



BUILDING ABATEMENT REPORT

8/20/14

PROPERTY ADDRESS	ALLEGED VIOLATION	DATE OF INSPECTION	ACTION TAKEN/FOLLOW UP ACTION	ESTIMATED DATE OF COMPLETION	DATE OF COMPLETION
1319 S LIVE OAK ST	SUBSTANDARD BLDG	5/23/13	Staff notified of high weeds in back yard and substandard structure. Staff noted clean up in process 2.5.14. Will determine if structure is substandard after clean up. Will continue to monitor process. Sent letter 5/30/13 giving property owner 10 days from receipt of letter to mow and repair or demolish substandard structure in back yard. Staff filed charges with court 7/2/13. Staff stated: Wells will come in 7/15/13 or 7/16/13 to pull demolition permit. Court complaint #05000032-201301112 signed 7/8/13. Demolition permit pulled on 7/25/13 to demolish substandard structures at location. Contractor cannot locate owner. Staff will contact city attorney for advice. As of 10/16/13 no work has been done. City attorney requested new pictures 4/15/14. City attorney is reviewing the case.	8/30/14	
402 E HACKBERRY	WORK W/O PERMIT	1/20/14	Sent letter 1/20/14, giving property owner 10 days from receipt of letter to obtain a permit. Receipt signed 1.23.14. No permit applied for. Will file charges week of 2.9.14. Waiting on court for further instruction. Owner tried to obtain permit, was told what documents are needed. No permit issued. Staff will file additional charges week of June 2, 2014. Charges filed 6.4.14. Sent letter 6.20.14, regarding building outside of setbacks. Court hearing scheduled for 7.23.14, plaintiff failed to appear. FTA warrant issued 7.23.14.	8/30/14	
1107 S FUQUA ST	SUBSTANDARD BLDG	1/23/14	Staff observed violation for substandard structure on 1/23/14. Sent letter 1/30/14 giving property owner 30 days from receipt of letter to obtain permit or make further arrangements. Placard property 4.3.14, property owner has 30 days (5.3.14) to comply. Owner obtained a demo permit 4.30.14, permit #B130836. Will continue to monitor progress. 7.28.14, staff noted, 75 % of building demoed. Complaint called 8.14.14, regarding construction debris all over property. Staff investigated and found demolition debris in neat and orderly fashion. Owner has a demolition permit which expires Oct 30, 2014. No violations at this time.	10/30/14	



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814 N ANN ST	SUBSTANDARD BLDG	1/23/14	Staff inspected 1/23/14, found violation of substandard structure. Sent let 1/30/14, giving owner 30 days to obtain permit or demolish or repair structure. Receipt returned unsinged 3/4/14, unclaimed-unable to forward. Will placard property and discuss with city attorney. Property placard 4/3/14 Demolition permit obtained 4/11/14, #B130791. Will continue to monitor.	10/11/14	
2100 PICTON LN	WORK W/O PERMIT	1/28/14	Staff observed violation of work w/o permit at location. Sent letter 1/28/14 giving property owner 10 days from receipt of letter to contact building department Receipt signed 2/5/14. Contractor came in on 2/5/14 to discuss his options. Staff working with owner to attain a permit.	8/30/14	
2324 LADY CLAIRE	SUBSTANDARD STRUCTURE	5/28/14	Compliant; substandard building. Staff investigated and found building in a dilapidated state. Sent letter to property owner giving 30 days obtain a permit and make repairs. Letter returned unclaimed. 6/13/14. Property placard. No contact with property owner. Will refer matter to the Building and Standards Commission.	8/30/14	
1820 HWY 35 N	WORK W/O PERMIT	6/2/14	Staff noted an illegal structure. Sent certified letter, 6/4/14, giving property owner 10 days from receipt of letter to contact building inspector. Waiting on return receipt. Staff has not received a permit application or any other contact with property owner. Charges will be filed week of 8/11/14.	8/30/14	
905 N HOOD ST	WORK W/O PERMIT	6/11/14	Staff noted structure being erected without a permit. Sent letter 6/12/14, giving property owner 10 days from receipt of letter to obtain a permit. Receipt signed 6/14/14. Owner requested 30 day extension, granted 6/14/14. Staff has not received a permit application or any other contact with property owner.	8/30/14	



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1909 COCHRAN	DILAPIDATED STRUCTURE	7/2/14	Staff investigated complaint of high weeds, during the investigation noted a dilapidated structure in rear of property. Sent letter to owner giving 30 days from receipt of letter to remove structure. Waiting on signed receipt.	8/30/14	
NEW					
34 COPANO RIDGE	WORK W/O PERMIT	7/16/14	Sent letter 7/17/14, to property owner giving 10 days from receipt of letter to obtain a permit. Waiting on return receipt.	8/22/14	
215 HUNTERS ALLEY	SUBSTANDARD BUILDING	8/18/14	Staff investigated a complaint of substandard building. Found residents making minor repairs. No violation found at this time, will continue to monitor repairs.		8/18/14