDING STANDARDS COMMISSION MINUTES FROM MAY 21, 2018

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

VI. SWEAR IN THE INTERPRETER (IF APPLICABLE)

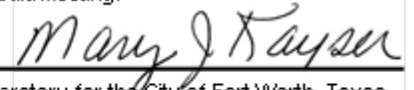
VII. SWEAR IN THOSE WHO PLAN TO GIVE TESTIMONY

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

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

X. NEW CASES-RESIDENTIAL

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 **Tuesday, June 12, 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

- a. **HS-18-139 (CD 5)** 3404 Pate Drive (Primary Structure) aka Lot 3, Block B, MIDWEST ADDITION to the City of Fort Worth, Tarrant County Texas. Owner: Associates Financial Services Company, Inc. Lienholder: CitiMortgage.
- b. **HS-18-163 (CD 5)** 1705 South Hughes Avenue (Accessory Structure Only) aka BLK 16, LOT 12B, COLLEGE HEIGHTS ADDITION-FW to the City of Fort Worth, Tarrant County, Texas. Owner(s): Bryan G. Tapia and Francisco G. Tapia aka Francisco Garcia aka Francisco Garcia-Mulgado. Lienholder: James Hodges.
- c. **HS-18-164 (CD 5)** 1600 Wiseman Avenue (Primary Structure) aka Lot 17, Block 3, HOLLYWOOD HILLS ADDITION, REVISED SECOND FILING, an Addition to the City of Fort Worth, Tarrant County, Texas, according to plat thereof recorded in Volume 388-C, Page 45, of the Plat Records of Tarrant County, Texas. Owner: Rafah Real Estate, LLC. Series A, a Texas Limited Liability Company. Lienholder(s): None.
- d. **HS-18-165 (CD 5)** 1805 Coleman Avenue (Accessory Structure Only) aka The South 124 feet of the North 256 feet of Lot 1, Block 9, of College Heights Addition, an Addition to the City of Fort Worth, Tarrant County, Texas according to the Plat thereof recorded in Volume 388, Page 47, Plat Records, Tarrant County, Texas. Owner(s): Franklin Martinez and Michelle Martinez. Lienholder(s): None.
- e. **HS-18-166 (CD 5)** 1904 Lloyd Avenue (Primary Structure) aka Lots 11 and 12, Block A, South East Lawn Addition to the City of Fort Worth, Tarrant County, Texas. Owner: MR. P's Handymand Service, LLC. Lienholder(s): None.
- f. **HS-18-168 (CD 8)** 1222 East Powell Avenue (Primary Structure) aka LOT 7, BLOCK 5, OUT OF THE VICKERY SOUTHEAST ADDITION, SITUATED IN THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS AND LOCATED WITHIN THE FORT WORTH INDEPENDENT SCHOOL DISTRICT, AS SHOWN BY A DEED OF RECORD IN VOLUME 5043, PAGE 206 OF THE DEED RECORDS OF TARRANT COUNTY, TEXAS. Owner: Jose Jesus Ornelas. Lienholder(s): None.
- g. **HS-18-169 (CD 3)** 5825 Kilpatrick Avenue (Primary Structure) aka Lots Nos. 13 and 14, Block No. 324, Chamberlin Arlington Heights Second Filing Addition to the City of Fort Worth, Tarrant County, Texas. Owner(s): James Nolly Sr. Estate and Reachael Nolly Estate and Possible Heirs. Lienholder: Office of the Attorney General-Child Support Office
- h. **HS-18-172 (CD 5)** 2008 Langston Street (Primary Structure and 4 Accessory Structures) aka Lot No. 3, In Block No. 6, of W.R. HOWARD ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof as recorded in Vol. 204-A, Page 152, of the Plat Records of Tarrant County, Texas. Owner(s): Easter M. Clayton Estate and Possible Heirs. Lienholder: Hiland Dairy Company c/o Andrew Sefzik, Strasburger & Price, LLP.
- i. **HS-18-173 (CD 5)** 3600 Avenue N (Primary Structure) aka Lot 11, Block 2, of RAEF SUBDIVISION of Blocks 133, 134, and part of 132 Polytechnic Heights Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 310, Page 52, of the Plat Records of Tarrant County, Texas. Owner: Maria Saldivar. Lienholder(s): None.
- j. **HS-18-174 (CD 9)** 2728 South Grove Street (Accessory Structure Only) aka Lot 16, Block 5, RYAN AND PRUITT ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Vol. 204, Page 34, of the Deed Records of Tarrant County, Texas. Owner(s): James A. Bolden Estate and Possible

Heirs. Lienholder(s): None.

