

**CITY OF EL PASO
BUILDING & STANDARDS COMMISSION BOARD PANEL "B"
APRIL 30, 2014
5:30 P.M.**

MINUTES

The Building & Standards Commission Panel "B" held a public hearing at the El Paso City Hall, City Council Chambers, 1st Floor, Wednesday, April 30, 2014 at 5:30 p.m. with the following members present:

Board Members Present:

Randy Boggs
Andrew Haggerty.
Michael Bray (alternate)
Richard Najera (alternate)
Ben Bohannon (alternate)
Roman Hernandez
Miguel Ochoa

Others Present:

Elda Rodriguez-Hefner, Code Compliance Manager
Wendi Vineyard, Assistant City Attorney
Ron Roth, Chief Building Inspector
Nellie Avalos Building Inspector
Janeth Loya, Building Inspector
Alexandro Esparza, Building Inspector
George Singh, Building Inspector
Nancy Spencer, Secretary

Board Members Absent:

Matt Bohannon
Gerardo Licon
Richard Najera
Roman Hernandez

AGENDA

Call to Order

- I. The Building & Standards Commission meeting, Panel "B" was called to order by Chairman Andrew Haggerty at 5:38 p.m.

Chairman Haggerty swore in all witnesses present to give testimony on the cases heard.

- II. Approval of the February 27, 2014 minutes

Motion made by Michael Bray, seconded by Miguel Angel Ochoa and Ben Bohannon, to approve the February 26, 2014 minutes, unanimously passed.

Regular Items:

- III. Public hearing to determine if the property located at 1430 Myrtle Avenue in the City of El Paso, is a dangerous structure and to determine if the owner will be ordered to secure, repair, remove or demolish the property. The owner of this property is identified as IADA TERRA, LLC AKA AZBAR LTD (record owner(s), and he has been notified of this hearing.

Ron Roth, Chief Building Inspector, read the item into the record.

Nellie Avalos, Building Inspector, presented the case.

Nellie Avalos gave a chronology of the property.

Michael Bray asked about the owner requesting demolition.

Cohen attorney, representing the owner was present for public comment. Advised owner has no objection to the recommendation for demolition of the property. They understand that they will be billed for the demolition.

Andrew Haggerty asked if the commission had questions. He also asked if the owner was present for comment or if there was anyone present to speak on the owner's behalf or for public comment.

The owners have been notified of the property violations at this property, to date there has been no response or corrective action taken, and therefore the Department recommends that it be found:

1. That the multifamily structure be condemned as substandard, and unfit for habitation or use and a hazard to the public health, safety, and welfare; and
2. That the multifamily structure is not in substantial compliance with the municipal ordinances regulating fire protection, structural integrity, and disposal of refuse; and
3. That the structures' certificate of occupancy be revoked; and
4. That the multifamily structure cannot be rehabilitated; and
5. That the multifamily structure be demolished within thirty (30) days; and
6. That the premises be cleaned of all weeds, trash, and debris within thirty (30) days and maintained clean thereafter; and
7. That upon failure by the owner or any other interested party to comply with the order of the Building and Standards Commission the City may take whatever action is necessary to bring the property into compliance, and place a lien on the property for the work which will be done by the City.

Motion made by Michael Bray, seconded by Ben Bohannon, to accept staff recommendations, unanimously carried.

- IV. Public hearing to determine if the property located at 7605 Matamoros in the City of El Paso, is a dangerous structure and determine if the owner will be ordered to secure, repair, remove or demolish the property. The owner of this property is identified as Millie Dickson C/O Dorothy J Hudson (certified owner(s), and she have been notified of this hearing.

Ron Roth, Chief Building Inspector, read the item into the record. Commission members were advised that the property owners have complied with board and secure of the property. Item 4 was deleted from the agenda.

- V. Public hearing to determine if the property located at 5917 Tampa Avenue in the City of El Paso is a dangerous structure and determine if the owner will be ordered to secure, repair, remove or demolish the property. The owner is identified as Roberto Peregrino Estrada (record owner(s), and he has been notified of this hearing.

Ron Roth, Chief Building Inspector, read the item into the record.
Janeth Loya, Building Inspector, presented the case.

Inspector Janeth Loya gave a chronology of the property.

Andrew Haggerty asked if the commission had questions. He also asked if the owner was present for comment or if there was anyone present to speak on the owner's behalf or for public comment.

The owner has been notified of the property violations at this property. To date there has been no response or corrective action taken, and therefore the Department recommends that it be found:

1. That the structure be condemned as substandard, and unfit for habitation or use and a hazard to the public health, safety, and welfare; and
2. That the structure is not in substantial compliance with the municipal ordinances regulating fire protection, structural integrity, and disposal of refuse; and
3. That the structure's certificate of occupancy be revoked; and
4. That the structure cannot be rehabilitated; and
5. That the structure be demolished within thirty (30) days; and
6. That the premise be cleaned and maintained clean of all trash and debris within 30 days; and
7. That upon failure by the owner or any other interested party to comply with the order of the Building and Standards Commission the City may take whatever action is necessary to bring the property into compliance, and place a lien on the property for the work which will be done by the City.

