

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, April 10, 2017 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



**AGENDA
BUILDING STANDARDS COMMISSION
FOR THE PRE-MEETING AT 9:00 A.M., ON MONDAY, APRIL 24, 2017
CITY COUNCIL CONFERENCE ROOM 290, CITY HALL
200 TEXAS STREET, FORT WORTH, TEXAS 76102**

I. Call to Order

Melissa Konur (District 1)
Ronald Shearer (District 2)
Gerald Curtis (District 3)
LuAnn Hoppe (District 4)
James Russell (District 5)

Kenneth Williams (District 6)
Michael Ward (District 7)
Jeff Postell (District 8)
Bernd Scheffler (District 9)

II. Review of previous month's minutes

- a. Discussion or questions pertaining to the March 27, 2017 meeting
- b. Changes submitted by Commissioners

III. New Certified mail procedures for Notices to Appear and Orders

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

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

V. Request for future agenda items

- a. Any requests by Commissioners

VI. Adjournment

**AGENDA
BUILDING STANDARDS COMMISSION
FOR THE MEETING AT 9:30 A.M., ON MONDAY, APRIL 24, 2017
COUNCIL CHAMBER, CITY HALL
200 TEXAS STREET, FORT WORTH, TEXAS 76102**

I. CALL TO ORDER

Melissa Konur (District 1)
Ronald Shearer (District 2)
Gerald Curtis (District 3)
LuAnn Hoppe (District 4)
James Russell (District 5)

Kenneth Williams (District 6)
Michael Ward (District 7)
Jeff Postell (District 8)
Bernd Scheffler (District 9)