- k. **HS-18-175 (CD 5)** 5812 Eastland Street (Primary Structure) aka Lot 8-A, Block A-R, Sandy Acres Addition to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Vol. 388-Ten, page 124, of the Deed Records of Tarrant County, Texas. Owner(s): C.N. Abernathy aka Cliff Abernathy aka Clifton Neal Abernathy and Martha Abernathy aka Martha Jean Abernathy aka Martha Heflin Abernathy. Lienholder(s): None.
- l. **HS-18-178 (CD 5)** 4329 East Rosedale Street (Accessory Structure Only) aka A part of Block 4 of MURRAY HILL ADDITION to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 63, Page 117, Deed Records of Tarrant County, Texas. Owner(s): Rodell Gee Sr. and Clara Bell Gee. Lienholder(s): None.
- m. **HS-18-179 (CD 5)** 7300 Kuban Blvd. (Primary Structure and 3 Accessory Structures) aka LOT 16, BLOCK 1, DRAUGHON HEIGHTS ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO PLAT-RECORDED IN VOLUME 388-D, PAGE 179, DEED RECORDS OF TARRANT COUNTY, TEXAS. Owner(s): Jeffrey J. Fox and Dorian Cordas aka Dorian L. Fox. Lienholder: Wells Fargo Bank c/o Barret Wilson Castle Daffin & Frappier, LLP.
- n. **HS-18-191 (CD 2)** 1301 Lagonda Avenue (Accessory Structure Only) aka Lot 1, Block 70, of North Fort Worth Addition, an addition to the City of Fort Worth, Tarrant County, Texas according to the Map or Plat thereof recorded in/under Volume 63, Page 149, of the Plat Records of Tarrant County, Texas. Owner: 1301 Lagonda Trust c/o Trustee-Jo Wright. Lienholder(s): Anson Financial, Inc. c/o President-Michael Ferguson and FGMS Holdings, LLC.

XI. NEW CASES-HISTORIC-RESIDENTIAL

- a. **HS-18-148 (CD 8)** 955 East Humbolt Street (Primary Structure) aka Lots 21 and 22, Block 2 of MCANULTY AND NESBITT Subdivision of Block 2, Evans South Addition, an addition to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 63, Page 7, Plat Records, Tarrant County, Texas. Owner: TAP Investments Company. Lienholder(s): None.
- b. **HS-18-180 (CD 8)** 1604 East Hattie Street (Primary Structure) aka BEING LOT 2, BLOCK 10, of GLENWOOD ADDITION, an addition to the City of Fort Worth, Tarrant County, Texas, according to the Map thereof recorded under Instrument Number D213118619 of the real property records of Tarrant County, Texas. Owner: America's Treasure Community Development Corporation. Lienholder(s): None.

