

MINUTES

On April 4, 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	25	21
Frank Willburn, Vice Chair	No	20	12
Richard Constancio Jr.	Yes	25	19
Joel Favela	Yes	25	21
Jim Banes	No	4	3
ALTERNATE MEMBER			
George Cumming	Yes	24	14

Also in attendance were:

Ismael "Izzy" Rivera Jr.
 Steve Rodriguez
 Bryan McWilliams
 Gwen Gonzales

BUILDING OFFICIA, CITY OF AMARILLO
 INTERIM BUILDING OFFICAL, CITY OF AMARILLO
 CITY ATTORNEY, CITY OF AMARILLO
 BUILDING SAFETY MANAGER, 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. Richard Constancio Jr. made a motion to approve the minutes, seconded by Mr. Joel Favela, the motion passed with a 4:0 vote.

ITEM 2: Resolution - Public Hearing:

This resolution conducts a public hearing on and considers ordering the removal of accumulation of solid waste located at 4209 SE 15th Avenue.

Mr. Steve Rodriguez, Interim Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. There is an accumulation of tires and debris in the rear and side yards of the property. The property has been without water service since May 4, 2017. The Amarillo Police Department has been to this location 5 times since the initial junk and debris case was written up. Building Safety has worked 3 cases; including weeds, junk and debris and this solid waste accumulation case since June 29, 2018. This property is located 3 blocks form an elementary school and one block from a park. This property is an attractive nuisance, represents a hazard to the neighborhood, blight on the area and an unsafe environment. Mr. Rodriguez's recommendation is to remove the unsanitary matter; Item 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. Rodriguez any questions. The Chairman then asked if there was anyone present with a legal interest in the property. Elsa Graves Bowman, approached. Ms. Bowman said she owns the home and there are no weeds or debris on her property. It is at 2017 and her property is at 2009. She discussed the condition of the house. Mr. Constancio asked Ms. Bowman what property she was talking about. She state she is talking about 2009. Chairman Roller reminded the Commissioners they were still discussing the first case at 4209 SE 15th Avenue. Mr. Constancio said then there are no owners present for 4209 SE 15th. Chairman then asked if there was anyone else who wished to speak concerning the property. No one was present. Chairman Roller said to let the record reflect that Ms. Bowman was speaking about another property. Mr. Joel Favela made a motion to approve the resolution for Option V, seconded by Mr. George Cumming, the motion passed with a 4:0 vote.

ITEM 3: Resolution – Public Hearing:

This resolution conducts a public hearing on and considers ordering the removal of substandard structures located at 2009 NW 19th Avenue.

Mr. Steve Rodriguez, Interim Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. The property has been without water service since February 7, 2012. Building Safety has worked 3 cases; including weeds, junk and debris and this Dangerous Structure case since it became vacant. This property is located 2 1/2 blocks from an elementary school, 4 blocks from a Community Center and a park. This property is an attractive nuisance, represents a hazard to the neighborhood, blight on the area and an unsafe environment. Mr. Rodriguez's recommendation was to demolish the structure and cleanup the debris; Items II and V. The current taxes are due and there is money owed to the City for mowing and cleanup jobs. The Commissioners then had the opportunity to ask Mr. Rodriguez any questions. The Chairman then asked if there was anyone present with a legal interest in the property. Elsa Graves Bowman, approached. She had tenants up until about 2009. She had a neighbor try to help her fix the house up, however, he began to remove siding and took some of the roofing off. He also removed some of the flooring inside. Ms. Bowman has not had the time and money to maintain the house. Roy Graves, son of Ms. Bowman, spoke saying he has been keeping up the yard. The Commissioners asked Ms. Bowman questions. Ms. Bowman admitted that the house is not livable and her brother has been looking for a contractor to inspect it and give them a bid. Mr. Roller asked if Ms. Bowman realistically had the funds and the time to meet the requirements to repair the structure. Ms. Bowman said she didn't know and her brother was looking into that. Chairman then asked if there was anyone else who wished to speak concerning the property. No one was present. Mr. Richard Constancio made a motion to approve the resolution for Option II and V, seconded by Mr. George Cumming, the motion passed with a 4:0 vote.

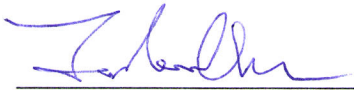
ITEM 4: Resolution – Public Hearing:

This resolution conducts a public hearing on and considers ordering the removal of substandard structures located at 1711 N Washington Street.

Mr. Steve Rodriguez, Interim Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. The property has been without water service since prior to January 1995. The Amarillo Police Department has been called out to this location 2 times since January 1995. Building Safety has worked 15 cases; including weeds, junk and debris, open structure and this Dangerous Structure case since this property became vacant. This property is located 2 blocks from a park and a Community Center and 3 blocks from an elementary school. This property is an attractive nuisance, represents a hazard to the neighborhood, blight on the area and an unsafe environment. Mr. Rodriguez's recommendation was to demolish the structure; Items II. There are no taxes due and there is nothing owed to the City for mowing and cleanup jobs. The Commissioners then had the opportunity to ask Mr. Rodriguez any questions. The Chairman then asked if there was anyone present with a legal interest in the property. Yolanda Johnson, 8520 Cove Meadow, Fort Worth TX 76123 and Latham Johnson, 8520 Cove Meadow, Fort Worth TX 76123, approached. They purchased the property in May 2017; however, they were not told there were notices on the property prior to the purchase. They came from that neighborhood and they want to fix up the neighborhood. They have had roofers check the property, they make sure it is secured and the lawn mowed. The Commissioners asked the Johnson's questions. Mr. Constancio asked if they could work on the property from Fort Worth. Mr. Roller asked if they had the resources to act on the bids you receive. They said they are in the process of working on it. Chairman then asked if there was anyone else who wished to speak concerning the property. No one was present. Mr. Joel Favela made a motion to approve the resolution for Option III, seconded by Mr. Richard Constancio, the motion passed with a 4:0 vote.

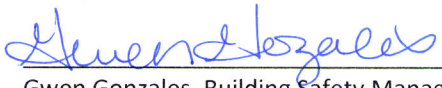
ITEM 5: Adjournment:

The Chairman, Mr. Tom Roller concluded the hearing. He opened the floor for any public comments. There being no public comment or further business, the meeting adjourned at 5:17 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