II. PLEDGE OF ALLEGIANCE

III. CONSIDERATION OF THE BUILDING STANDARDS COMMISSION MINUTES FROM MARCH 27, 2017

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

V. SWEAR IN THOSE WHO PLAN TO GIVE TESTIMONY

VI. SWEAR IN THE INTERPRETER (IF APPLICABLE)

VII. CASES TO BE WITHDRAWN FROM TODAY'S AGENDA

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

IX. NEW CASES-RESIDENTIAL

- a. **HS-17-112 (CD 5)** 2608 Canton Drive (Primary Structure and Accessory Structure) aka LOT 12-C, REVISION OF LOT 12, DRISCOLL ACRES ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 388-H, PAGE 549, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner: Yantree Persuad. Lienholder(s): None.
- b. **HS-17-113 (CD 2)** 2301 NE 36th Street (Accessory Structure Only) aka Lot 19, Block 3, Sabine Place Addition, Section 1, an addition to the City of Fort Worth, Tarrant County, Texas, according to Plat recorded in Volume 388-S, Page 14, Plat Records, Tarrant County Texas. Owner(s): Darrell Edmonds and Janice Edmonds. Lienholder: Texas Tax Solution II, LLC.
- c. **HS-17-114 (CD 2)** 2329 NE 37th Street (Primary Structure) aka LOT 10, BLOCK 7, SABINE PLACE (SECTION 2) an Addition to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Book 388-S, Page 69, Deed Records, Tarrant County, Texas. Owner(s): Fermin Gonzalez and Maria Martinez Gonzalez. Lienholder: Bennie McCloud aka Ben M. McCloud.
- d. **HS-17-124 (CD 5)** 4951 Ramey Avenue (Accessory Structure Only) aka LOT 13, BLOCK 4, OF MAXWELL SUBDIVISION IN THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT AND DEDICATION THEREOF RECORDED IN VOLUME 1754, PAGE 263, OF THE MAP/PLAT RECORDS OF TARRANT COUNTY, TEXAS, SAVE AND EXCEPT THAT PORTION CONVEYED TO THE CITY OF FORT WORTH BY DEED DATED FEBRUARY 5, 1969, RECORDED IN VOLUME 4688, PAGE 779, REAL PROPERTY RECORDS, TARRANT COUNTY, TEXAS. Owner: Yolanda R. Stroud. Lienholder(s): Ocean Loan Servicing, LLC.
- e. **HS-17-125 (CD 5)** 1321 South Hughes Avenue (Primary Structure) aka BLOCK 16, LOT 3A IN COLLEGE HEIGHTS ADDITION, CITY OF FORT WORTH, TARRANT COUNTY, STATE OF TEXAS. Owner: Charles C. Barnes. Lienholder(s): State Farm Automobile Insurance Company c/o McReynolds Law Firm and Office of the Attorney General-Child Support Office.
- f. **HS-17-127 (CD 2)** 2525 Lincoln Avenue (Primary Structure) aka ELLIS, M.G. ADDITION, BLOCK 29, LOT 12, Fort Worth, Texas. Owner: David Wendler. Lienholder: Department of the Treasury-Internal Revenue Service.
- g. **HS-17-128 (CD 5)** 3301 Hanger Avenue (Accessory Structure Only) aka LOT 1, BLOCK 18. ENGLEWOOD HEIGHTS ADDITION, SITUATED IN THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS AND LOCATED WITHIN THE FORT WORTH INDEPENDENT SCHOOL DISTRICT. (867438) AS SHOWN BY A DEED OF RECORD IN VOLUME 10672, PAGE 2275 OF THE DEED RECORDS OF TARRANT COUNTY, TEXAS. Owner: Mohammad Sadiq Noshahi. Lienholder(s): None.
- h. **HS-17-129 (CD 9)** 2801 South Jones Street (Primary Structure) aka Lots 1 and 2, Block 8, RYAN & PRUITT ADDITION to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 204, Page 34, of the Deed Records of Tarrant County, Texas. Owner(s): James Jackson Jr. Estate and Possible Heirs c/o Mary A. Jackson. Lienholder(s): None.
- i. **HS-17-130 (CD 8)** 2356 Evans Avenue (Primary Structure) aka Lot Two (2) Block Twelve (12) Hyde Park Addition, an addition to the City of Fort Worth, Tarrant County, Texas. Owner(s): Mattie J. Arthur Estate and Possible Heirs c/o Louis Arthur Tatum. Lienholder. City of Fort Worth Housing and Human Services Department.
- j. **HS-17-131 (CD 9)** 4433 McCart Avenue (Primary Structure) aka Block 73, Lot 13, of the Seminary Hill Addition to the City of Fort Worth, Tarrant County, Texas. Owner: Adelene Ann Roy. Lienholder(s): None.

X. NEW CASES-COMMERICAL

- a. **HS-17-115 (CD 8)** 400 West Richmond Avenue (Primary Structure) aka Lot 147, Block 9, of EMORY COLLEGES SUBDIVISION OF PATILLO'S ADDITION, an Addition to the City of FORT WORTH, TARRANT

County, Texas, according to the map or plat thereof, recorded in Volume 16, Page 48, of the Plat Records of TARRANT County, Texas. Owner: Ralph Watterson. Lienholder(s): None.

- b. **HS-17-116 (CD 2)** 1901 NW 28th Street (Primary Structure) aka Lot 11R in Block 43, of Rosen Heights Addition, an addition to the City of Fort Worth, Tarrant County, Texas, according to the Map or Plat thereof recorded in Volume 11117, Page 2396, Map Records, Tarrant County, Texas. Owner: G Home Trust. Lienholder(s): None.

XI. HISTORIC CASE-RESIDENTIAL

- a. **HS-17-117 (CD 8)** 1116 East Ramsey Avenue (Primary Structure) aka Lot 16, Block 3, RYAN'S SOUTHEAST ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Volume 388, Page 7, Plat Records, Tarrant County, Texas. Owner: Mildred McCoy. Lienholder(s): None.
- b. **HS-17-118 (CD 8)** 956 Marion Avenue (Accessory Structure Only) aka Lot, tract or parcel of land situated in Tarrant County, Texas, known and described as Lot Fifteen (15), and the East one-half Lot of Fourteen (14) in Block Twelve (12) or RYAN'S SOUTHEAST ADDITION to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Deed Records of Tarrant County, Texas. Owner(s): Mellinese Lillie Estate and Possible Heirs. Lienholder(s): None