XII. ADMINISTRATIVE CIVIL PENALTY CASES-RESIDENTIAL

- a. **ACP-18-183 (CD 8)** 1601 Ash Crescent Street aka Lot 1, Block 2, Re-Subdivision of Graham Park Addition to Fort Worth, Tarrant County, Texas, SAVE AND EXCEPT the following described portion which was taken by the City of Fort Worth: Beginning at the Northwest corner of Lot 1; THENCE easterly along the north line of Lot 1 a distance of 135 feet; THENCE southerly along the east line of Lot 1 a distance of 2 feet; THENCE westerly a distance of 135 feet to a point in the west line of Lot 1; THENCE northerly along the west line of Lot 1 a distance of 5 feet to the place of beginning, SUBJECT TO zoning ordinances, restrictions of record, and exsisting easements, Fort Worth, Texas. Owner(s): Manuel Cortez and Karla Cortez. Lienholder(s): Patrick Huckabee and Thomas Huckabee.
- b. **ACP-18-184 (CD 8)** 1605 Ash Crescent Street aka GRAHAM PARK ADDITION, Block 2, Lot 2 & 3, Fort Worth, Texas. Owner: Jacob Cortez aka Jacob M. Cortez aka Jacob Manuel Cortez. Lienholder(s): None.
- c. **ACP-18-185 (CD 8)** 1609 Ash Crescent Street aka GRAHAM PARK ADDITION, Block 2, Lot 4 thru 6, Fort Worth, Texas. Owner: Jacob Cortez aka Jacob M. Cortez aka Jacob Manuel Cortez. Lienholder: William J. Shires.
- d. **ACP-18-187 (CD 5)** 3115 Hunter Street aka Being the North One-Half (N ½) of Lot Fourteen (14), Block Fourteen (14), HYDE JENNINGS SUBDIVISION, City of Fort Worth, Tarrant County, Texas, according to map

or plat thereof recorded in Volume 106, Pages 78 and 79, of the Deed Records of Tarrant County, Texas. Owner: Brandon Gillmore aka Brandon C. Gillmore aka Brandon Chase Gillmore. Lienholder(s): None.

XIII. ADMINISTRATIVE CIVIL PENALTY CASES-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 Emmanuel Milledge. Lienholder(s): Department of the Treasury-Internal Revenue Service, The Quikcrete 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 Taplett of Pope, Hardwicke, Christie, Schell, Kelly, & Taplett, LLP.
- b. **ACP-18-189 (CD 2)** 717 North Main Street aka The North 15 Feet of Lot 9, All of Lots 10, 11, 38, and 39, Block 27, of North Fort Worth Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Vol. 63, Page 149, of the Plat Records of Tarrant County, Texas. Owner: 717 North Main Trust. Lienholder(s): None.
- c. **ACP-18-190 (CD 2)** 704 North Houston Street aka 130 NW 6th Street aka Lots 1, 2, 3, 4, 5, 6, 43, 44, 45, 46, 47 and 48, in Block 27, of North Fort Worth Addition, an addition to the City of Fort Worth, Tarrant County, Texas, according to the Map or Plat thereof recorded in Volume 63, Page 149, Plat Records, Tarrant County, Texas, SAVE AND EXCEPT, an undivided ½ interest in the North 18 inches of said Lot 6, heretofore conveyed to Herbert L. Blackburn and Malin A. Pack in Deed dated 6/25/1926, and recorded in Volume 926, page 292, of the Deed Records of Tarrant County, Texas, Together with all the alley between said lots, heretofore closed, vacated and abandoned by Fort Worth City Ordinance No. 682, recorded in Volume 2046, Page 506; Volume 3888, Page 213, and Volume 7269, Page 324, of the Deed Records of Tarrant County, Texas. Owner(s): New Frontier Financial and Wally Yammine aka Waild J. Yammine aka WALid Josph Yammine. Lienholder: New Frontier Financial.

XIV. AMENDMENT CASE-HISTORIC-RESIDENTIAL

- a. **HS-18-125 (CD 8)** 1071 East Humbolt Street (Primary Structure) aka LOT 7, BLOCK 2, ZABRISKI ADDITION, SITUATED IN THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS. Owner: Sharlamar Lenaye Jackson. Lienholder(s): None.

XV. AMENDMENT CASE-HISTORIC-RESIDENTIAL

- a. **ACP-18-99 (CD 2)** 1311 Grand Avenue aka Lots 6 and 19, Block 133 ½, of NORTH FORT WORTH ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 106, Page 91, of the Plat Records of Tarrant County, Texas. Owner: Shannon Pulido Jr. Lienholder(s): None.
- b. **ACP-18-100 (CD 8)** 1650 Ruthtdale Drive aka LOT 19, BLOCK 8, SOUTH SEMINARY ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 388-1, Page 44, Plat Records, Tarrant County, Texas. Owner: Linda Joyce Brown. Lienholder(s): None.

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.