

MINUTES

On September 1, 2022, 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, Chair	Yes	61	54
Richard Constancio Jr., Vice Chair	No	61	43
George Cumming	Yes	61	35
Frank Willburn	No	61	36
Jim Banes	No	40	29
ALTERNATE MEMBER			
Ryan Huseman	Yes	10	4

Also in attendance were:

Johnny Scholl
 Courtney White
 Gwen Gonzales
 Stephanie Garcia

BUILDING OFFICIAL, CITY OF AMARILLO
 ASSISTANT CITY ATTORNEY II, CITY OF AMARILLO
 BUILDING SAFETY MANAGER, CITY OF AMARILLO
 ADMINISTRATIVE SPECIALIST, CITY OF AMARILLO

This meeting of the Condemnation Appeals Commission was called to order by Commissioner Roller, established a quorum at 4:04 p.m.

ITEM 1: Public Comments:

The Chairman, Commissioner Roller opened the floor for any public comments to speak to any item on the agenda that does not have a public hearing.

ITEM 2: Minutes:

Commissioner Cumming made a motion to approve the minutes of the August 4, 2022, meeting, seconded by Commissioner Huseman, the motion passed with a 3:0 vote.

ITEM 3: 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 November 3, 2022, at 4:00 p.m. to determine whether certain conditions of the properties located 508 N Madison Street, 317 Parker Street, 901 N Polk Street, and 2916 Trigg Street, constitute dangerous structures and/or a public nuisance, and whether to 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. Commissioner Huseman made a motion to approve the resolution, seconded by Commissioner Cumming, 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 a substandard structure located at 410 NE 6th Avenue (AKA 516 N Pierce Street Rear).

Mr. Scholl, Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. This property consists of 2 residential duplex structures. Only the fire damaged two-story structure is being considered on this resolution. This residential structure was involved in a fire on March 31, 2022. This structure has been without water service since January 28, 2019, the main residential duplex structure facing Pierce Street has been without water service since October 13, 2017. The Amarillo Police Department has been called out to this location 10 times since the structure became vacant. Building Safety has only worked this Dangerous Structure cases since the structure became vacant. This property is ½ block from a middle school, 2 blocks from a 6th grade campus, 3 blocks from a public park. It is also located on a major thoroughfare, Pierce Street. The structure is being tagged with graffiti and there is evidence of vagrant activity. 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. The Building Official's recommendation is demolition; Item II. Mr. Scholl listed the notification information. There are no taxes due, however, there is \$168.30 owed to the City for prior mowing and cleanup

jobs. The Commissioners then had the opportunity to ask Mr. Scholl any questions. The Chairman asked if there was anyone present with a legal interest in the property. There was no one present. The Chairman then asked if there was anyone else who wished to speak concerning the property. There was no one present. The Chairman closed the hearing. Commissioner Cumming made a motion to approve the resolution for Option II, seconded by Commissioner Huseman, 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 a substandard structure and an accumulation of solid waste located at 3809 SE 10th Avenue.

Mr. Scholl, Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. This property consists of a fire damaged residential structure, and an accumulation of solid waste. This residential structure was involved in a fire; however, the Amarillo Fire Department was unable to verify the date. The property has been without water service since December 28, 2012. The Amarillo Police Department has been called out to this location 4 times since the property became vacant. Building Safety has worked 2 cases since the initiation of this case: weeds, junk & debris, and this dangerous structure case. This property is located 3 blocks from an elementary school. There is evidence of vagrant activity and drug paraphernalia. 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. The Building Official's recommendation is demolition; Items II & V. Mr. Scholl listed the notification information. There are no taxes due and there nothing owed to the City for any prior mowing and cleanup jobs. The Commissioners then had the opportunity to ask Mr. Scholl any questions. The Chairman asked if there was anyone present with a legal interest in the property. Karen Pina, daughter of Jose Moncayo, 1601 Blackfoot Trail, Amarillo TX 79118, approached the podium. The only reason it hasn't been knocked down is because of the insurance. Having a really hard time with the insurance agent, it is going through an investigation. People have been breaking in and the police told them there was nothing they could do. Commissioner Roller asked how long have they been trying to work with the insurance? Ms. Pina replied, since April. There was a discussion about the insurance, the claim, and the insurance agent. Ms. Pina asked if it is going to be demolished, can we do it instead of the City. Our church has contractors that are willing to help. We are just waiting on the insurance. Permit options was discussed. The Chairman admitted her information into the record. The Chairman then asked if there was anyone else who wished to speak concerning the property. There was no one present. The Chairman closed the hearing. Commissioner Huseman made a motion to approve the resolution for Options II & V, seconded by Commissioner Cumming, the motion passed with a 3:0 vote.

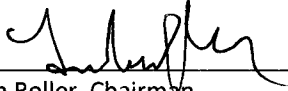
ITEM 6: Resolution - Public Hearing:

This resolution conducts a public hearing on and considers ordering the removal of a substandard structure and an accumulation of solid waste located at 505 N Madison Street.

Mr. Scholl, Building Official, presented the case with a PowerPoint presentation describing the conditions of the property. This property consists of a residential structure, and an accumulation of solid waste. The property has been without water service since December 28, 2016. The Amarillo Police Department has been called out to this location 7 times since the property became vacant. Building Safety has worked 5 cases since the water service to the property became vacant: weeds, junk & debris, substandard structure, and this dangerous structure case. This property is located 4 blocks from an elementary school and 2 blocks from a major thoroughfare: Amarillo Boulevard. There is evidence of vagrant activity. 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. The Building Official's recommendation is demolition; Item II and V. Mr. Scholl listed the notification information. There are taxes due, however, there is nothing owed to the City for prior mowing and cleanup jobs. The Commissioners then had the opportunity to ask Mr. Scholl any questions. The Chairman asked if there was anyone present with a legal interest in the property. There was no one present. The Chairman then asked if there was anyone else who wished to speak concerning the property. There was no one present. The Chairman closed the hearing. Commissioner Cumming made a motion to approve the resolution for Option II & V, seconded by Commissioner Huseman, the motion passed with a 3:0 vote.

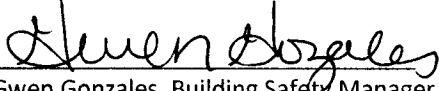
Adjournment:

Chairman Roller asked if there was any further business. There was none. Chairman Roller concluded the meeting. The meeting adjourned at 4:48 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