XII. ADMINISTRATIVE CIVIL PENALTY CASES-RESIDENTIAL

- a. **ACP-17-109 (CD 8)** 3141 Pioneer Street aka Lot 15, Block 1, TARRANT ADDITION, to the City of Fort Worth, Tarrant County, Texas, according to Plat recorded in Volume 388-B, Page 238, Plat Records, Tarrant County, Texas. Owner: Effie Lee Criss. Lienholder(s): Mortgage Electronic Registration Systems, Inc., American Advisors Group, and Secretary of Housing and Urban Development.
- b. **ACP-17-119 (CD 6)** 4904 Westlake Drive aka FT W LOT 16 BLK 105 WESTCLIFF aka WESTCLIFF ADDITION, Block: 105, Lot: 16, Fort Worth, Tarrant County, Texas. Owner: Lela Jane Hoover Ashworth c/o Nata Ann Weaver. Lienholder(s): None.
- c. **ACP-17-120 (CD 2)** 1212 Blodgett Avenue aka Lot 4, Block B, Vallejo Park Addition to Fort Worth, Texas according to the Plat and Dedication recorded in Volume 388-R, Page 64, Plat Records, Tarrant County, Texas. Owner: Isabel Cristina Martinez. Lienholder(s): Bank of America, N.A. and CITIBANK.
- d. **ACP-17-121 (CD 5)** 2600 Quail Road aka North 206 feet of the East 125 feet of Lot 4, Block 1, HANDLEY HEIGHTS SOUTH, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Volum 388-D, Page 199, Plat Records, Tarrant County, Texas. Owner: Willie Adams. Lienholder(s): None.
- e. **ACP-17-122 (CD 2)** 4405 Poinsetta Drive aka Lot 14, Block 6, BROOKSIDE ANNEX, an addition to the City of Fort Worth, Tarrant County, Texas. Owner: Darwin Ray Milligan. Lienholder(s): None.

XIII. AMENDMENT CASES-RESIDENTIAL

- a. **HS-17-25 (CD 8)** 1908 Arizona Avenue (Primary Structure) aka Lot 18, Block 2, HYDE PARK ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas. Owner: Jorge Aaron Valencia. Lienholder(s): None.
- b. **HS-17-47 (CD 2)** 2712 Glendale Avenue (Primary Structure) aka Lot 7, Block 15, DIAMOND HILL, an Addition to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 388, page 21, Deed Records of Tarrant County, Texas. Owner(s): Ester G. Hernandez Estate and Possible Heirs. Lienholder(s): None.
- c. **HS-17-48 (CD 3)** 5605 Chariot Drive (Primary Structure) aka Lot No. 2 in Block 28 of Harlem Hills Addition, an addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Volume 1717, Page 429, Deed Records, Tarrant County, Texas. Owner: Barbara Washington aka Barbara Rowe Washington. Lienholder(s): None.

XIV. AMENDMENT CASES-ADMINISTRATIVE CIVIL PENALTY-RESIDENTIAL

- a. **ACP-17-41 (CD 4)** 3400 NE 28th Street aka Being a portion of Block 48, SPRINGDALE ADDITION, an addition to the City of Fort Worth, Tarrant County, Texas, and recorded in Volume 388-S, page 62, plat records of Tarrant County, Texas. Owner: Carl Q. Fretwell. Lienholder(s): None.
- b. **ACP-17-63 (CD 4)** 1010 Haltom Road aka BEING A TRACT OF LAND OUT OF THE L.G. TINSLEY SURVEY, ABSTRACT NO. 1523 IN THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, BEING DESCRIBED IN THE DEED FROM S.L. RUTH AND WIFE, INA FLORARUTH TO ALBERT L. MULLINS, DATED NOVEMBER 23, 1971, RECORDED IN VOLUME 5157, PAGE 496, DEED RECORDS, TARRANT COUNTY, TEXAS. Owner: Rodney Rowlett. Lienholder(s): Location Properties and Jerry Pierce.

XV. CONTINUED CASE-ADMINISTRATIVE CIVIL PENALTY-RESIDENTIAL

- a. **ACP-17-21 (CD 5)** 3920 Hilldale Road aka BEING LOT 9, BLOCK 5, OUT OF THE HOME ACRES ADDITION, SITUATED IN THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, AS SHOWN BY DEED OF RECORD IN DOCUMENT #D188576208 OF TARRANT COUNTY, TEXAS. Owner: RNA Financial, LLC.,c/o Registered Agent: Richard Abrams. 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.