Motion made by Michael Bray, seconded by Ben Bohannon, to accept staff recommendations, and unanimously carried.

- VI. Public hearing to determine if the property located at 7221 Stiles Dr., in the City of El Paso, are dangerous structures and determine if the owner will be ordered to secure, repair, remove or demolish the property. The owner of this property is identified as Ramon R. Moreno (record owner(s), and he has been notified of this hearing.

Ron Roth, Chief Building Inspector read the item to record.

Janeth Loya, Building Inspector, presented the case.

Inspector Janeth Loya provided a chronology of the property.

Andrew Haggerty asked if the commission had questions. He also asked if the owner was present for comment or if there was anyone present to speak on the owner's behalf or for public comment.

The owner has been notified of the property violations at this property. To date there has been no response or corrective action taken, and therefore the Department recommends that it be found:

1. That the structures be condemned as substandard, and unfit for habitation or use and a hazard to the public health, safety, and welfare; and
2. That the structures are not in substantial compliance with the municipal ordinances regulating fire protection, structural integrity, and disposal of refuse; and
3. That the structures' certificate of occupancy be revoked; and
4. That the structures cannot be rehabilitated; and
5. That the structures be demolished within thirty (30) days; and

6. That the premises be cleaned and maintained clean of all trash, and debris within 30 days; and
7. That upon failure by the owner or any other interested party to comply with the order of the Building and Standards Commission the City may take whatever action is necessary to bring the property into compliance, and place a lien on the property for the work which will be done by the City.

Motion made by Ben Bohannon, seconded by Michael Bray, to accept modified staff recommendations, and unanimously carried.

- VII. Public hearing to determine if the property located at 527 Chula Vista Street in the City of El Paso, is a dangerous structure and to determine if the owner will be ordered to secure, repair, remove or demolish the property. The owner of this property is identified as Pablo Zubia (record owner(s), and he has been notified of this hearing.

Ron Roth, Chief Building Inspector read the item to record.

Alex Esparza, Building Inspector, presented the case.

Inspector Alex Esparza gave a chronology on the property.

Andrew Haggerty asked if the commission had questions. He also asked if the owner was present for comment or if there was anyone present to speak on the owner's behalf or for public comment.

1. The owner has been notified of the property violations at this property, to date there has been no response or corrective action taken, and therefore the Department recommends that it be found:
2. That the structures are substandard, and unfit for habitation or use and a hazard to the public health, safety, and welfare; and
3. That the structures are not in substantial compliance with the municipal ordinances regulating fire protection, structural integrity, and disposal of refuse; and
4. That the structures' certificate of occupancy remain revoked; and
5. That the structures cannot be rehabilitated; and
6. That the garage, accessory structure and the rear dwelling structure be demolished within thirty (30) days; and
7. That the premises be cleaned and maintained clean of all weeds, trash, and debris within thirty (30) days; and
8. That upon failure by the owner or any other interested party to comply with the order of the Building and Standards Commission the City may take whatever action is necessary to bring the property into compliance, and place a lien on the property for the work which will be done by the City.

Motion made by Michael Bray, seconded by Ben Bohannon, to accept modified staff recommendations, and unanimously carried.

- VIII. Public hearing to determine if the property located at 12201 O'Donnell Street in the City of El Paso, is a dangerous structure and to determine if the owners will be ordered to secure, repair, remove or demolish the property. The owners are identified as Kendall Clarence & Heike M (record owner(s), and they has been notified of this hearing.

Ron Roth, Chief Building Inspector read the item to record.

Alexandro Esparza, Building Inspector, presented the case.

Inspector Alexandro Esparza gave a chronology of the property.

Andrew Haggerty asked if the commission had questions. He also asked if the owner was present for comment or if there was anyone present to speak on the owner's behalf or for public comment.

The owner has been notified of the property violations at this property, to date there has been no response or corrective action taken, and therefore the department recommends that it be found:

1. That the structures are substandard, and unfit for habitation or use and a hazard to the public health, safety, and welfare; and
2. That the structures are not in substantial compliance with the municipal ordinances regulating fire protection, structural integrity, and disposal of refuse; and
3. That the structures' certificate of occupancy remain revoked; and
4. That the structures cannot be rehabilitated; and
5. That the garage, accessory structure and the rear dwelling structure be demolished within thirty (30) days; and
6. That the premises be cleaned and maintained clean of all weeds, trash, and debris within thirty (30) days; and
7. That upon failure by the owner or any other interested party to comply with the order of the Building and Standards Commission the City may take whatever action is necessary to bring the property into compliance, and place a lien on the property for the work which will be done by the City.

Motion made by Ben Bohannon, seconded by Michael Bray, to accept amended staff recommendations, and unanimously carried.

Elda Rodriguez-Hefner, code compliance manager addressed the commission and advised that the Building and zoning Section will be moving to the Development Services Department effective June 1, 2014. Ms. Hefner thanked the commission for their continued support.

IV. Adjournment

Motion made to adjourn the meeting by Michael Bray, seconded by Ben Bohannon, was unanimously carried. The meeting adjourned at 6:18 p.m.

Andrew Haggerty, Chairman, Panel "B"

Ron Roth, Chief Building Inspector
Code Compliance Division