

STATE OF TEXAS
COUNTIES OF POTTER & RANDALL
CITY OF AMARILLO

MINUTES

On July 18, 2019, the Condemnation Appeals Commission met at 4:00 p.m. for a Regular meeting at City Hall, 601 S Buchanan St., in the City Council Chambers.

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD SINCE APPOINTMENT	NO. OF MEETINGS ATTENDED
Tom Roller, Chairman	Yes	27	23
Frank Willburn, Vice Chair	Yes	22	14
Richard Constancio Jr.	No	27	20
Joel Favela	No	27	22
Jim Banes	Yes	6	4
ALTERNATE MEMBER			
George Cumming	No	27	14

Also in attendance were:

Ismael "Izzy" Rivera Jr.

Rich Anderson

Bryan McWilliams

Gwen Gonzales

Stephanie Garcia

BUILDING OFFICIAL, CITY OF AMARILLO

DEPUTY BUILDING OFFICIAL, CITY OF AMARILLO

CITY ATTORNEY, CITY OF AMARILLO

BUILDING SAFETY MANAGER, CITY OF AMARILLO

ADMINISTRATIVE ASSISTANT, CITY OF AMARILLO

This meeting of the Condemnation Appeals Commission was called to order by Mr. Tom Roller, established a quorum at 4:00 p.m.

ITEM 1: Minutes:

Mr. Frank Willburn made a motion to approve the minutes, seconded by Mr. Jim Banes, the motion passed with a 3:0 vote.

ITEM 2: Resolution-Calling a Public Hearing to determine whether certain conditions described herein constitute a Public Nuisance at the locations stated:

This resolution sets the date and time for a public hearing on August 15, 2019, at 4:00 p.m. to determine if the properties located at 2601 S. Arthur Street, 2000 N. Garfield Street and 2006 S. Mirror Street constitute public nuisances and thereby declare as dangerous structures or an accumulation of solid waste and order the removal of such. A copy of this resolution will be mailed to all interested parties providing ten (10) days notice of public hearing. Mr. Frank Willburn made a motion to approve the resolution, seconded by Mr. Jim Banes, the motion passed with a 3:0 vote.

ITEM 3: Resolution - Public Hearing:

This resolution conducts a public hearing on and considers ordering the removal of substandard structures located at 3105 N. Cleveland Street.

Mr. Ismael Rivera Jr., Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. This property consists of a manufactured home and 3 accessory structures. The property has been without water service since May 16, 2018. Building Safety has worked 8 cases; including weeds, junk and debris, junk vehicle violations and this Dangerous Structure case within the past 5 years. This property is located 4 blocks from an elementary school and park. Building Safety issued a building permit on September 20, 2016 to enclose the front porch and construct a rear patio cover. The permit had no inspections and is expired. This property is an attractive nuisance, represents a hazard to the neighborhood, blight on the area and an unsafe environment. Mr. Rivera's recommendation is to demolish the structures; Items II and V. There are no delinquent taxes and there is money owed to the City for mowing and cleanup. The Commissioners then had the opportunity to ask Mr. Rivera any questions. The Chairman then asked if there was anyone present with a legal interest in the property. Charles Krizan, 3106 N Cleveland Street, approached the podium. He discussed how the owner had moved the manufactured home on the property without permits. Before the owner died, she asked Mr.

Krizan to take care of her dogs. Mr. Krizan would appreciate a favorable decision and have it removed. The Chairman then asked if the Building Official had anything else to add. No. The Chairman closed the hearing. Mr. Frank Willburn made a motion to approve the resolution for Option II and V, seconded by Mr. Jim Banes, the motion passed with a 3:0 vote.

ITEM 4: Resolution – Public Hearing:

This resolution conducts a public hearing on and considers ordering the removal of substandard structures located at 506 N Washington Street.

Mr. Ismael Rivera Jr., Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. The property consists of 2 duplex structures. The property has been without water service since October 6, 2008. Building Safety has worked 13 cases; including weeds, junk and debris, junk vehicles, open structure and this Dangerous Structure case since it became vacant. This property is located 2 blocks from an elementary school and park and 2 blocks from a major thoroughfare. Building Safety has had no recent permit activity. This property is an attractive nuisance, represents a hazard to the neighborhood, blight on the area and an unsafe environment. Mr. Rivera's recommendation is to demolish the structures; Items II and V. There are no delinquent taxes and there is nothing owed to the City for mowing and cleanup. The Commissioners then had the opportunity to ask Mr. Rivera any questions. The Chairman then asked if there was anyone present with a legal interest in the property. Elvira Solano, 2527 N. Bolton, approached. She is in the process of buying the property and is under contract. She is prepared to obtain permits. The Commissioners asked Ms. Solano questions. The Commissioners discussed the options. Chairman then asked if there was anyone else who wished to speak concerning the property. No one was present. The Chairman closed the hearing. Mr. Frank Willburn made a motion to approve the resolution for Option III, seconded by Mr. Jim Banes, the motion passed with a 3:0 vote.

ITEM 5: Resolution – Public Hearing:

This resolution conducts a public hearing on and considers ordering the removal of substandard structures located at 1940 NW 18th Avenue.

Mr. Ismael Rivera Jr., Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. The property consists of a residential structure and a collapsed accessory structure. The property has been without water service since May 2017. The Amarillo Police Department has been called out to this location 1 time since the case was initiated. Building Safety has worked 3 cases; including Open Structure and this Dangerous Structure case since this property became vacant. This property is located 2 blocks from an elementary school and park and 3 blocks from a community center. Building Safety has had no recent permit activity. This property is an attractive nuisance, represents a hazard to the neighborhood, blight on the area and an unsafe environment. Mr. Rivera's recommendation was to demolish the structures; Items II and V. The current taxes are due and there is money owed to the City for prior mowing and cleanup jobs. The Commissioners then had the opportunity to ask Mr. Rivera any questions. The Chairman said that since it is evident that there is no one else in the chambers other than the Building Official, the Chairman closed the hearing. Mr. Frank Willburn made a motion to approve the resolution for Option II and V, seconded by Mr. Jim Banes, the motion passed with a 3:0 vote.

ITEM 6: Adjournment:

The Chairman, Mr. Tom Roller concluded the meeting. He opened the floor for any public comments. There being no public comment or further business, the meeting adjourned at 4:50 p.m. This meeting was recorded and all comments are on file with the Department of Building Safety.



Tom Roller, Chairman

ATTEST:



Gwen Gonzales, Building Safety Manager